



# LOTS 3-A1, 3-B1 AND 4-A1 KRANIA

(BEING A REPLAT OF LOTS 3-A, 3-B AND 4-A, KRANIA)  
 WITHIN  
 THE TOWN OF ATRISCO GRANT  
 IN  
 PROJECTED SECTION 21, TOWNSHIP 10 NORTH, RANGE 2 EAST  
 NEW MEXICO PRINCIPAL MERIDIAN  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO

OCTOBER 2016

### EXISTING EASEMENT LEGEND

- (A) = Existing 7' Public Utility Easement granted by plat filed July 18, 2007 in Plat Book 2007C, Page 194
- (B) = Existing 20' Public Waterline Easement granted by plat filed July 18, 2007 in Plat Book 2007C, Page 194
- (C) = Existing 10' Private Sanitary Sewer Easement for the benefit Lots 3 and 4 to be maintained by same, granted by plat filed July 18, 2007 in Plat Book 2007C, Page 194
- (D) = Existing 10' Private Cross Lot Drainage, Access and Parking Easement for the benefit Lots 1 through 6 to be maintained by same, granted by plat filed July 18, 2007 in Plat Book 2007C, Page 194
- (E) = Public Water Easement granted to ABCWJA by plat filed August 15, 2013 in Plat Book 2013C, page 99.
- (F) = 10' Private Sanitary Sewer Easement for the benefit Lot 3-B to be maintained by same, granted by plat filed August 15, 2013 in Plat Book 2013C, page 99.
- (G) = 7' Public Utility Easement granted by plat filed August 15, 2013 in Plat Book 2013C, page 99.

### NEW EASEMENT LEGEND

- (H) = Additional 7' Public Utility Easement granted by this plat.

LINE TABLE		
LINE	LENGTH	BEARING
L1	39.34	S43°52'23"E
L2	50.74	N11°06'36"W
L3	54.21	N12°29'27"W
L4	51.69	N13°57'01"W
L5	21.70	N13°57'59"W
L6	17.26	N88°27'13"W
L7	6.97	N88°27'13"W
L8	2.65	N01°07'37"E
L9	7.71	N01°07'37"E

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 PLAT R: \$25.00 B: 2017C P: 0028 Linda Stover, Bernalillo County

### GRAPHIC SCALE



( IN FEET )  
 1 inch = 40 ft.

SHEET 2 OF 2

**SURV TEK, INC.**

Consulting Surveyors Phone: 505-897-3368  
 9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114 Fax: 505-897-3377

Albuquerque Control Station Monument "B-K9"  
 New Mexico State Plane Coordinates  
 (Central Zone) - NAD 83  
 Northing = 1,484,994.639  
 Easting = 1,492,463.769  
 Elevation = 5,250.166 (NAVD 1988)  
 Delta Alpha = -00°17'03.21"  
 Ground to Grid Factor = 0.999677891

**DRAINAGE EASEMENT NOTE:**  
 A Private Blanket Drainage Easement is hereby granted by this plat over Lot's 3-A1, 3-B1 and 4-A1 (exclusive of any existing or future buildings) for the benefit of Lot 1. Maintenance of said easement shall be the responsibility of the owners of Lot's 3-A1, 3-B1 and 4-A1.

**EXISTING DECLARATION OF EASEMENTS:**  
 Existing Lots 1 thru 6, Krania are subject to that certain "DECLARATION OF EASEMENTS AGREEMENT", filed in the office of the County Clerk of Bernalillo County, New Mexico on July 17, 2013 as Document Number 2013079778.  
 New Lots 3-A1, 3-B1 and 4-A1, Krania as shown hereon shall be subject to the aforesaid "DECLARATION OF EASEMENTS AGREEMENT".

