

G-21 & G-22

1"=750'±

VICINITY MAP

SUBDIVISION DATA / NOTES

1. Total Number of Existing Tracts: 1
2. Total Number of Lots created: 20
3. Total Number of Tracts created: 0
4. Gross Subdivision Acreage: 1.8621 Ac.
5. Total Mileage of Full Width Streets Created: 0.0375
6. Bearings are New Mexico State Plane Grid Bearings (Central Zone).
7. Distances are ground distances.
8. Bearings and distances in parenthesis are record.
9. Basis of boundary are the following plats of record entitled:
 PLAT OF "HOLIDAY PARK, UNIT 2",
 (01-31-63, C5-146)
 PLAT OF "HOLIDAY PARK, UNIT 3",
 (08-08-63, D3-75)
 all being records of Bernalillo County, New Mexico.
10. Field Survey performed on February, 2005.
11. UTILITY COUNCIL LOCATION SYSTEM LOG NO.: 2005101711
12. Title Report: Stewart Title of Albuquerque, LLC
 (Effective date: 12-10-04) File No. 4120194
13. City of Albuquerque, New Mexico Zoning: R-2
14. 100 Year Flood Zone Designation: Zone X, as shown on Panel 357 of 825, Flood Insurance Rate Map, City of Albuquerque, Bernalillo County, New Mexico, dated September 20, 1996. (This Property does not lie within the 100 Year Flood Plain.)



P.O. BOX 30701, ALBUQUERQUE, N.M. 87190
 505-884-1990

LEGAL DESCRIPTION

A tract of land situate within Section 3, Township 10 North, Range 4 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACT D, UNIT 2, HOLIDAY PARK as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on January 31, 1963 in Volume C5, Folio 146 and containing 1.8621 acres more or less.

DISCLOSURE STATEMENT

The intent of this plat is to subdivide the subject tract into 20 residential lots, to dedicate public rights-of-way, and to grant easements as necessary to serve the residential development.

FREE CONSENT AND DEDICATION

The subdivision shown hereon is with the free consent and in accordance with the desires of the undersigned Owner(s) and/or Proprietor(s) thereof and said Owner(s) and/or Proprietor(s) do hereby dedicate all streets and public rights-of-way shown hereon to the City of Albuquerque in fee simple with warranty covenants and do hereby grant: all access, utility and drainage easements shown hereon including the right to construct, operate, inspect, and maintain facilities therein; and all public utility easements shown hereon for the common and joint use of gas, electrical power and communication services for overhead and/or buried distribution lines, conduits, and pipes for underground and/or overhead utilities where shown or indicated, and including the right of ingress and egress for construction and maintenance, and the right to trim interfering trees and shrubs. Said Owner(s) and/or Proprietor(s) do hereby consent to all of the foregoing and said owners warrant that they hold among them complete and indefeasible title in fee simple to the land subdivided, and do hereby certify that this subdivision is their free act and deed.

OWNERS

LOS CANDELARIAS, LLC

JAY REMBE
 MANAGING MEMBER

CHRISTOPHER CALOTT
 MANAGING MEMBER

ACKNOWLEDGMENT

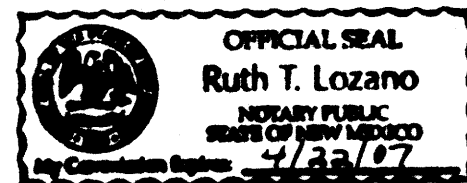
STATE OF NEW MEXICO)

COUNTY OF BERNALILLO)

This instrument was acknowledged before me on April 20 2005, by Jay Rembe, Managing Member of Los Candelarias a New Mexico Limited Liability Company, on behalf of said company.

My Commission Expires: 4/22/07

Ruth T. Lozano
 Notary Public



PLAT FOR EMBUDO CANYON SOUTH SUBDIVISION

BEING A REPLAT OF TRACT D HOLIDAY PARK UNIT 2 CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO

MARCH 2005

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID
 TAX ID NO. 02206003016630822
 PROPERTY OWNER OF RECORD
TINMI LLC
 PRESENT TO COUNTY TREASURER'S OFFICE
on check C-8-05

APPROVALS

DRB PROJECT NO.	1003821	00897
APPLICATION NO.	05DRB - 00334	
Utility Approvals	05DRB - 00336	
<u>Leand G. Muts</u>		<u>4-27-05</u>
PNM ELECTRIC SERVICES DIVISION		DATE
<u>Leand G. Muts</u>		<u>4-27-05</u>
PNM GAS SERVICES DIVISION		DATE
<u>Sonia J. Jue</u>		<u>05-09-05</u>
QWEST		DATE
<u>Thorne Bolton</u>		<u>5-11-05</u>
COMCAST		DATE
<u>N/A</u>		
NEW MEXICO UTILITIES		DATE
City Approvals		
<u>John B. Jant</u>		<u>4-27-05</u>
CITY SURVEYOR		DATE
<u>N/A</u>		
REAL PROPERTY DIVISION		DATE
<u>N/A</u>		
ENVIRONMENTAL HEALTH DEPARTMENT		DATE
<u>off sig</u>		<u>6-8-05</u>
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION		DATE
<u>Rogel Rhea</u>		<u>6/8/05</u>
UTILITIES DEVELOPMENT		DATE
<u>Christine Sandomal</u>		<u>6/8/05</u>
PARKS AND RECREATION DEPARTMENT		DATE
<u>Bradley L. Bingham</u>		<u>6/8/05</u>
AMAFCA		DATE
<u>Bradley L. Bingham</u>		<u>6/8/05</u>
CITY ENGINEER		DATE
<u>Matson</u>		<u>6/8/05</u>
DRB CHAIRPERSON, PLANNING DEPARTMENT		DATE

SURVEYOR'S CERTIFICATION

"I, Timothy Aldrich, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or made known to me by the owners and/or proprietors of the subdivision shown hereon, utility companies and other parties expressing an interest and meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance, and further meets the Minimum Standards for Land Surveying in the State of New Mexico (Effective November 1, 1989 and revisions effective December 25, 1991, February 2, 1994 and October 2000), and I certify that this plat is true and correct to the best of my knowledge and belief."



Timothy Aldrich, P.S. No. 7719

04-22-05
 Date
SHEET 1 OF 2

**PLAT
FOR
EMBUDO CANYON SOUTH
SUBDIVISION**

BEING A REPLAT OF
TRACT D
HOLIDAY PARK UNIT 2
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

MARCH 2005

HOLIDAY PARK
UNIT 3
(08-08-63, D3-74)

BOUNDARY CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	25.00	39.27	25.00	35.36	S 44°58'31" E	90°00'00"
C2	25.00	39.25	24.98	35.34	N 45°02'47" E	89°57'24"
C3	25.00	19.06	10.02	18.60	N 21°46'34" W	43°41'18"
C4	40.00	186.67	41.87	57.85	N 89°55'43" W	267°23'00"
C5	25.00	19.07	10.02	18.61	S 21°54'56" W	43°41'42"
C6	25.00	39.29	25.02	35.37	S 44°57'13" E	90°02'36"
C7	40.00	12.88	6.50	12.83	S 34°23'44" E	18°26'59"
C8	40.00	24.29	12.53	23.91	S 07°46'39" E	34°47'11"
C9	40.00	16.00	8.11	15.89	S 21°04'29" W	22°55'04"
C10	40.00	16.00	8.11	15.89	S 43°59'33" W	22°55'04"
C11	40.00	24.17	12.46	23.80	S 72°45'33" W	34°36'55"
C12	40.00	24.16	12.46	23.80	N 72°37'42" W	34°36'34"
C13	40.00	16.00	8.11	15.89	N 43°51'53" W	22°55'04"
C14	40.00	16.00	8.11	15.89	N 20°56'49" W	22°55'04"
C15	40.00	24.60	12.70	24.22	N 08°07'57" E	35°14'29"
C16	40.00	12.57	6.34	12.52	N 34°45'29" E	18°00'35"

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 58°33'47" E	21.73
L2	S 47°49'49" E	38.08
L3	S 34°32'55" E	14.57
L4	S 34°40'34" W	14.58
L5	S 47°58'11" W	38.07
L6	S 59°21'37" W	21.58
EL1	S 47°49'49" E	4.47
EL2	S 89°55'55" E	24.54

LOT AREA TABLE	
LOT	AREA (SF)
1	3,949.95
2	3,604.98
3	3,605.91
4	3,606.83
5	3,454.42
6	2,902.63
7	3,723.82
8	3,740.95
9	2,983.61
10	2,758.40
11	2,758.90
12	2,985.90
13	3,975.10
14	3,484.99
15	2,898.60
16	3,452.75
17	3,603.13
18	3,604.06
19	3,604.99
20	4,045.49

EASEMENTS

- EXISTING 7' UTILITY EASEMENT (01-31-63, C5-146)
- 10' PUBLIC UTILITY EASEMENT GRANTED BY THIS PLAT.
- 20' PUBLIC WATERLINE AND SANITARY SEWER EASEMENT GRANTED TO THE ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY.
- 15' PRIVATE ACCESS AND DRAINAGE EASEMENT TO BE GRANTED TO THE OWNER OF LOT 7, FOR THE BENEFIT OF THE OWNER OF LOT 7, TO BE MAINTAINED BY THE OWNERS OF LOTS 7 & 8 BY THIS PLAT.
- 15' PRIVATE ACCESS AND DRAINAGE EASEMENT TO BE GRANTED TO THE OWNER OF LOT 14, FOR THE BENEFIT OF THE OWNER OF LOT 14, TO BE MAINTAINED BY THE OWNERS OF LOTS 13 & 14 BY THIS PLAT.
- 15' PRIVATE WATERLINE & SANITARY SEWER EASEMENT GRANTED TO, FOR THE BENEFIT OF, AND TO BE MAINTAINED BY OWNER OF LOT 14.

PUBLIC UTILITY EASEMENTS

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:

- THE PUBLIC SERVICE CO. OF NM--ELECTRIC SERVICES DIVISION FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF UNDERGROUND/OVERHEAD ELECTRICAL LINES, COMMUNICATION LINES, TRANSFORMERS, AND ANY OTHER EQUIPMENT, FIXTURES, STRUCTURES, AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
- QUEST FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF ALL BURIED COMMUNICATION LINES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTALS AND CLOSURES.
- COMCAST FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICE.
- THE PUBLIC SERVICE CO. OF NM--GAS SERVICES DIVISION FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH DISTRIBUTION AND SERVICE LINES AND FACILITIES REASONABLY NECESSARY TO PROVIDE GAS SERVICE.

INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, MODIFY, RENEW, OPERATE, AND MAINTAIN FACILITIES FOR THE PURPOSES DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM, AND OVER SAID EASEMENT, INCLUDING SUFFICIENT WORKING AREA SPACE FOR ELECTRIC TRANSFORMERS, WITH THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS, OR BUSHES WHICH INTERFERE WITH THE PURPOSES SET FORTH HEREIN. NO BUILDING, SIGN, OR OTHER STRUCTURE SHALL BE ERRECTED OR CONSTRUCTED ON SAID EASEMENTS, NOR SHALL ANY WELL BE DRILLED OR OPERATED THEREON. PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRICAL SAFETY CODE CAUSED BY CONSTRUCTION OF POOLS, DECKING, OR ANY STRUCTURES ADJACENT TO OR NEAR EASEMENTS SHOWN ON THIS PLAT.

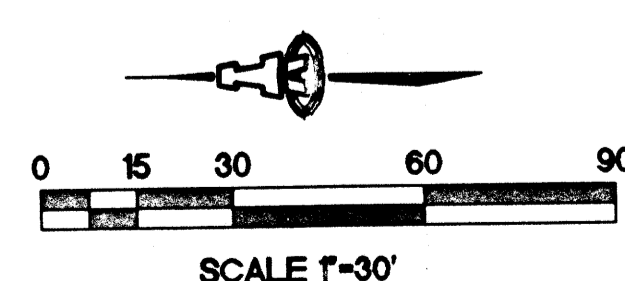
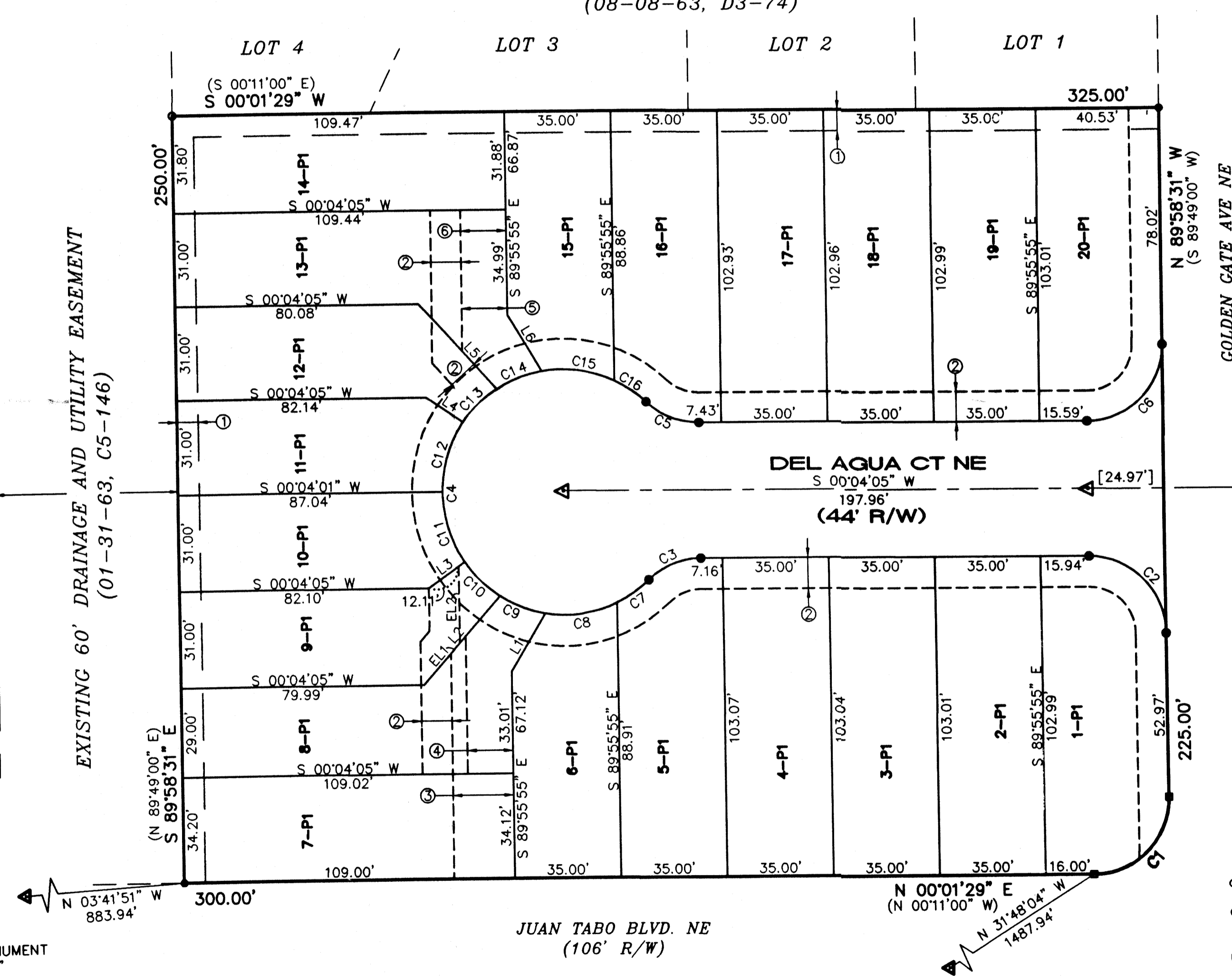
EASEMENTS FOR ELECTRIC TRANSFORMERS/SWITCHGEARS, AS INSTALLED, SHALL EXTEND TEN FEET (10') IN FRONT OF TRANSFORMER/SWITCHGEAR DOORS AND FIVE FEET (5') ON EACH SIDE.

In approving this plat, PNM Electric Services and Gas Services (PNM) did not conduct a Title Search of the properties shown hereon. Consequently, PNM does not waive nor release any easement or easement rights to which it may be entitled.

ACS MONUMENT
"2-G21A"
Y=1500252.92
X=420717.75
G-G=0.9996362
Δα=-00°09'09"
CENTRAL ZONE
(NAD 1927/SLD 1929)
ELEVATION=5666.273

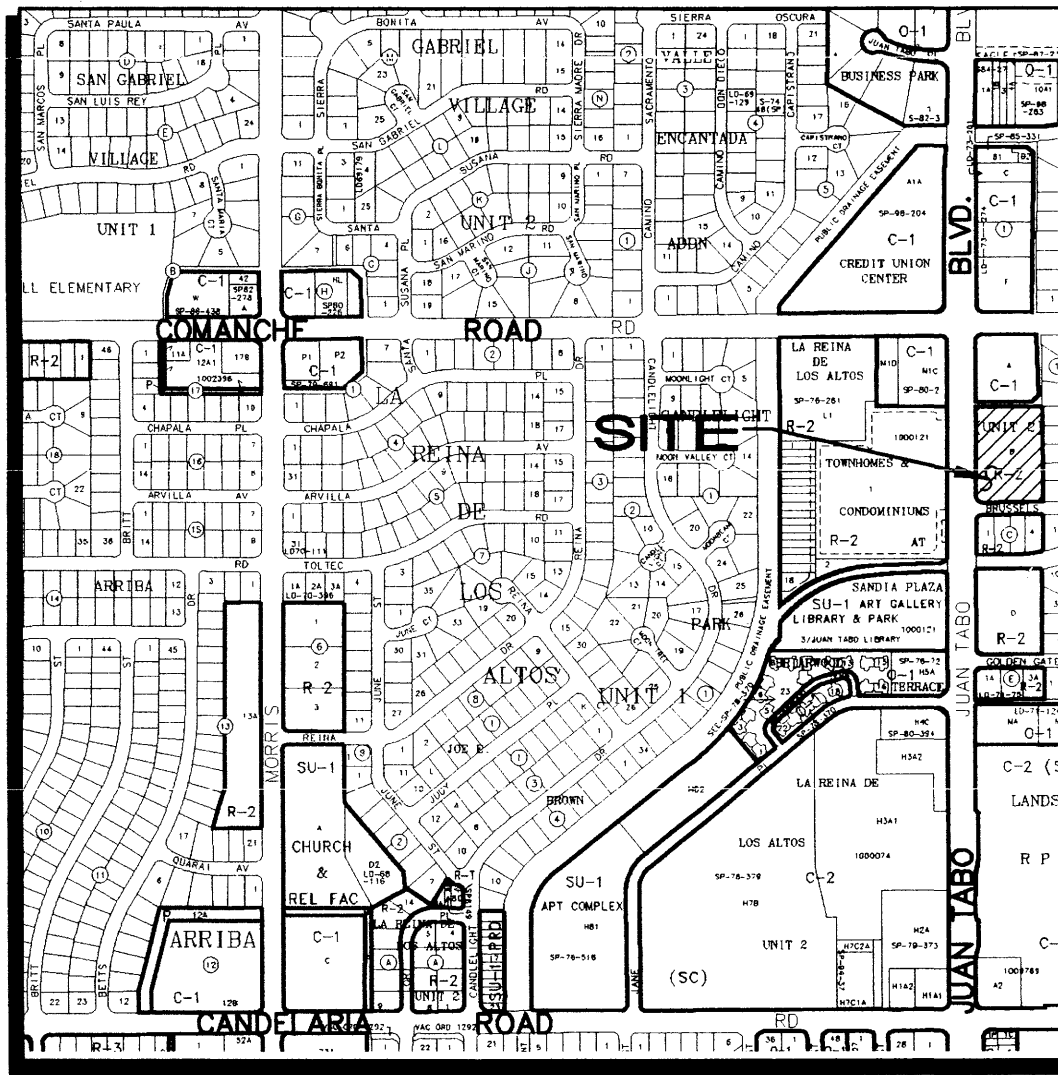
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Δα=-00°09'14"
CENTRAL ZONE
(NAD 1927/SLD 1929)
ELEVATION=5655.34

- PROPERTY CORNERS**
- FOUND PK W/TAG
 - SET 5/8" REBAR WITH CAP "ALS LS 7719"
 - FOUND 5/8" REBAR WITH CAP "ALS LS 7923"
 - PROPERTY LINE
 - - - ADJOINING PROPERTY LINE
 - △ CENTERLINE MONUMENT



M:\ACTIVE\DL411-02\dwg\1411-02PT1.dwg, 5/24/2005 10:22:17 AM

TALOS LOG NO.: 2005120885



G-21 & G-22 1"=750'±

VICINITY MAP

SUBDIVISION DATA / NOTES

- Total Number of Existing Tracts: 1
- Total Number of Lots created: 22
- Total Number of Tracts created: 0
- Gross Subdivision Acreage: 2.0933 Ac.
- Total Mileage of Full Width Streets Created: 0.0451
- Bearings are New Mexico State Plane Grid Bearings (Central Zone).
- Distances are ground distances.
- Bearings and distances in parenthesis are record.
- Basis of boundary are the following plats of record entitled:
 PLAT OF "HOLIDAY PARK, UNIT 2",
 (01-31-63, C5-146)
 PLAT OF "HOLIDAY PARK, UNIT 3",
 (08-08-63, D3-74)
 all being records of Bernalillo County, New Mexico.
- Field Survey performed on February, 2005.
- UTILITY COUNCIL LOCATION SYSTEM LOG NO.: 2005101711
- Title Report: Stewart Title of Albuquerque, LLC
 (Effective date: 12-10-04) File No. 4120194
- City of Albuquerque, New Mexico Zoning: R-2
- 100 Year Flood Zone Designation: Zone X, as shown on Panel 357 of 825, Flood Insurance Rate Map, City of Albuquerque, Bernalillo County, New Mexico, dated September 20, 1996. (This Property does not lie within the 100 Year Flood Plain.)

ALDRICH LAND SURVEYING
 P.O. BOX 30701, ALBU., N.M. 87190
 505-884-1990

PLAT FOR EMBUDO CANYON NORTH SUBDIVISION

BEING A REPLAT OF TRACT B HOLIDAY PARK UNIT 2 CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO

MARCH 2005 FINAL

PRELIMINARY PLAT APPROVED BY DRB

APPROVALS
 DRB PROJECT NO. 1003822
 APPLICATION NO. 05DRB+00332
 Utility Approvals 05DRB-00335 ON 6/8/05

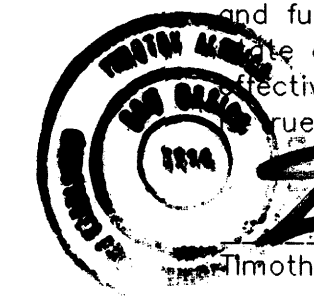
Lead 92 Muts 4-27-05
 PNM ELECTRIC SERVICES DIVISION DATE
Lead 92 Muts 4-27-05
 PNM GAS SERVICES DIVISION DATE
Sonia Iglesias 05-09-05
 QWEST DATE
John Babin 5.11.05
 COMCAST DATE

NEW MEXICO UTILITIES
 City Approvals
[Signature] 4-27-05
 CITY SURVEYOR DATE

REAL PROPERTY DIVISION DATE
 ENVIRONMENTAL HEALTH DEPARTMENT DATE
 TRAFFIC ENGINEERING, TRANSPORTATION DIVISION DATE
 UTILITIES DEVELOPMENT DATE
 PARKS AND RECREATION DEPARTMENT DATE
 AMAFCA DATE
 CITY ENGINEER DATE
 DRB CHAIRPERSON, PLANNING DEPARTMENT DATE

SURVEYOR'S CERTIFICATION

"I, Timothy Aldrich, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or made known to me by the owners and/or proprietors of the subdivision shown hereon, utility companies and other parties expressing an interest and meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance, and further meets the Minimum Standards for Land Surveying in the State of New Mexico (Effective November 1, 1989 and revisions effective December 25, 1991, February 2, 1994 and October 2000), and true and correct to the best of my knowledge and belief."



[Signature] 04.27.05
 Timothy Aldrich, P.S. No. 7719 Date
 SHEET 1 OF 2

LEGAL DESCRIPTION

A tract of land situate within Section 3, Township 10 North, Range 4 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACT B, UNIT 2, HOLIDAY PARK as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on January 31, 1963 in Volume C5, Folio 146 and containing 2.0933 acres more or less.

DISCLOSURE STATEMENT

The intent of this plat is to subdivide the subject tract into 22 residential lots, to dedicate public rights-of-way, and to grant easements as necessary to serve the residential development.

FREE CONSENT AND DEDICATION

The subdivision shown hereon is with the free consent and in accordance with the desires of the undersigned Owner(s) and/or Proprietor(s) thereof and said Owner(s) and/or Proprietor(s) do hereby dedicate all streets and public rights-of-way shown hereon to the City of Albuquerque in fee simple with warranty covenants and do hereby grant: all access, utility and drainage easements shown hereon including the right to construct, operate, inspect, and maintain facilities therein; and all public utility easements shown hereon for the common and joint use of gas, electrical power and communication services for overhead and/or buried distribution lines, conduits, and pipes for underground and/or overhead utilities where shown or indicated, and including the right of ingress and egress for construction and maintenance, and the right to trim interfering trees and shrubs. Said Owner(s) and/or Proprietor(s) do hereby consent to all of the foregoing and said owners warrant that they hold among them complete and indefeasible title in fee simple to the land subdivided, and do hereby certify that this subdivision is their free act and deed.

OWNERS

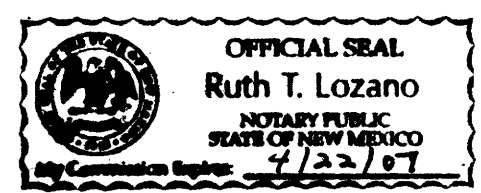
LOS CANDELARIAS, LLC

[Signature]
 JAY REMBE
 MANAGING MEMBER

[Signature]
 CHRISTOPHER CALOTT
 MANAGING MEMBER

ACKNOWLEDGMENT

STATE OF NEW MEXICO)
 COUNTY OF BERNALILLO)



This instrument was acknowledged before me on April 20 2005, by Jay Rembe, Managing Member of Los Candelarias a New Mexico Limited Liability Company, on behalf of said company.

My Commission Expires: 4/22/07
Ruth T. Lozano
 Notary Public

EASEMENTS

- ① EXISTING 7' UTILITY EASEMENT (01-31-63, C5-146)
- ② 10' PUBLIC UTILITY EASEMENT GRANTED BY THIS PLAT.
- ③ 20' PUBLIC WATERLINE AND SANITARY SEWER EASEMENT GRANTED TO THE ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY.
- ④ 15' PRIVATE ACCESS EASEMENT TO BE GRANTED TO THE OWNER OF LOT 8, FOR THE BENEFIT OF THE OWNER OF LOT 8, TO BE MAINTAINED BY THE OWNERS OF LOTS 8 & 9 BY THIS PLAT.
- ⑤ 15' PRIVATE ACCESS AND DRAINAGE EASEMENT TO BE GRANTED TO THE OWNER OF LOT 15, FOR THE BENEFIT OF THE OWNER OF LOT 15, TO BE MAINTAINED BY THE OWNERS OF LOTS 14 & 15 BY THIS PLAT.
- ⑥ 15' PRIVATE WATERLINE & SANITARY SEWER EASEMENT GRANTED TO, FOR THE BENEFIT OF, AND TO BE MAINTAINED BY OWNER OF LOT 15.

PUBLIC UTILITY EASEMENTS

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:

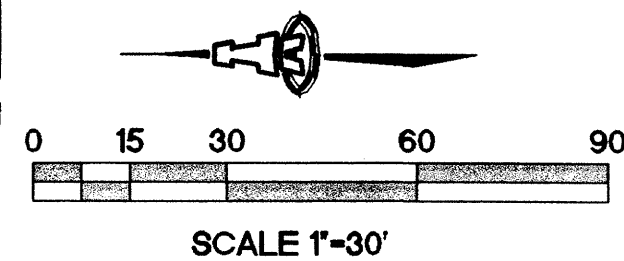
1. THE PUBLIC SERVICE CO. OF NM--ELECTRIC SERVICES DIVISION FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF UNDERGROUND/OVERHEAD ELECTRICAL LINES, COMMUNICATION LINES, TRANSFORMERS, AND ANY OTHER EQUIPMENT, FIXTURES, STRUCTURES, AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
2. QWEST FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF ALL BURIED COMMUNICATION LINES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTALS AND CLOSURES.
3. COMCAST FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICE.
4. THE PUBLIC SERVICE CO. OF NM--GAS SERVICES DIVISION FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH DISTRIBUTION AND SERVICE LINES AND FACILITIES REASONABLY NECESSARY TO PROVIDE GAS SERVICE.

INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, MODIFY, RENEW, OPERATE, AND MAINTAIN FACILITIES FOR THE PURPOSES DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM, AND OVER SAID EASEMENT, INCLUDING SUFFICIENT WORKING AREA SPACE FOR ELECTRIC TRANSFORMERS, WITH THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS, OR BUSHES WHICH INTERFERE WITH THE PURPOSES SET FORTH HEREIN. NO BUILDING, SIGN, OR OTHER STRUCTURE SHALL BE ERECTED OR CONSTRUCTED ON SAID EASEMENTS, NOR SHALL ANY WELL BE DRILLED OR OPERATED THEREON. PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRICAL SAFETY CODE CAUSED BY CONSTRUCTION OF POOLS, DECKING, OR ANY STRUCTURES ADJACENT TO OR NEAR EASEMENTS SHOWN ON THIS PLAT.

EASEMENTS FOR ELECTRIC TRANSFORMERS/SWITCHGEARS, AS INSTALLED, SHALL EXTEND TEN FEET (10') IN FRONT OF TRANSFORMER/SWITCHGEAR DOORS AND FIVE FEET (5') ON EACH SIDE.

In approving this plat, PNM Electric Services and Gas Services (PNM) did not conduct a Title Search of the properties shown hereon. Consequently, PNM does not waive nor release any easement or easement rights to which it may be entitled.

ACS MONUMENT
"2-G21A"
Y=1500252.92
X=420717.75
G-G=0.9996362
Δα=-00°09'09"
CENTRAL ZONE
(NAD 1927/SLD 1929)
ELEVATION=5666.273



JUAN TABO BOULEVARD NE
(106' R/W)

ACS MONUMENT
"17-G21"
Y=1500335.33
X=419990.79
G-G=0.9996368
Δα=-00°09'14"
CENTRAL ZONE
(NAD 1927/SLD 1929)
ELEVATION=5655.34

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C2	25.00	39.27	25.00	35.36	S 44°58'21" E	90°00'00"
C3	25.00	39.25	24.98	35.34	N 45°02'47" E	89°57'46"
C4	25.00	19.06	10.02	18.61	N 21°46'51" W	43°41'30"
C5	40.00	186.67	41.87	57.85	N 89°56'06" W	267°23'00"
C6	25.00	19.06	10.02	18.61	S 21°54'39" W	43°41'30"
C7	25.00	39.29	25.02	35.37	S 44°57'13" E	90°02'14"
C8	40.00	6.65	3.33	6.64	S 38°51'58" E	9°31'17"
C9	40.00	30.64	16.12	29.90	S 12°09'36" E	43°53'28"
C10	40.00	16.00	8.11	15.89	S 21°14'40" W	22°55'04"
C11	40.00	16.00	8.11	15.89	S 44°09'45" W	22°55'04"
C12	40.00	24.05	12.40	23.69	S 72°50'37" W	34°26'41"
C13	40.00	24.21	12.49	23.85	N 72°35'33" W	34°40'58"
C14	40.00	16.00	8.11	15.89	N 43°47'32" W	22°55'04"
C15	40.00	16.00	8.11	15.89	N 20°52'27" W	22°55'04"
C16	40.00	31.62	16.69	30.81	N 13°13'57" E	45°17'44"
C17	40.00	5.50	2.75	5.49	N 39°49'06" E	7°52'35"

LINE	BEARING	DISTANCE
L1	S 54°09'28" W	34.85
L2	S 34°44'56" W	14.48
L3	S 34°22'43" E	14.80
L4	S 52°42'18" E	35.56
L5	S 59°48'18" E	21.47
L6	S 61°43'12" W	21.07
EL1	S 52°42'18" E	4.96
EL2	S 89°55'58" E	27.06

PROPERTY CORNERS

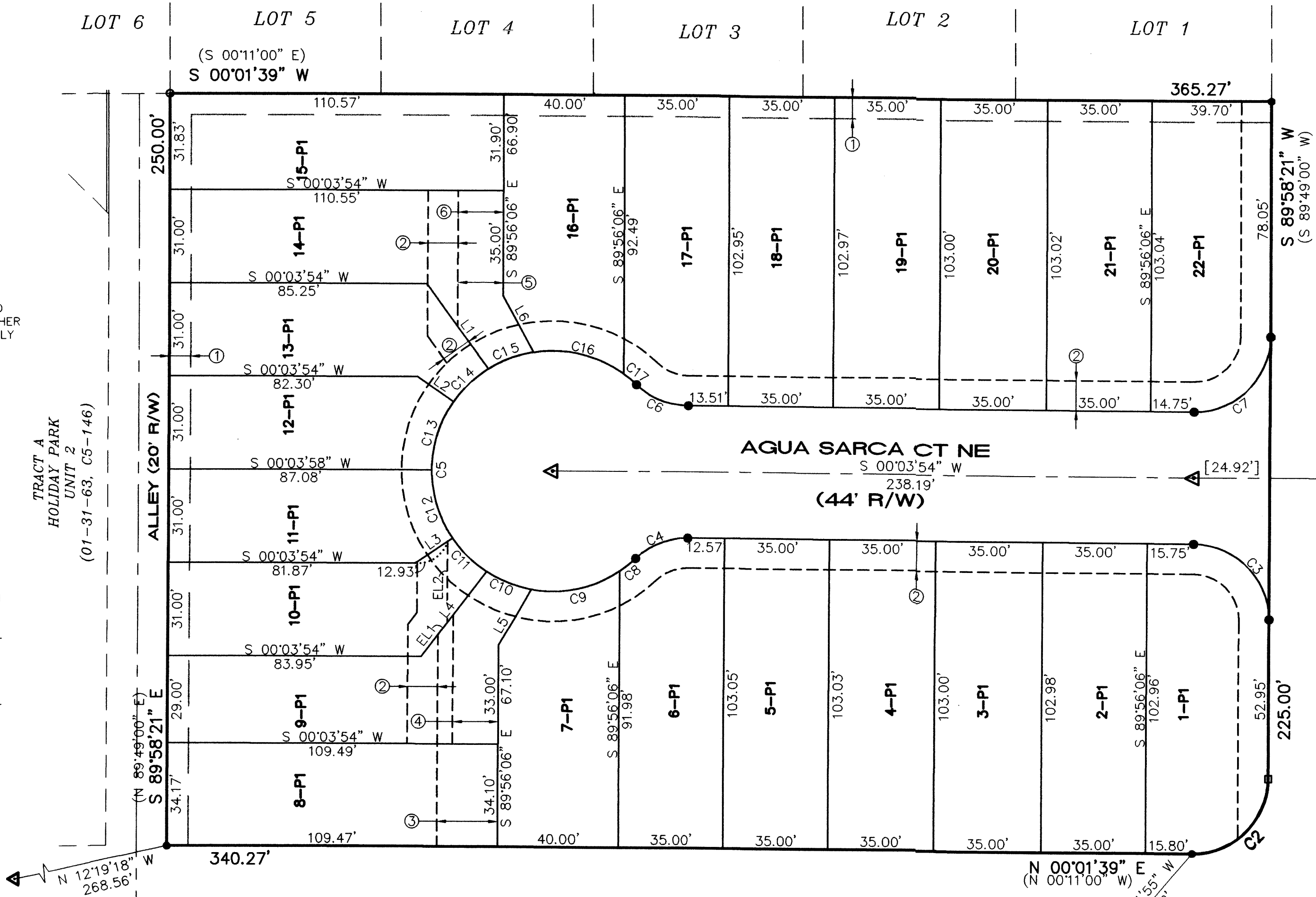
- FOUND PK W/TAG
- SET 5/8" REBAR WITH CAP "ALS LS 7719"
- FOUND 5/8" REBAR WITH CAP "ALS LS 7923"
- PROPERTY LINE
- - - ADJOINING PROPERTY LINE
- △ CENTERLINE MONUMENT

PLAT FOR EMBUDO CANYON NORTH SUBDIVISION

BEING A REPLAT OF TRACT B HOLIDAY PARK UNIT 2 CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO

MARCH 2005

HOLIDAY PARK UNIT 3 (08-08-63, D3-74)

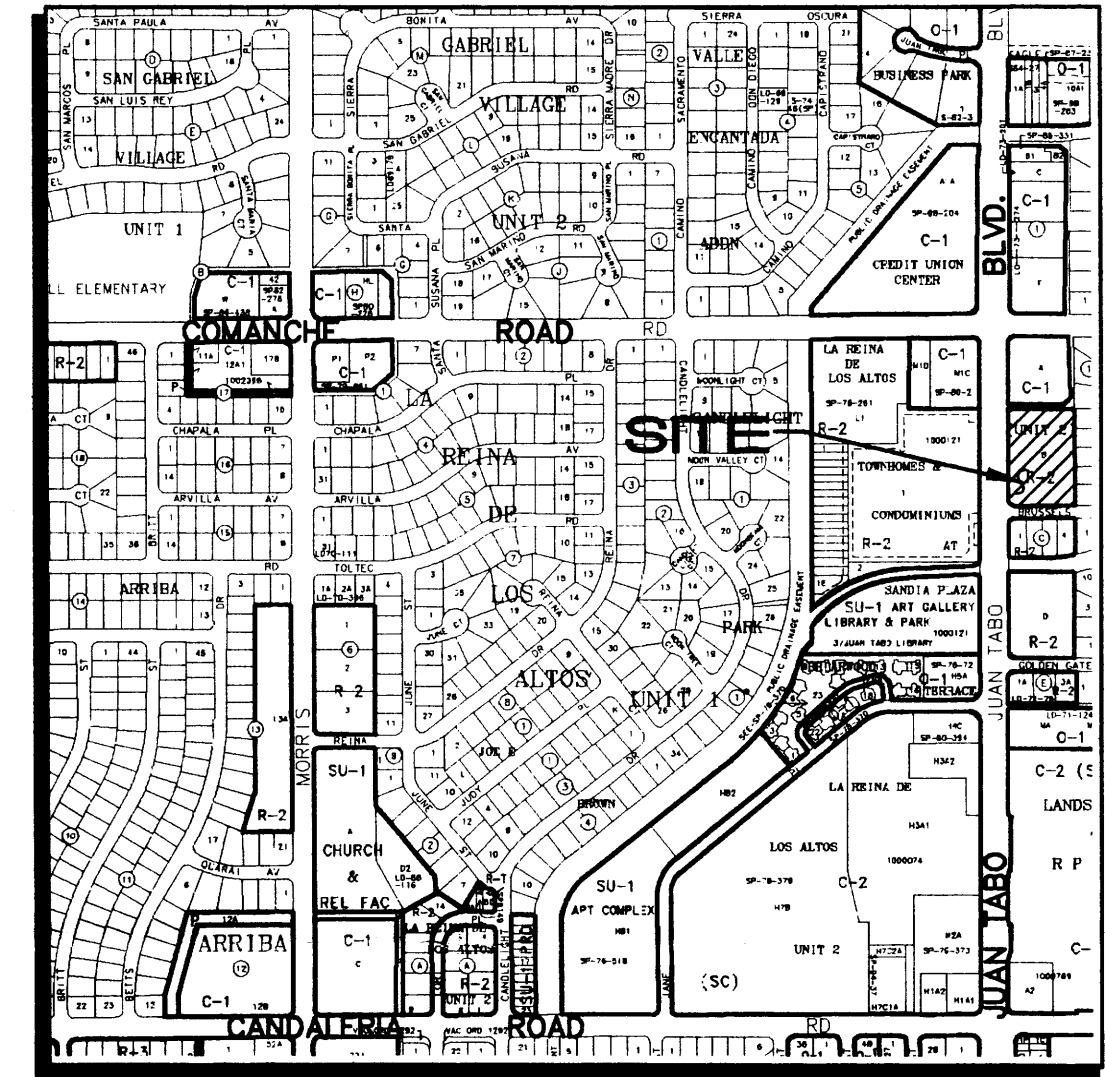


LOT	AREA (SF)
1	3,928.93
2	3,603.92
3	3,604.72
4	3,605.52
5	3,606.31
6	3,522.62
7	3,360.52
8	3,737.14
9	3,705.42
10	3,040.34
11	2,757.61
12	2,761.27
13	3,059.52
14	3,950.75
15	3,522.80
16	3,367.04
17	3,528.51
18	3,603.67
19	3,604.46
20	3,605.26
21	3,606.06
22	3,960.32

M:\ACTIVE\DA\1411.01\dwg\1411.01PT1.dwg, 5/24/2005 10:23:36 AM

SKETCH
PLAT FOR
INFILL SOLUTIONS II
JUAN TABO & BRUSSELS
TRACT D
HOLIDAY PARK UNIT 2
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

DECEMBER 2004



G-21 VICINITY MAP 1" = 750'±

LEGAL DESCRIPTION

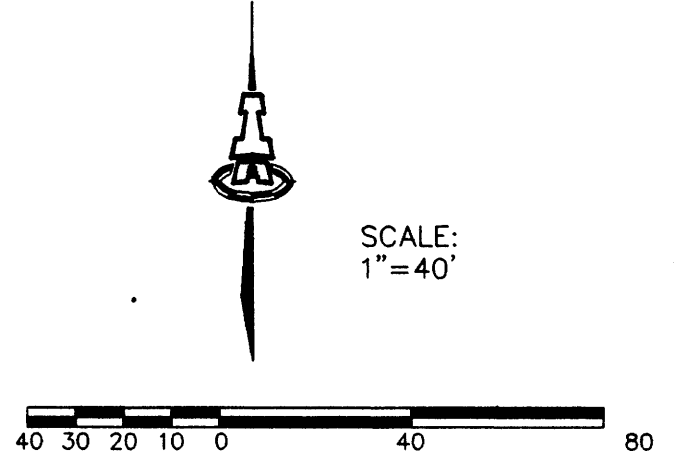
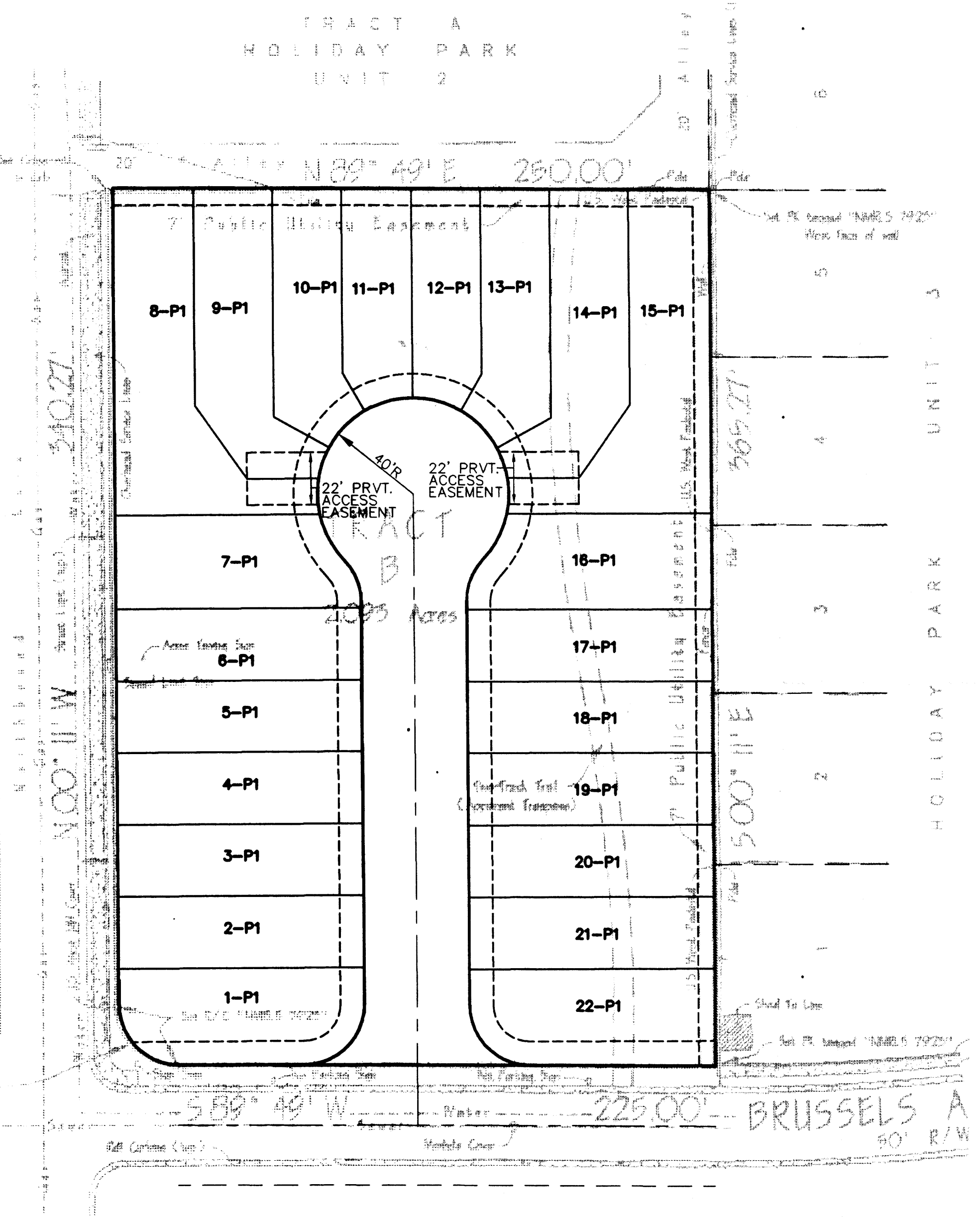
TRACT B, HOLIDAY PARK UNIT 2

NOTES

1. NUMBER OF EXISTING TRACTS: 1
2. NUMBER OF PROPOSED TRACTS: 0
3. NUMBER OF PROPOSED LOTS: 22
4. SUBDIVISION ACREAGE: 2.093 Ac.
5. RIGHTS-OF-WAY MAY OR MAY NOT BE DEDICATED TO THE CITY OF ALBUQUERQUE.

JUAN TABO BOULEVARD N.E.

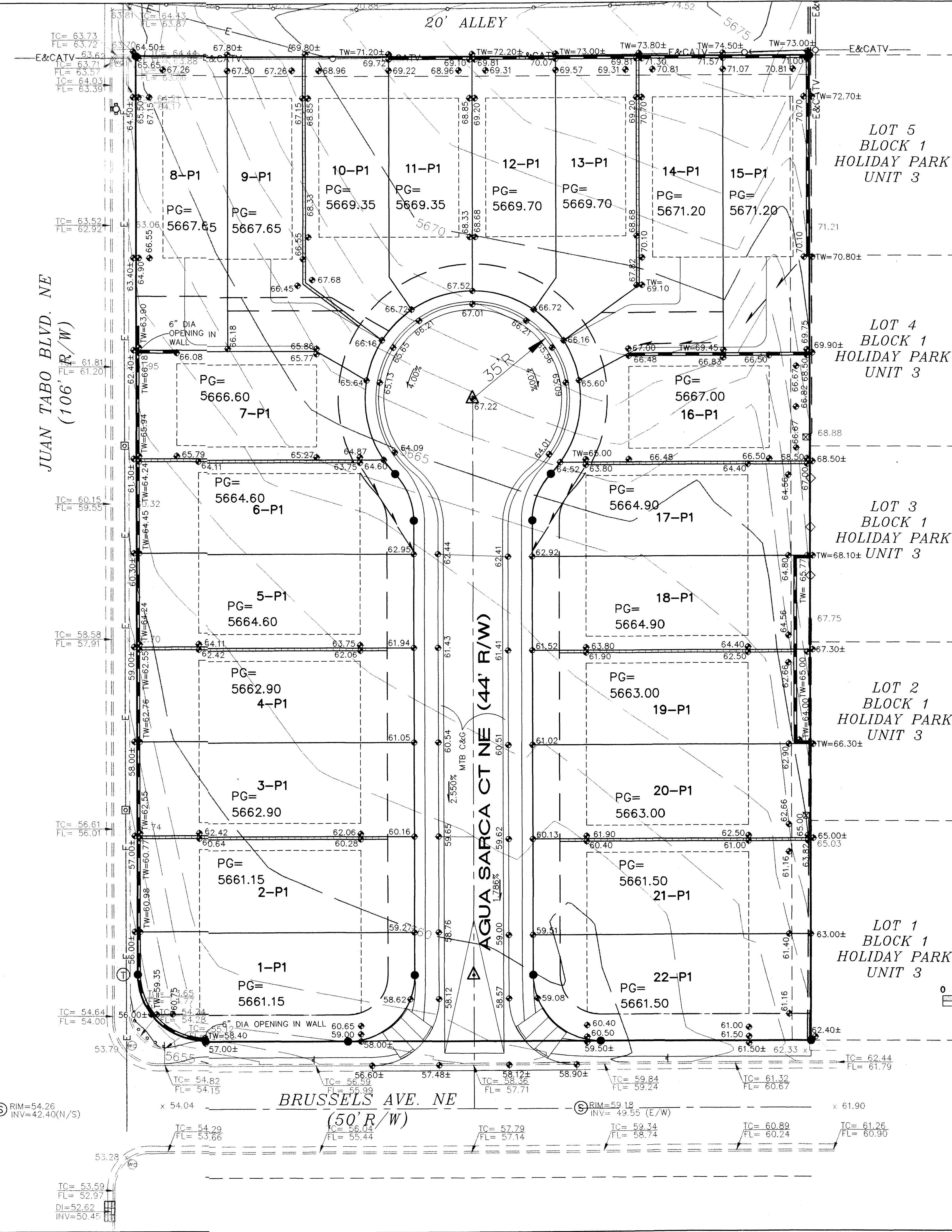
L=39.27'
R=25.00'



ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque, New Mexico 87108
Ph. 505-268-8828 Fax. 505-268-2632
TRACT B.DWGthor 12.07.04

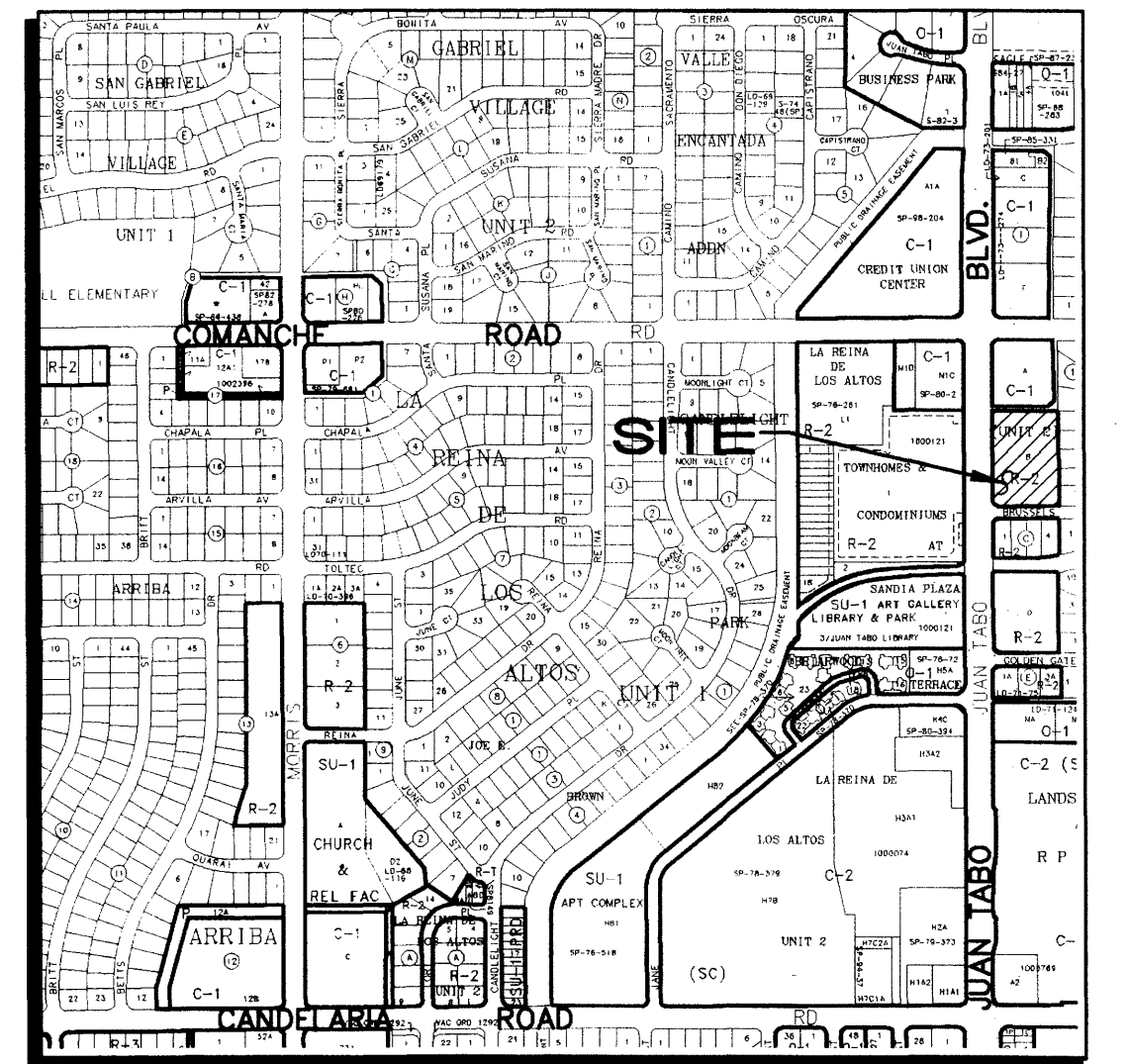
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10035222



GRADING NOTES:

- ALL TRASH, DEBRIS, & SURFACE VEGETATION SHALL BE CLEARED AND LEGALLY DISPOSED OFFSITE.
- ALL SUBGRADE AND FILL SHALL BE COMPACTED TO A MINIMUM OF 90% ASTM D-1557.
- EXCAVATION IS UNCLASSIFIED AND INCLUDES EXCAVATION TO SUBGRADE ELEVATIONS INDICATED, REGARDLESS OF CHARACTER OF MATERIALS ENCOUNTERED.
- CONFORM TO ELEVATIONS AND DIMENSIONS SHOWN ON PLANS WITHIN A TOLERANCE OF 0.3± FEET.
- SCARIFY AND COMPACT SUBGRADE FOR FILLS. PLACE FILL MATERIALS IN LAYERS NOT MORE THAN 8" IN LOOSE DEPTH. MOISTEN AS NECESSARY TO PROVIDE OPTIMUM MOISTURE (±2%) CONTENT.
- UNIFORMLY GRADE AREAS WITHIN LIMITS OF GRADING AS SHOWN ON PLAN. SMOOTH FINISHED SURFACE WITHIN SPECIFIED TOLERANCE. COMPACT WITH UNIFORM SLOPES BETWEEN POINTS WHERE ELEVATIONS ARE INDICATED.
- MAXIMUM SLOPES SHALL BE 3:1 MINIMUM SLOPES SHALL BE 0.6%.
- TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM, 260-1990, FOR LOCATION OF EXISTING UTILITIES.
- IF ANY UTILITY LINES, PIPELINES, OR UNDERGROUND UTILITY LINES ARE SHOWN ON THESE DRAWINGS, THEY ARE SHOWN IN AN APPROXIMATE MANNER ONLY, AND SUCH LINES MAY EXIST WHERE NONE ARE SHOWN. IF ANY SUCH EXISTING LINES ARE SHOWN, THE LOCATION IS BASED UPON INFORMATION PROVIDED BY THE OWNER OF SAID UTILITY, AND THE INFORMATION MAY BE INCOMPLETE, OR MAY BE OBSOLETE BY THE TIME CONSTRUCTION COMMENCES. THE ENGINEER HAS CONDUCTED ONLY PRELIMINARY INVESTIGATION OF THE LOCATION, DEPTH, SIZE OR TYPE OF EXISTING UTILITY LINES, PIPELINES, OR UNDERGROUND UTILITY LINES. THIS INVESTIGATION IS NOT CONCLUSIVE, AND MAY NOT BE COMPLETE, THEREFORE, MAKES NO REPRESENTATION PERTAINING THERETO, AND ASSUMES NO RESPONSIBILITY OR LIABILITY THEREFOR. THE CONTRACTOR SHALL INFORM ITSELF OF THE LOCATION OF ANY UTILITY LINE, PIPELINE, OR UNDERGROUND UTILITY LINE IN OR NEAR THE AREA OF THE WORK IN ADVANCE OF AND DURING EXCAVATION WORK. THE CONTRACTOR IS FULLY RESPONSIBLE FOR ANY AND ALL DAMAGE CAUSED BY ITS FAILURE TO LOCATE, IDENTIFY AND PRESERVE ANY AND ALL EXISTING UTILITIES, PIPELINES, AND UNDERGROUND UTILITY LINES. IN PLANNING AND CONDUCTING EXCAVATION, THE CONTRACTOR SHALL COMPLY WITH STATE STATUTES, MUNICIPAL AND LOCAL ORDINANCES, RULES AND REGULATIONS, IF ANY, PERTAINING TO THE LOCATION OF THESE LINES AND FACILITIES.
- OWNER WILL PROVIDE SOIL TESTING AND INSPECTION SERVICES DURING EARTHWORK OPERATIONS. CONTRACTOR SHALL ALLOW TESTING SERVICE TO INSPECT AND APPROVE COMPACTED SUBGRADES AND FILL LAYERS BEFORE FURTHER CONSTRUCTION WORK IS DONE. SHOULD COMPACTION TESTS INDICATE INADEQUATE DENSITY, CONTRACTOR SHALL PROVIDE ADDITIONAL COMPACTION AND TESTING AT NO ADDITIONAL EXPENSE.
- OWNER HAS ESTABLISHED SUBDIVISION BOUNDARY CORNERS. CONTRACTOR SHALL PROVIDE ALL OTHER CONSTRUCTION STAKING INCLUDING TRACT CORNERS. CONTRACTOR SHALL LOCATE AND PRESERVE ALL BOUNDARY CORNERS AND REPLACE ANY LOST OR DISTURBED CORNERS.
- OWNER WILL PROVIDE A STORM WATER POLLUTION PREVENTION PLAN (SWPPP) AND INSPECTION. CONTRACTOR SHALL COMPLY WITH THE BEST MANAGEMENT PRACTICES (BMP'S) AS SPECIFIED IN THE SWPPP, AND WITH ALL FEDERAL, STATE, AND LOCAL REGULATIONS.



G-21 VICINITY MAP 1"=750'±

GENERAL NOTES

- SEE GEOTECHNICAL REPORT BY FLORENTINO ENGINEERING FOR STRUCTURAL FILL REQUIREMENTS.
- SEE THIS PLAN FOR RETAINING WALL ELEVATION REQUIREMENTS. SEE ARCHITECT'S PLAN FOR PERIMETER WALL (GARDEN WALL) DETAILS. RETAINING WALLS SHALL BE DESIGNED BY STRUCTURAL ENGINEER.

LEGAL

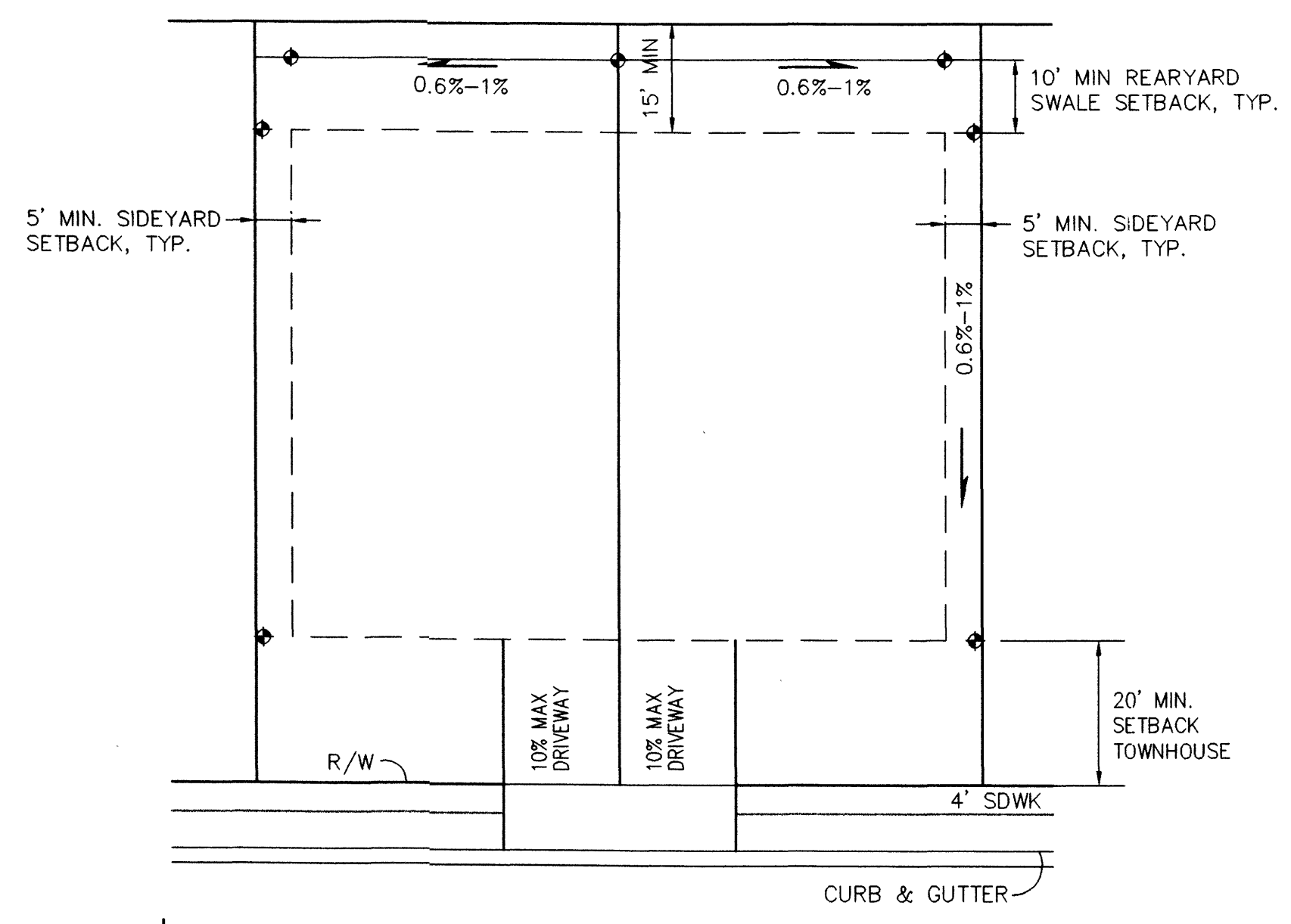
A tract of land situate within Section 3, Township 10 North, Range 4 East, NMPM, Bernalillo County, Albuquerque, New Mexico, being all of Tract B as the same is shown and designated on the Plat of Holiday Park Addition filed for record in the office of County Clerk of Bernalillo County, New Mexico on January 31, 1963 recorded in Volume C5, Folio 146 and containing 2.0933 acres (91,182.93 sf), more or less.

ACS BENCHMARK

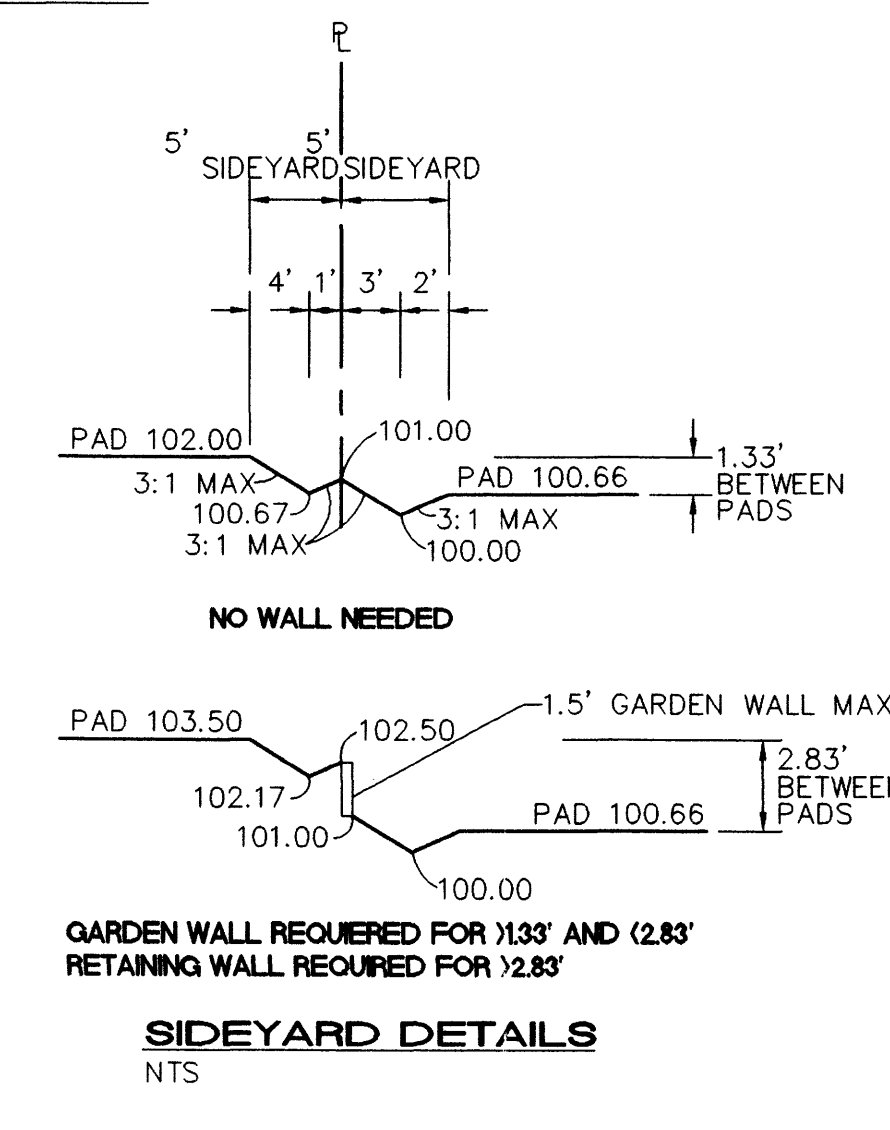
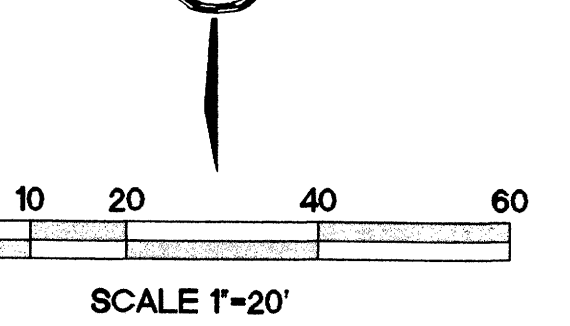
"17-52" ELEVATION: 5655.34

SURVEY INFO

DATE: FEBRUARY 2005
PERFORMED BY: TIM ALDRICH, ALDRICH LAND SURVEYING



TYPICAL LOT GRADING
SCALE: 1"=20'



SIDEYARD DETAILS
NTS

LEGEND

- EXISTING CONTOUR
- PROPOSED CONTOUR
- ◆ 78.3 PROPOSED SPOT ELEVATION
- FLOW ARROW
- FF = 6881.0 FINISH FLOOR ELEVATION
- ▬ SIDEWALK CULVERT
- TC 81.9 TOP OF CURB ELEVATION
FL 81.4 FLOWLINE
- ⊕ AREA DRAIN
- INV=72.5 INVERT ELEVATION
- 6" DRAIN LINE WITH SIZE
- STORM DRAIN MANHOLE
- RETAINING WALL
- GARDEN WALL

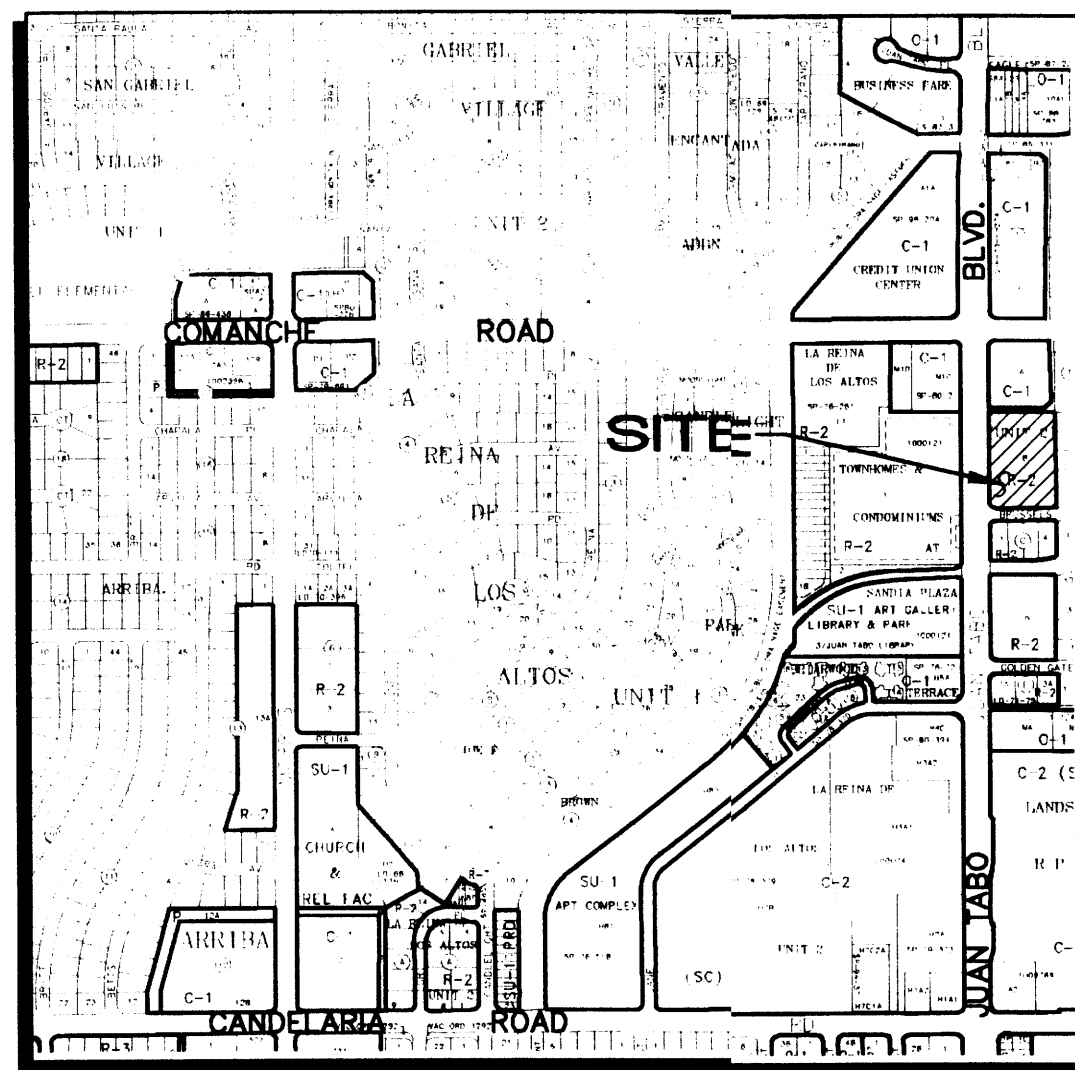
NEW MEXICO
15334
TIMOTHY D. NIESE
REGISTERED PROFESSIONAL ENGINEER

ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque, New Mexico 87108
Ph. 505-268-8828 Fax. 505-268-2632
1411.01GRD.DWGthor 02.23.05

EMBUDO CANYON NORTH
SUBDIVISION

GRADING & DRAINAGE PLAN

DATE: 02/22/05	NO. 1411.01	PAGE 611 OF 1
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VICINITY MAP

1"=750'±

17-G21
S 66°16'24" E
856.96'

2-G21A
S 49°32'42" E
406.38'

JUAN TABO BLVD. NE
(106' R/W)

N 00°03'54" E 340.27'

N 00°03'54" E 35.00'

N 00°03'54" E 35.00'

N 00°03'54" E 35.00'

N 00°03'54" E 35.00'

N 00°03'54" E 35.00'

N 00°03'54" E 35.00'

AGUA SARCA CT NE
(44' R/W)

N 00°03'54" E 263.27'

N 00°03'54" E 35.00'

N 00°03'54" E 35.00'

N 00°03'54" E 35.00'

N 00°03'54" E 35.00'

N 00°03'54" E 35.00'

N 00°03'54" E 35.00'

S 00°03'54" W 365.27'

S 00°03'54" W 35.00'

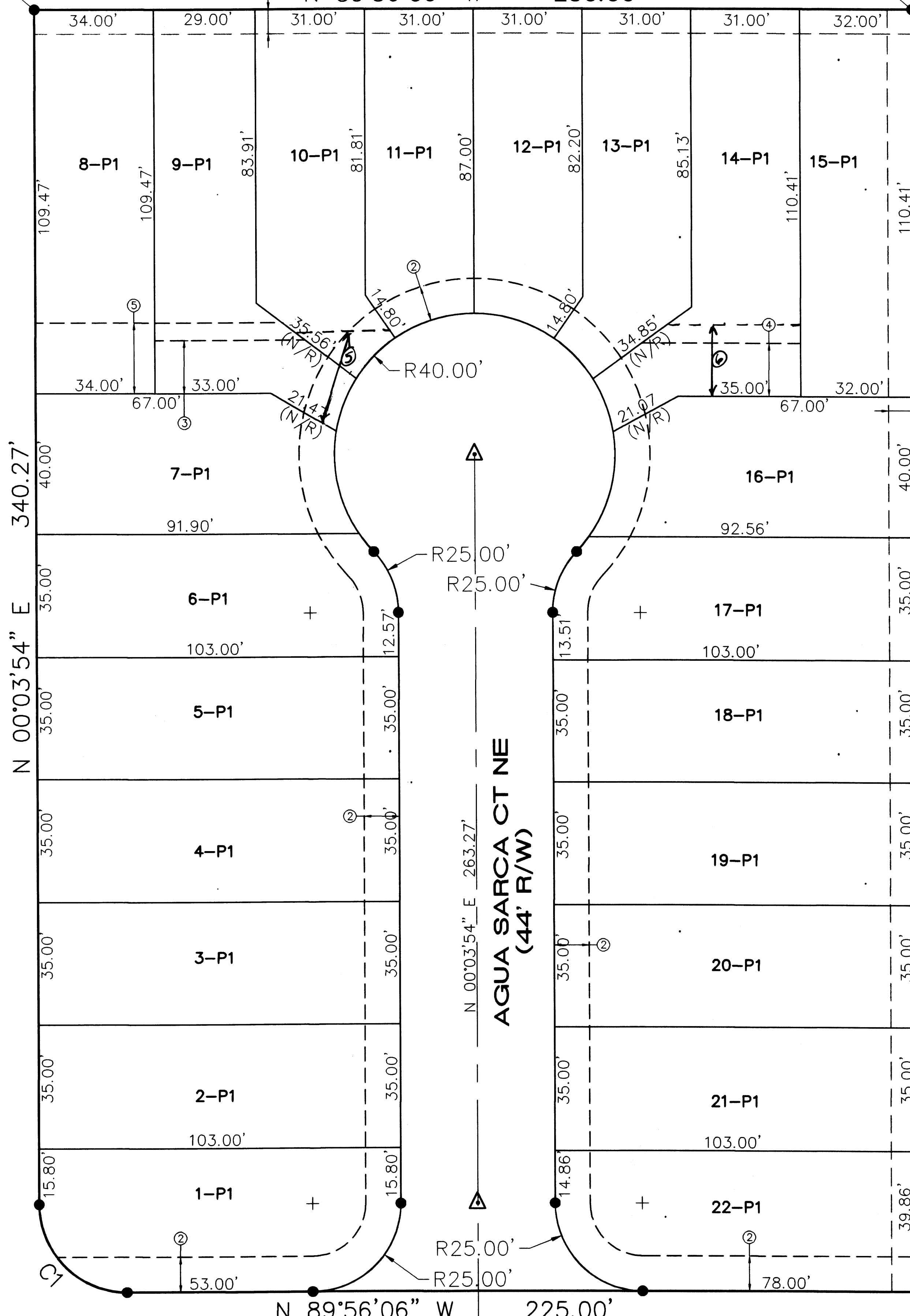
S 00°03'54" W 35.00'

S 00°03'54" W 35.00'

S 00°03'54" W 35.00'

S 00°03'54" W 35.00'

S 00°03'54" W 35.00'



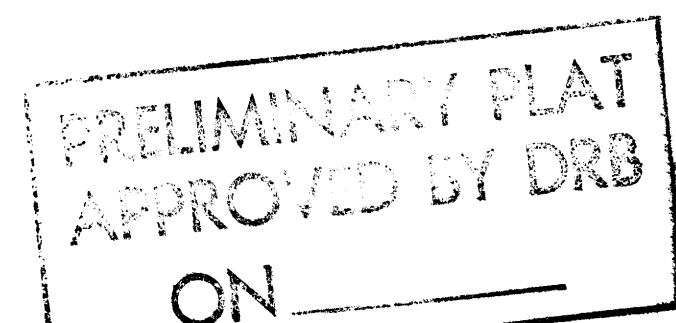
20' ALLEY
N 89°56'06" W 250.00'

N 89°56'06" W 225.00'

BRUSSELS AVE. NE
(50' R/W)

- LEGEND**
- FOUND 5/8" REBAR (TYP.)
 - SET 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
 - FOUND 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
 - ⊙ FOUND 1/2" REBAR (TYP.)
 - PROPERTY LINE
 - - - ADJOINING PROPERTY LINE
 - △ CENTERLINE MONUMENT

PRELIMINARY PLAT FOR
EMBUDO CANYON NORTH SUBDIVISION
BEING A REPLAT OF TRACT B
HOLIDAY PARK ADDITION, UNIT 2
PROJECTED SECTION 3, T. 10 N, R. 4 E, NMPM,
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
FEBRUARY 2005



LEGAL DESCRIPTION
A tract of land situate within Section 3, Township 10 North, Range 4 East, NMPM, Bernalillo County, Albuquerque, New Mexico, being all of Tract B as the same is shown and designated on The Plat of Holiday Park Addition filed for record in the office of County Clerk of Bernalillo County, New Mexico on January 31, 1963 recorded in Volume C5, Folio 146 and containing 2.0933 acres (91,182.93 sf), more or less.

ACS BENCHMARK
2-G21A 17-G21
X=420,717.75 X=419,990.79
Y=1,500,252.92 Y=1,500,335.33
ELEVATION: 5666.27 ELEVATION: 5655.34

- SITE DATA**
1. TOTAL LAND AREA = 2.0933 ACRES.
 2. NUMBER OF EXISTING TRACTS IS 1.
 3. NUMBER OF PROPOSED RESIDENTIAL LOTS IS 22.
 4. CURRENT ZONING: R-2.
 5. ALL STREETS WILL MEET CITY STANDARDS AND WILL BE PUBLIC BY PLAT DEDICATION AND BE MAINTAINED BY THE CITY OF ALBUQUERQUE. NO LOT SHALL HAVE DIRECT ACCESS TO JUAN TABO.
 6. ALL STREETS HAVE RIGHT-OF-WAY AND PAVING WIDTHS PER DPM STANDARDS.
 7. CITY OF ALBUQUERQUE WATER AND SANITARY SEWER SERVICES TO THIS DEVELOPMENT MUST BE VERIFIED AND COORDINATED WITH THE PUBLIC WORKS DEPARTMENT, CITY OF ALBUQUERQUE.

- NOTES**
1. UNLESS OTHERWISE NOTED, ALL BOUNDARY CORNERS SHOWN THUS ● WILL BE MARKED BY A NO. 5 IRON REBAR WITH PLASTIC CAP STAMPED "PLS #7719".
 2. ALL STREET CENTERLINE POINTS SHOWN THUS △ WILL BE MARKED BY A 4" ALUMINUM DISK STAMPED "CENTERLINE MONUMENT, PLS #7719".
 3. BOUNDARY WILL BE TIED TO THE NEW MEXICO STATE PLANE COORDINATE SYSTEM AS SHOWN.
 4. BASIS OF BEARINGS WILL BE NMSP GRID BEARINGS.
 5. DISTANCES WILL BE GROUND DISTANCES.
 6. MANHOLES WILL BE OFFSET AT ALL POINTS OF CURVATURE, POINTS OF TANGENCY, STREET INTERSECTIONS AND ALL OTHER ANGLE POINTS TO ALLOW USE OF CENTERLINE MONUMENTATION. THERE SHALL BE A MINIMUM OF 2,400 SQUARE FEET OF OPEN SPACE PROVIDED FOR EACH LOT WITHIN THE SUBDIVISION.

- EASEMENT NOTES**
- ① EXISTING 7' UTILITY EASEMENT (01-3' - 63, C5-146)
 - ② 10' PUBLIC UTILITY EASEMENT (BY FINAL PLAT).
 - ③ 15' PRIVATE ACCESS AND DRAINAGE EASEMENT TO BE GRANTED TO THE OWNER OF LOT 8, FOR THE BENEFIT OF THE OWNER OF LOT 8, TO BE MAINTAINED BY THE OWNERS OF LOTS 8 & 9 (BY FINAL PLAT).
 - ④ 15' PRIVATE ACCESS AND DRAINAGE EASEMENT TO BE GRANTED TO THE OWNER OF LOT 15, FOR THE BENEFIT OF THE OWNER OF LOT 15, TO BE MAINTAINED BY THE OWNERS OF LOTS 14 & 15 (BY FINAL PLAT).
 - ⑤ 20' PUBLIC WATER EASEMENT GRANTED TO THE ALBUQUERQUE, BERNALILLO COUNTY WATER UTILITY AUTHORITY (BY FINAL PLAT).
 - ⑥ 20' PRIVATE WATERLINE AND SANITARY SEWER EASEMENT GRANTED TO FOR THE BENEFIT OF, AND TO BE MAINTAINED BY OWNER OF LOT 15.

BOUNDARY CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	25.00	39.27	25.00	35.36	S 44°56'06" E	90°00'00"

APPROVED FOR MONUMENTATION AND STREET NAMES

[Signature] 2/23/05
CITY SURVEYOR DATE

OWNERSHIP

[Signature] 2/23/2005
CHRISTOPHER CALOTT, PARTNER DATE
LOS CANDELARIAS, LLC

ISACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque, New Mexico 87108
Ph. 505-268-8828 Fax. 505-268-2632
1411.01PLIM.DWGthor 02.22.05