

PLAT OF  
**LOT 2-A**  
**BLOCK 66**  
**BEL-AIR SUBDIVISION**

WITHIN  
 SECTION 2, TOWNSHIP 10 NORTH, RANGE 3 EAST, N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 DECEMBER, 2005

PROJECT NUMBER: 1004637  
 APPLICATION NUMBER: 06DRB-00050

UTILITY APPROVALS:

PNM ELECTRIC SERVICES	<u>1-17-06</u>	DATE
PNM GAS SERVICES	<u>1-17-06</u>	DATE
WEST TELECOMMUNICATIONS	<u>01-17-06</u>	DATE
COMCAST	<u>1-17-06</u>	DATE
NEW MEXICO UTILITIES	<u>01/18/06</u>	DATE

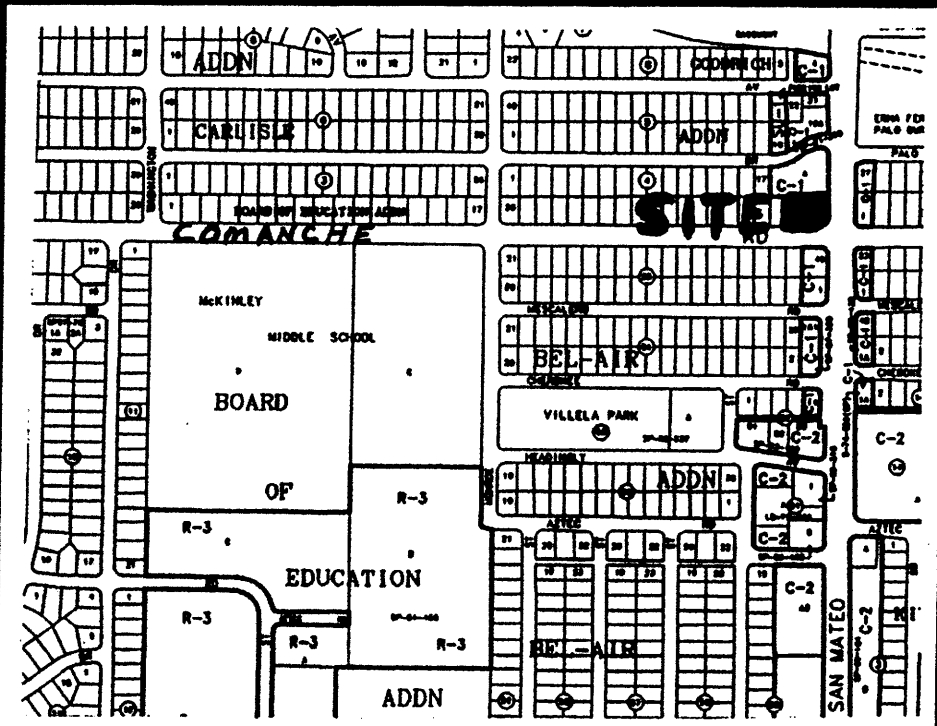
CITY APPROVALS:

CITY SURVEYOR	<u>01-04-06</u>	DATE
*REAL PROPERTY DIVISION (CONDITIONAL)	<u>01/18/06</u>	DATE
**ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL)	<u>01/18/06</u>	DATE
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	<u>2-2-06</u>	DATE
UTILITIES DEVELOPMENT	<u>1/18/06</u>	DATE
PARKS AND RECREATION DEPARTMENT	<u>1/18/06</u>	DATE
AMAFCA	<u>1/18/06</u>	DATE
CITY ENGINEER	<u>1/18/06</u>	DATE
DRB CHAIRPERSON, PLANNING DEPARTMENT	<u>1/18/06</u>	DATE

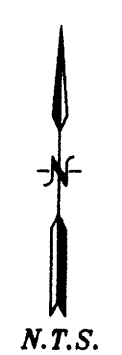
2886816453  
 6464891  
 Page: 1 of 1  
 82/83/2886 11:18A  
 Bx-2886C Pg-41

LEGAL DESCRIPTION

LOTS NUMBERED ONE (1) AND TWO (2) IN BLOCK NUMBERED SIXTY-SIX (66) OF THE PLAT OF BLOCKS 55 AND 66 OF BEL-AIR, A SUBDIVISION IN ALBUQUERQUE, NEW MEXICO, AS THE SAME ARE SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON NOVEMBER 5, 1951 IN VOLUME D1, FOLIO 39.

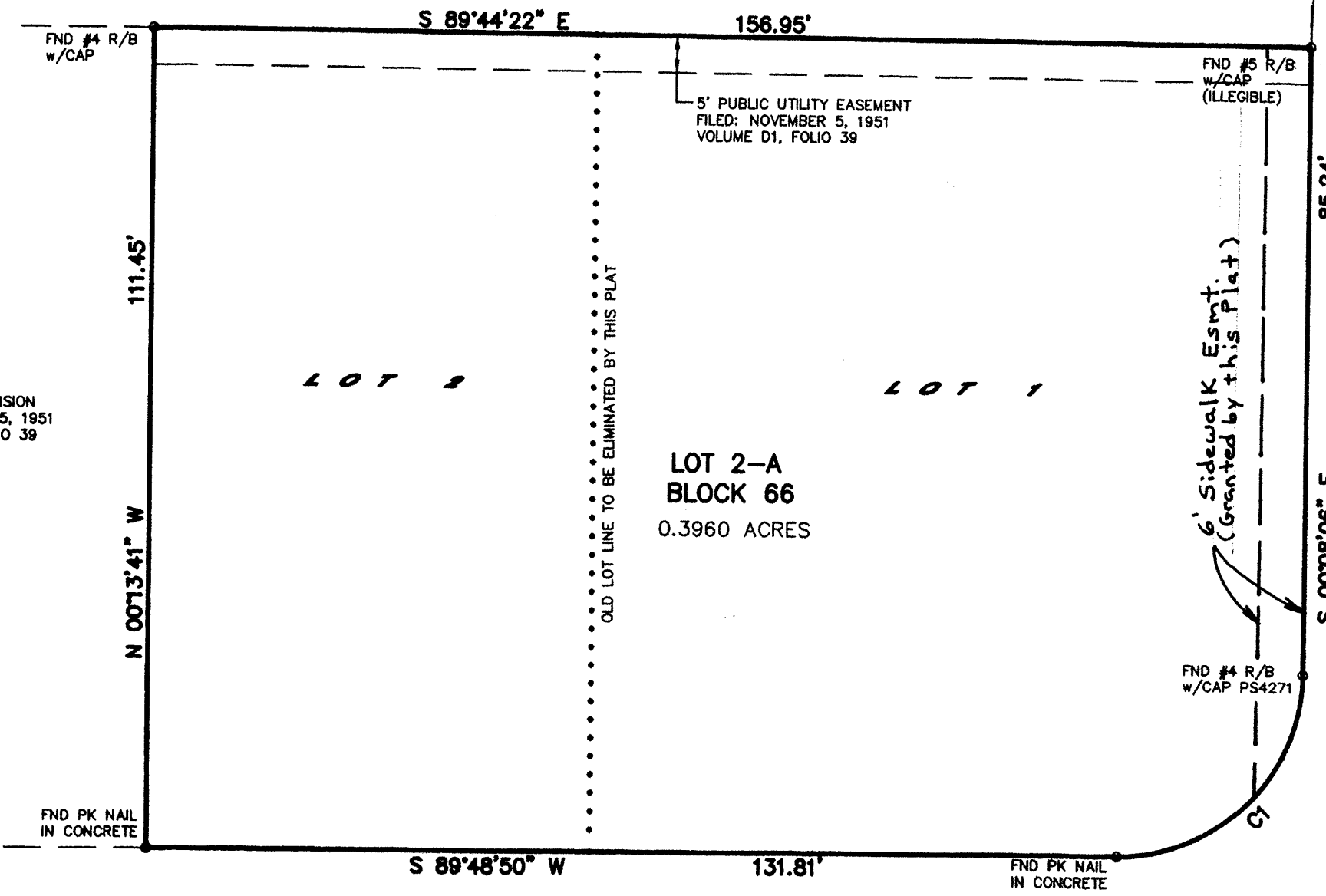


VICINITY MAP No. G-17

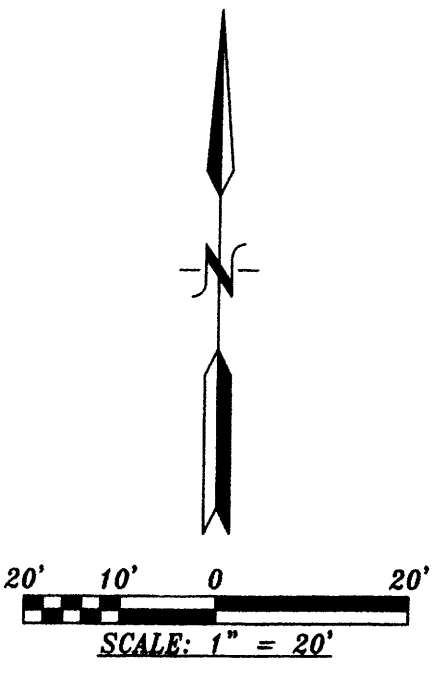


TRACT A  
 NORTH CARLSLE ADDITION  
 FILED: OCTOBER 15, 1980  
 VOLUME C17, FOLIO 103

ACS STATION "NM367-4"  
 X=399,571.06  
 Y=1,502,048.12  
 GRD TO GRID=0.99966272  
 Δα = -00° 11' 36"  
 CENTRAL ZONE, NAD 1927



SAN MATEO BOULEVARD N.E.  
 100' R/W



LOT 3  
 BLOCK 66  
 BEL-AIR SUBDIVISION  
 FILED: NOVEMBER 5, 1951  
 VOLUME D1, FOLIO 39

PURPOSE OF PLAT:

THE PURPOSE OF THIS PLAT IS TO COMBINE LOTS 1 and 2 INTO ONE (1) LOT AND GRANT ANY EASEMENTS AS SHOWN.

GENERAL NOTES:

- UNLESS NOTED, No. 4 REBAR WITH CAP STAMPED P.S.#11463 WERE SET AT ALL PROPERTY CORNERS.
- THIS PLAT SHOWS ALL EASEMENTS OF RECORD.
- TOTAL AREA OF PROPERTY: 0.3960 ACRES.
- TALOS LOG No. 2005129657
- BASIS OF BEARINGS IS THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 1927.
- DISTANCES ARE GROUND, BEARINGS ARE GRID.
- BEARINGS AND DISTANCES SHOWN IN PARENTHESIS ARE RECORD.
- DATE OF FIELD WORK: DECEMBER, 2005
- CURRENT ZONING: C-1

COMANCHE ROAD N.E.  
 80' R/W

CURVE DATA  
 C1  
 R = 25.00'  
 D = 89°54'45"  
 CB = N 44°48'12" E  
 CH = 35.33'  
 L = 39.23'

FREE CONSENT

THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETOR THEREOF. SAID OWNER / PROPRIETOR DOES HEREBY GRANT ANY AND ALL EASEMENTS AS MAY BE CREATED BY THIS PLAT. THOSE SIGNING AS OWNERS WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

Donald A. Maestas Barbara Ann Maestas  
 DATE 1-3-06

ACKNOWLEDGMENT

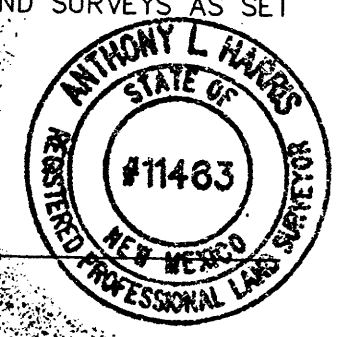
STATE OF NEW MEXICO ) S.S.  
 COUNTY OF BERNALILLO )  
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC THIS 3 DAY OF JANUARY, 2006  
 BY: Donald A. Maestas & Barbara Ann Maestas  
 OWNERS NAME  
 MY COMMISSION EXPIRES: 01/21/08 BY Sheryl Pacheco  
 NOTARY PUBLIC

SURVEYORS CERTIFICATE:

STATE OF NEW MEXICO ) S.S.  
 COUNTY OF BERNALILLO )  
 I, ANTHONY L. HARRIS, A DULY PROFESSIONAL LICENSED LAND SURVEYOR, UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THE PLAT WAS PREPARED UNDER MY DIRECT SUPERVISION, THAT I AM RESPONSIBLE FOR SAID PLAT AND MEETS THE REQUIREMENTS FOR MONUMENTATION AND SURVEY OF THE ALBUQUERQUE SUBDIVISION ORDINANCE AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND MEETS THE MINIMUM REQUIREMENTS FOR LAND SURVEYS AS SET FORTH BY THE STATE OF NEW MEXICO.

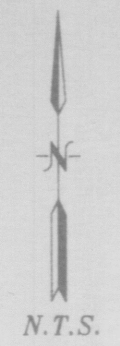
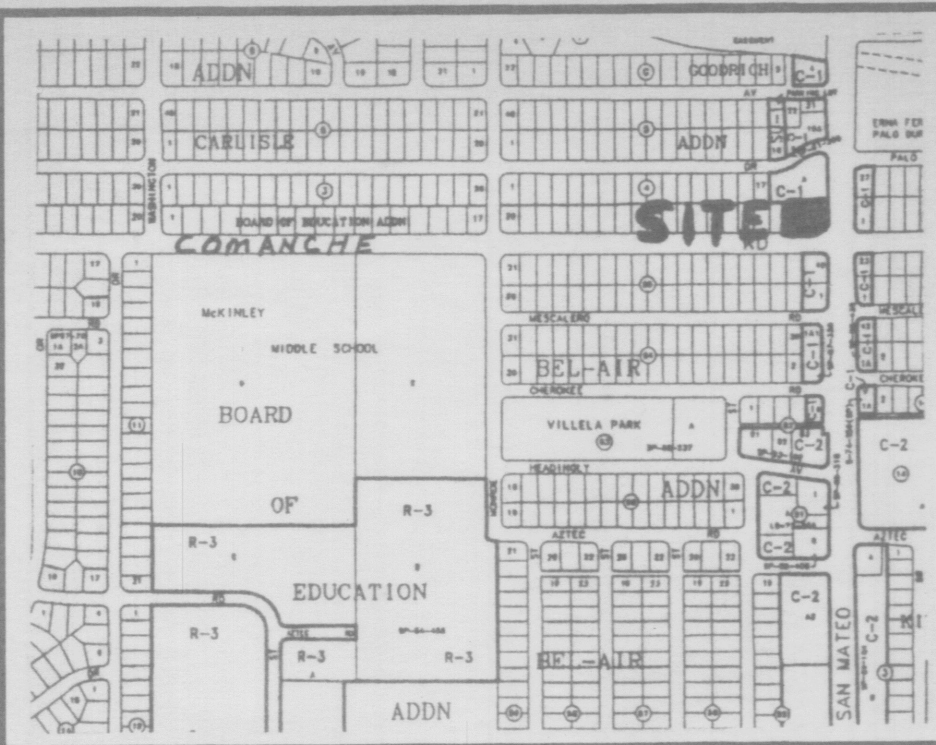
GIVEN UNDER MY HAND AND SEAL AT ALBUQUERQUE, NEW MEXICO, THIS 27th DAY OF December, 2005.

Anthony L. Harris  
 ANTHONY L. HARRIS, P.S. # 11463  
 HARRIS SURVEYING, INC.  
 2412-D MANROBE STREET N.E.  
 ALBUQUERQUE, NEW MEXICO 87110  
 PHONE: (505) 889-8056  
 FAX: (505) 889-8645



Re05-2506.dwg(Dec-05)

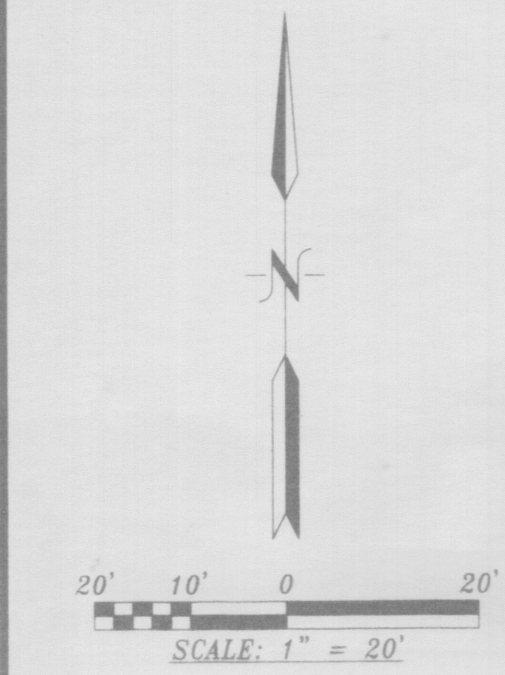
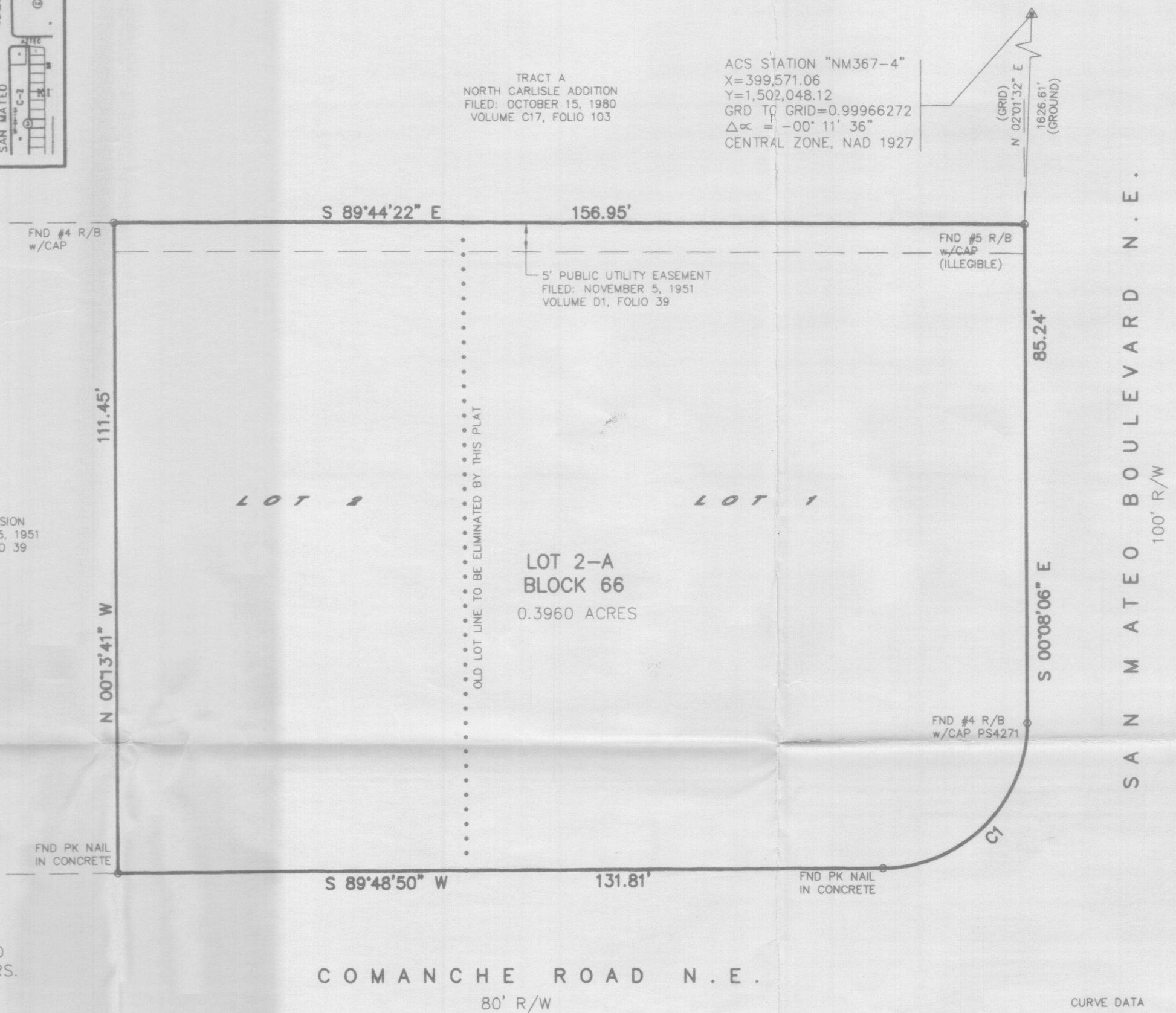
THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON  
 UPC# 101706051905810381  
 PROPERTY OWNER OF RECORD: Donald & Barbara Maestas  
 BERNALILLO CO. TREASURER'S OFFICE: Donna Maestas  
2-3-06



**LEGAL DESCRIPTION**  
 LOTS NUMBERED ONE (1) AND TWO (2) IN BLOCK NUMBERED SIXTY-SIX (66) OF THE PLAT OF BLOCKS 55 AND 66 OF BEL-AIR, A SUBDIVISION IN ALBUQUERQUE, NEW MEXICO, AS THE SAME ARE SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON NOVEMBER 5, 1951 IN VOLUME D1, FOLIO 39.

**PLAT OF  
 LOT 2-A  
 BLOCK 66  
 BEL-AIR SUBDIVISION**  
 WITHIN  
 SECTION 2, TOWNSHIP 10 NORTH, RANGE 3 EAST, N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 DECEMBER, 2005

VICINITY MAP No. G-17



**PURPOSE OF PLAT:**  
 THE PURPOSE OF THIS PLAT IS TO COMBINE LOTS 1 and 2 INTO ONE (1) LOT AND GRANT ANY EASEMENTS AS SHOWN.

- GENERAL NOTES:**
- 1: UNLESS NOTED, No. 4 REBAR WITH CAP STAMPED P.S.#11463 WERE SET AT ALL PROPERTY CORNERS.
  - 2: THIS PLAT SHOWS ALL EASEMENTS OF RECORD.
  - 3: TOTAL AREA OF PROPERTY: 0.3960 ACRES.
  - 4: TALOS LOG No. 2005129657
  - 5: BASIS OF BEARINGS IS THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 1927.
  - 6: DISTANCES ARE GROUND, BEARINGS ARE GRID.
  - 7: BEARINGS AND DISTANCES SHOWN IN PARENTHESIS ARE RECORD.
  - 8: DATE OF FIELD WORK: DECEMBER, 2005
  - 9: CURRENT ZONING: C-1

**FREE CONSENT**  
 THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETOR THEREOF. SAID OWNER / PROPRIETOR DOES HEREBY GRANT ANY AND ALL EASEMENTS AS MAY BE CREATED BY THIS PLAT. THOSE SIGNING AS OWNERS WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

*Donald A. Morales & Barbara Ann Morales*  
 DATE 1-3-06

**ACKNOWLEDGMENT**  
 STATE OF NEW MEXICO ) S.S.  
 COUNTY OF BERNALILLO )  
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC THIS 3 DAY OF JANUARY, 2006  
 BY: *Donald A. Morales & Barbara Ann Morales*  
 OWNERS NAME  
 MY COMMISSION EXPIRES: 01/21/08 BY: *Sheryl Brackero*  
 NOTARY PUBLIC

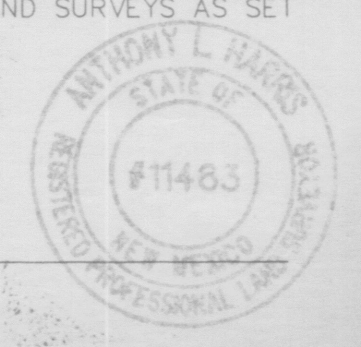
PROJECT NUMBER:	<u>1004637</u>
APPLICATION NUMBER:	
UTILITY APPROVALS:	
PNM ELECTRIC SERVICES	DATE
PNM GAS SERVICES	DATE
QWEST TELECOMMUNICATIONS	DATE
COMCAST	DATE
NEW MEXICO UTILITIES	DATE
CITY APPROVALS:	
CITY SURVEYOR	<u>01-04-06</u> DATE
*REAL PROPERTY DIVISION (CONDITIONAL)	DATE
**ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL)	DATE
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	DATE
UTILITIES DEVELOPMENT	DATE
PARKS AND RECREATION DEPARTMENT	DATE
AMAFCA	DATE
CITY ENGINEER	DATE
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE

**PRELIMINARY PLAT APPROVED BY DRB**  
 ON 1/18/06

**CURVE DATA**  
 C1  
 R = 25.00'  
 D = 89°54'45"  
 CB = N 44°48'12" E  
 CH = 35.33'  
 L = 39.23'

**SURVEYORS CERTIFICATE:**  
 STATE OF NEW MEXICO ) S.S.  
 COUNTY OF BERNALILLO )  
 I, ANTHONY L. HARRIS, A DULY PROFESSIONAL LICENSED LAND SURVEYOR, UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THE PLAT WAS PREPARED UNDER MY DIRECT SUPERVISION, THAT I AM RESPONSIBLE FOR SAID PLAT AND MEETS THE REQUIREMENTS FOR MONUMENTATION AND SURVEY OF THE ALBUQUERQUE SUBDIVISION ORDINANCE AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND MEETS THE MINIMUM REQUIREMENTS FOR LAND SURVEYS AS SET FORTH BY THE STATE OF NEW MEXICO.

GIVEN UNDER MY HAND AND SEAL AT ALBUQUERQUE, NEW MEXICO, THIS 27th DAY OF December, 2005.  
*Anthony L. Harris*  
 ANTHONY L. HARRIS, P.S. # 11463  
 HARRIS SURVEYING, INC.  
 2412-B BONROE STREET N.E.  
 ALBUQUERQUE, NEW MEXICO 87110  
 PHONE: (505) 889-8056  
 FAX: (505) 889-8645



Re05-2506.dwg (Dec-05)

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC# \_\_\_\_\_  
 PROPERTY OWNER OF RECORD: \_\_\_\_\_  
 BERNALILLO CO. TREASURER'S OFFICE: \_\_\_\_\_

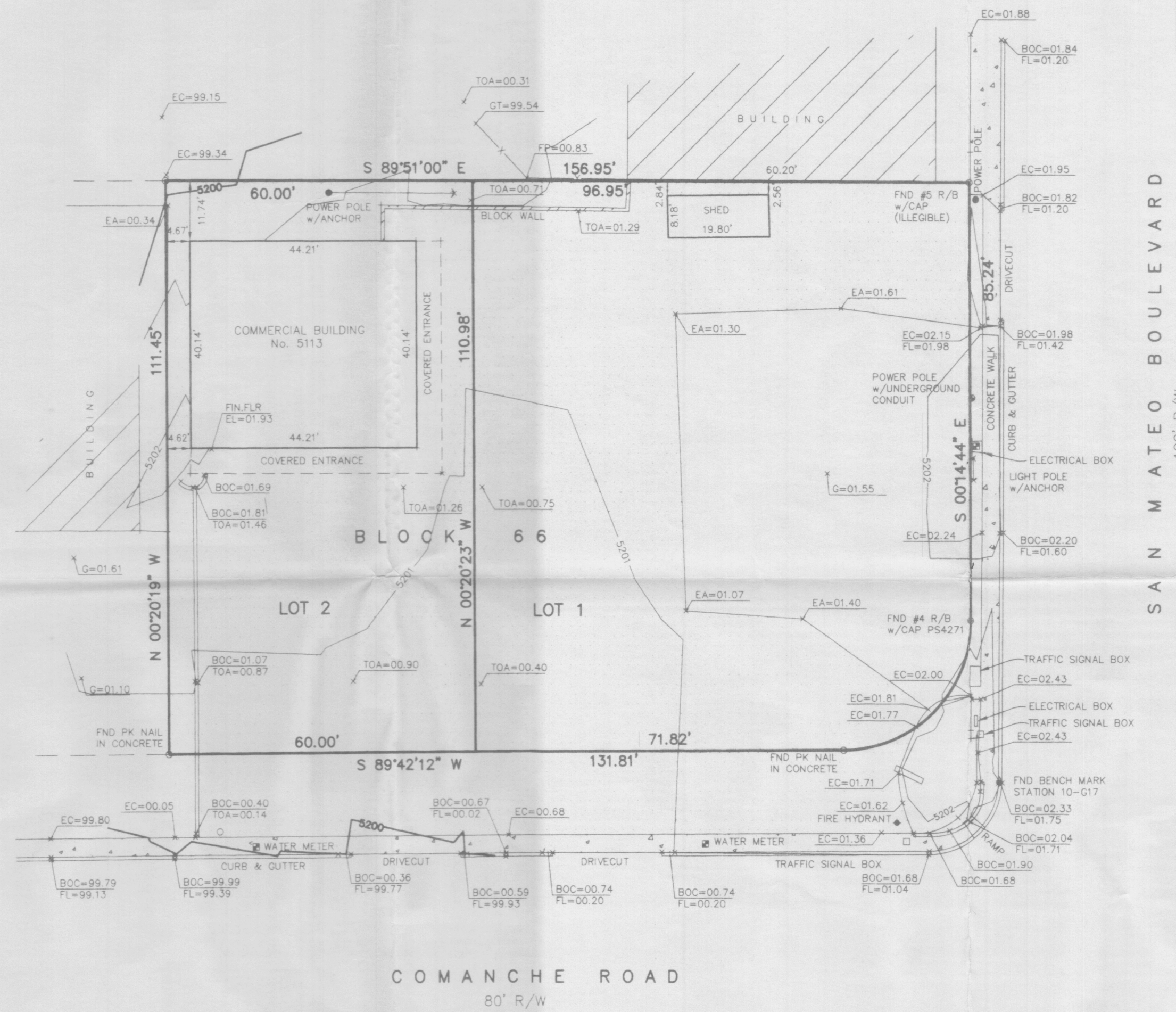
**PLAT OF TOPOGRAPHY**  
 OF  
**LOTS 1 and 2**  
**BLOCK 66**  
**BEL-AIR SUBDIVISION**  
 ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
 DECEMBER, 2005

**GENERAL NOTES:**

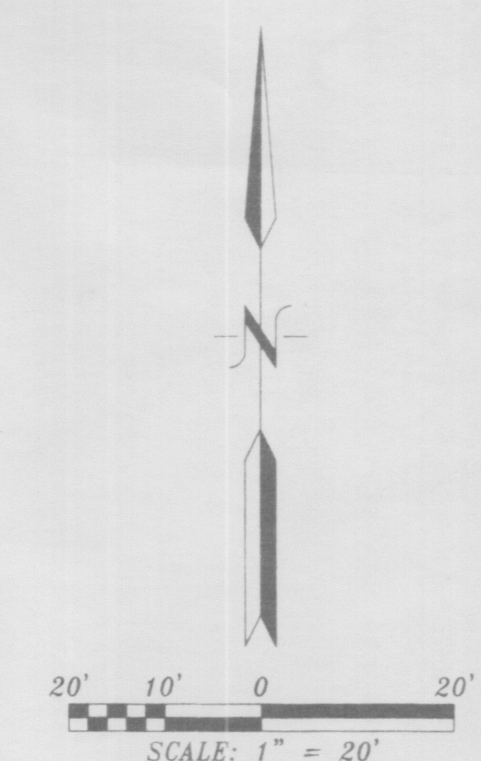
- 1: CONTOUR INTERVAL IS ONE (1) FOOT.
- 2: ELEVATIONS ARE BASED ON CITY OF ALBUQUERQUE STATION No. "10-G17", HAVING AN ELEVATION OF 5202.37
- 3: UTILITIES SHOWN HEREON ARE IN THEIR APPROXIMATE LOCATION BASED ONLY ON ABOVE GROUND EVIDENCE FOUND IN THE FIELD AND AS-BUILT INFORMATION PROVIDED BY THE CLIENT. UTILITIES SHOWN HEREON, WHETHER INDICATED AS ABANDONED OR NOT, SHALL BE VERIFIED BY OTHERS FOR EXACT LOCATION AND/OR DEPTH PRIOR TO EXCAVATION OR DESIGN CONSIDERATIONS.
- 5: THIS IS NOT A BOUNDARY SURVEY. BEARINGS AND DISTANCES SHOWN HEREON ARE FOR REFERENCE ONLY.

**LEGEND**

- BOC = BACK OF CURB
- CC = CURB CUT
- DI = DRAINAGE INLET
- EA = EDGE OF ASPHALT
- EC = EDGE OF CONCRETE
- EL = ELEVATION
- EOW = EDGE OF WALL
- ER = EDGE OF ROAD
- FIN.FLR = FINISH FLOOR
- FL = FLOW LINE
- FND = FOUND
- FP = FENCE POST
- G = GROUND
- INV = INVERT



LOT 3  
 BLOCK 66  
 BEL-AIR SUBDIVISION  
 FILED: NOVEMBER 5, 1951  
 VOLUME D1, FOLIO 39



*Anthony L. Harris* 12-19-05  
 Anthony L. Harris, N.M.P.S.#11463 HARRIS SURVEYING, INC.  
 2412-D Monroe Street, NE • Albuquerque, New Mexico 87110  
 Telephone (505) 889-8056 • FAX (505) 889-8645