

VICINITY MAP 1"=750' ZONE ATLAS: L-21-Z

SUBDIVISION DATA

GROSS ACREAGE	2.2575 Acres
ZONE ATLAS NO.	L-21-Z
NO. OF EXISTING TRACTS/LOTS	2 TRACTS/ 1 LOT
NO. OF LOTS/TRACTS/PARCELS CREATED	21 LOTS
NO. OF TRACTS/LOTS ELIMINATED	2 TRACTS/ 1 LOT
MILES OF FULL WIDTH STREETS CREATED	0.06
AREA DEDICATED TO CITY OF ALBUQUERQUE	0.3993 Acres
DATE OF SURVEY	October, 2005
ZONING	R-T/ SU-1 C-1 USES
UTILITY CONTROL LOCATION SYSTEM LOG NUMBER	2005413580

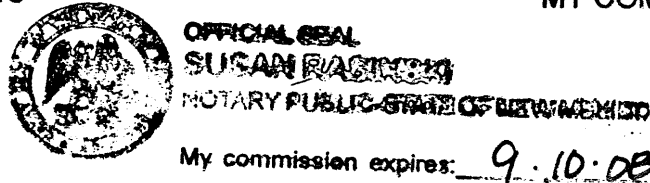
FREE CONSENT AND DEDICATION

The subdivision hereon described 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, public right-of-ways 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, water, sewer and communication services for buried distribution lines, conduits, and pipes for underground 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 do hereby certify that this subdivision is their free act and deed. Said owner(s) warrant that they hold among them complete and indefeasible title in fee simple to the land subdivided.

ELSO, LLC: Owners of Tracts B-1 and B-2
 Karl Smith
 Member
Karl Smith 7/25/06
 DATE

OWNER'S ACKNOWLEDGMENT

STATE OF NEW MEXICO
 COUNTY OF BERNALILLO SS
 This instrument was acknowledged before me on July 25, 2006
 By Karl Smith, member, ELSO LLC, A New Mexico Limited Liability Corporation on behalf of said corporation
Susan Rasinski 9.10.2008
 NOTARY PUBLIC MY COMMISSION EXPIRES



LEGAL DESCRIPTION

TRACTS B-1 AND B-2 OF SUBDIVISION PLAT MANZANO MESA AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON APRIL 3, 2001 IN PLAT BOOK 2001C, FOLIO 101. TOGETHER WITH LOT NUMBERED 174 (P-1) OF SUBDIVISION PLAT FOR MIRAVISTA, UNIT 2, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON FEBRUARY 21, 2002 IN BOOK 2002C, FOLIO 68. AND CONTAINING 2.2575 ACRES MORE OR LESS.

PURPOSE OF PLAT

1. SUBDIVIDE TWO (2) TRACTS AND ONE LOT INTO TWENTY ONE (21) LOTS,
2. GRANT NEW EASEMENTS AS SHOWN HEREON
3. VACATE EASEMENTS AS SHOWN HEREON
4. DEDICATE RIGHT-OF-WAY AS SHOWN HEREON

SURVEY NOTES

1. Basis of Bearings are New Mexico State Plane Grid NAD 27 (Central Zone).
2. All distances are ground distances: U.S. Survey foot.
3. Bearings and Distances in Parenthesis are record.
4. Basis of boundary are the following plats and documents of record entitled:
 "PLAT FOR MANZANO MESA"
 (04-03-2001, BK-2001C, FOLIO-101)
 "PLAT FOR MIRAVISTA, UNIT 2"
 (02-21-2002, BK-2002C, FOLIO-68)
 Records of Bernalillo County, New Mexico.
5. Date of Survey: October, 2005

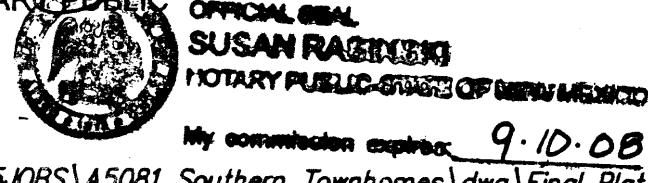


THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC # 0210562503512701; 102105625036312702; 102105626036412614
 PROPERTY OWNER OF RECORD:
Allen R. Crosland
 BERNALILLO COUNTY TREASURER'S OFFICE
J. J. Jarama 9/27/06

Owner: Lot 147-P1
 Allen Crosland
 An Individual
Allen R. Crosland 7/25/06
 DATE

OWNER'S ACKNOWLEDGMENT

STATE OF NEW MEXICO
 COUNTY OF BERNALILLO SS
 This instrument was acknowledged before me on JULY 25, 2006
 By Allen Crosland an Individual. Owner of Lot 147-P1.
Susan Rasinski 9.10.2008
 NOTARY PUBLIC MY COMMISSION EXPIRES



PLAT FOR EMBUDITO CANYON SUBDIVISION

WITHIN SECTION 28
 TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 July, 2006

APPROVED AND ACCEPTED BY:

APPROVAL AND CONDITIONAL ACCEPTANCE as specified by the Albuquerque subdivision Ordinance, Chapter 14 Article 14 of the Revised Ordinances of Albuquerque, New Mexico, 1994.

Project Number: 1004793

Application Number: 06 DRB-01195

PLAT APPROVAL

Utility Approvals:

<i>Lead G. Marks</i>	8-28-06
PNM Electric Services	Date
<i>Lead G. Marks</i>	8-28-06
PNM Gas Services	Date
<i>David Khalil</i>	8/28/06
Qwest Telecommunications	Date
<i>Konnie Parker</i>	8-28-06
Comcast	Date

City Approvals:

<i>John B. Hart</i>	8-15-06
City Surveyor	Date
<i>NA</i>	9/25/06
Real Property Division	Date
<i>John S. ...</i>	8-23-06
Traffic Engineering, Transportation Division	Date
<i>Ronald ...</i>	8-23-06
Water Utility Department	Date
<i>Christina ...</i>	8/23/06
Parks and Recreation Department	Date
<i>Bradley L. Bingham</i>	8/23/06
AMAFCA	Date
<i>Bradley L. Bingham</i>	8/24/06
City Engineer	Date
<i>DRB Chairperson</i>	9/27/06
DRB Chairperson, Planning Department	Date

SURVEYOR'S CERTIFICATION:

"I, Will Plotner Jr., 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, and is true and correct to the best of my knowledge and belief."

Will Plotner Jr. 8/10/06
 Will Plotner Jr. N.M.P.S. No. 14271 Date



CARTESIAN SURVEYS INC.

P.O. BOX 44414 RIO RANCHO, N.M. 87174
 Phone (505) 896-3050 Fax (505)891-0244

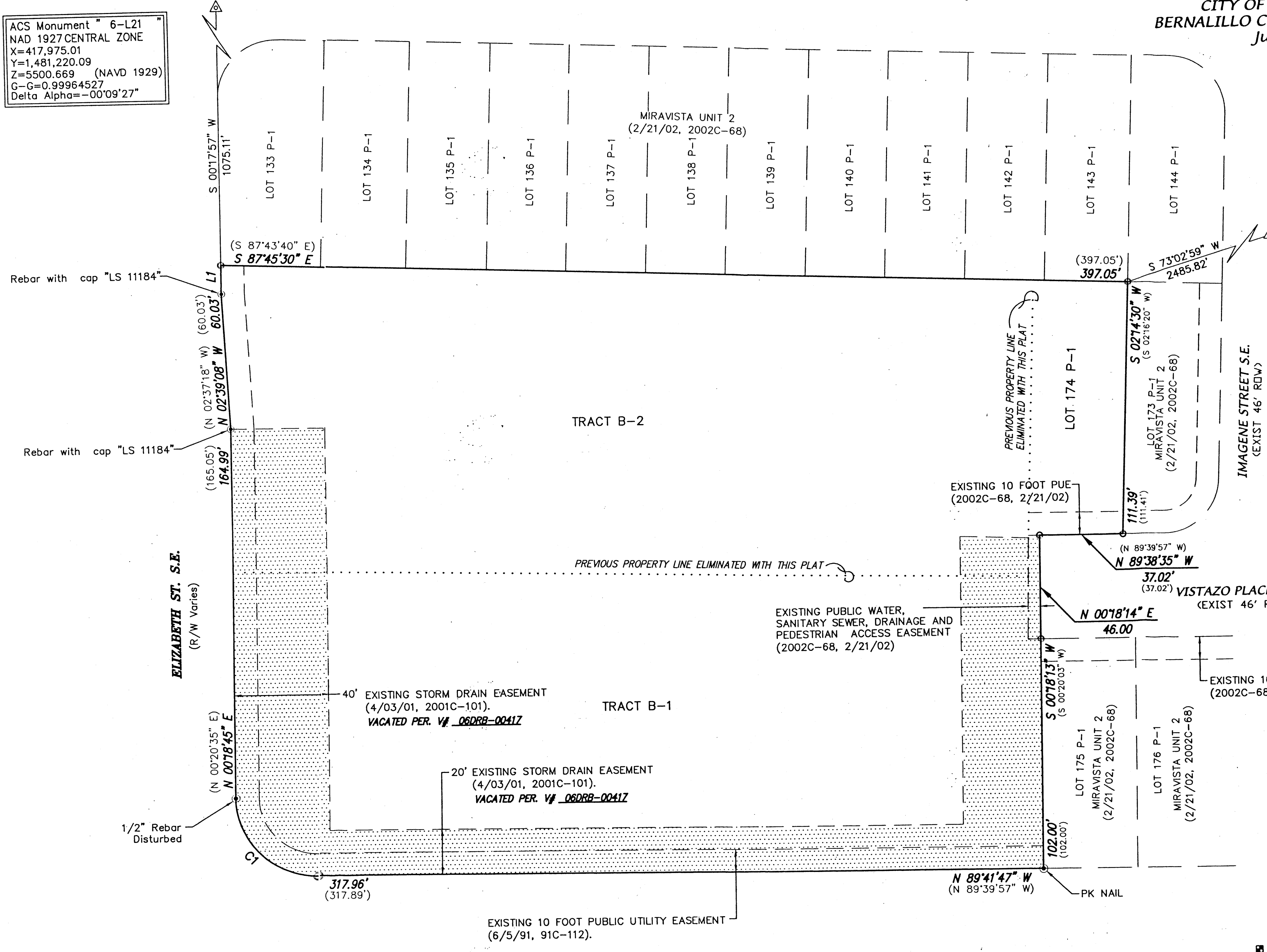
A05081_COVER.dwg	Drawn: STEPHEN	Checked: ALS	Sheet 1 of 4
Scale: AS SHOWN	Date: 7/11/2006	Job: A05081	

PLAT FOR
EMBUDITO CANYON SUBDIVISION
 WITHIN SECTION 28
 TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 July, 2006

2006147245
 6334869
 Page: 2 of 4
 09/27/2006 04:03P
 BK-2066C Pg-295
 Mary Herrera Bern. Co. PLAT R 22.00

ACS Monument " 6-L21"
 NAD 1927 CENTRAL ZONE
 X=417,975.01
 Y=1,481,220.09
 Z=5500.669 (NAVD 1929)
 G-G=0.99964527
 Delta Alpha=-00'09'27"

ACS Monument " 1-L21(R)"
 NAD 1927 CENTRAL ZONE
 X=420,742.99
 Y=1,480,854.31
 Z=5534.627 (NAVD 1929)
 G-G=0.99964255
 Delta Alpha=-00'09'08"



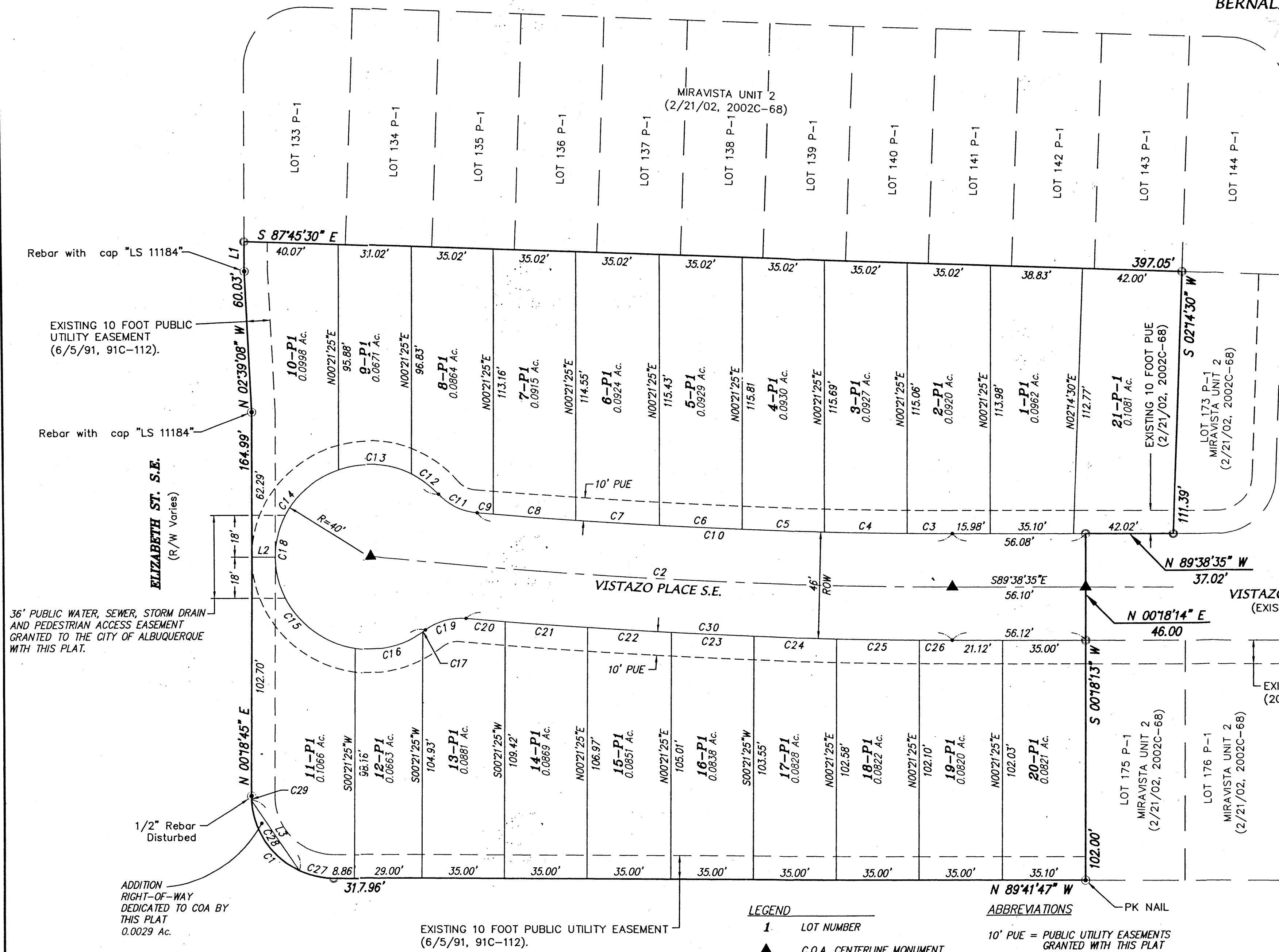
I:\S:\OBSA5081 Southern Townhomes\dwg\Final Plat\A05081-FP_02.dwg, 8/11/2006 1:06:53 PM, stephen



CARTESIAN SURVEYS INC.
 P.O. BOX 44414 RIO RANCHO, N.M. 87174
 Phone (505) 896-3050 Fax (505)891-0244

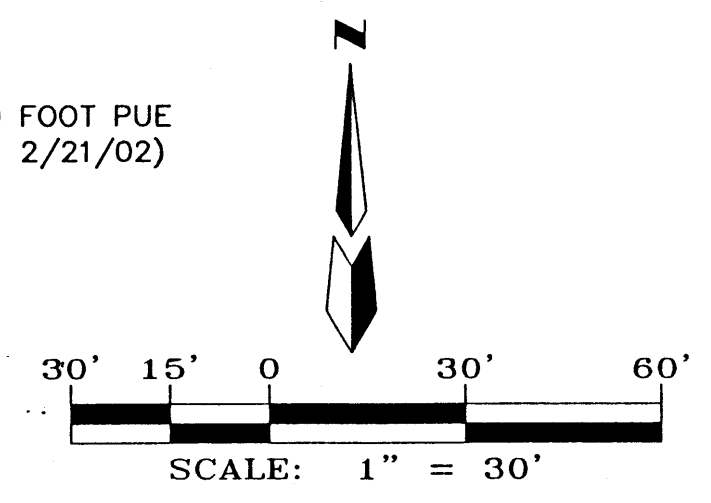
Dwg: A05081-FP_02.dwg	Drawn: STEPHEN	Checked: ALS	Sheet 2 of 4
Scale: AS SHOWN	Date: 7/11/2006	Job: A05081	

PLAT FOR
EMBUDITO CANYON SUBDIVISION
WITHIN SECTION 28
TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
July, 2006



NOTE: ▲
CENTERLINE (IN PLACE OF ROW) MONUMENTATION IS TO BE INSTALLED AT ALL CENTERLINE PC'S, PT'S, ANGLE POINTS AND STREET INTERSECTIONS AS SHOWN HEREON, AND WILL CONSIST OF A FOUR INCH (4") ALUMINUM ALLOY CAP STAMPED "CITY OF ALBUQUERQUE", "CENTERLINE MONUMENT", "DO NOT DISTURB", "N.M.P.S. # 14271".

ALL STREETS AND ROADS SHOWN HEREON IS HEREBY DEDICATED IN FEE SIMPLE WITH WARRANTY COVENANTS AS PUBLIC RIGHT-OF-WAY



CARTESIAN SURVEYS INC.
P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 896-3050 Fax (505) 891-0244

- LEGEND**
- 1. LOT NUMBER
 - ▲ C.O.A. CENTERLINE MONUMENT
 - REFERS TO END OF TANGENT OR CURVE ON RIGHT-OF-WAY
 - ⊙ FOUND AS INDICATED
 - SET BATHEY MARKER "LS 14271"
- ABBREVIATIONS**
- 10' PUE = PUBLIC UTILITY EASEMENTS GRANTED WITH THIS PLAT
 - ROW = RIGHT-OF-WAY
 - A.B.C.W.U.A. = ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY
 - COA = CITY OF ALBUQUERQUE

SEE SHEET 4 OF 4 FOR CURVE AND LINE TABLE

Dwg: A05081-FP_03.dwg	Drawn: STEPHEN	Checked: ALS	Sheet 3 of 4
Scale: AS SHOWN	Date: 8/24/2006	Job: A05081	

F:\A05\08S\A5081 Southern Townhomes\dwg\Final Plat\A05081-FP_03.dwg, 8/24/2006 8:42:33 AM, stephen

PLAT FOR
EMBUDITO CANYON SUBDIVISION
 WITHIN SECTION 28
 TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 July, 2006

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CH-BEARING=	CH-DIST=
C1	54.98	35.00	90°00'32"	35.01	S44°41'31"E	49.50
C2	247.27	2461.00	5°45'25"	123.74	S86°45'53"E	247.17
C3	19.02	2438.00	0°26'50"	9.51	S89°25'10"E	19.02
C4	35.00	2438.00	0°49'22"	17.50	S88°47'05"E	35.00
C5	35.02	2438.00	0°49'22"	17.51	S87°57'43"E	35.02
C6	35.03	2438.00	0°49'24"	17.52	S87°08'19"E	35.03
C7	35.06	2438.00	0°49'26"	17.53	S86°18'54"E	35.06
C8	35.09	2438.00	0°49'29"	17.55	S85°29'27"E	35.09
C9	6.88	2438.00	0°09'42"	3.44	S84°59'51"E	6.88
C10	201.11	2438.00	4°43'35"	100.61	S87°16'48"E	201.05
C11	18.73	25.00	42°55'02"	9.83	S63°27'29"E	18.29
C12	14.78	40.00	21°10'06"	7.47	N52°35'01"W	14.69
C13	31.90	40.00	45°41'41"	16.85	N86°00'55"W	31.06
C14	49.45	40.00	70°49'30"	28.44	S35°43'30"W	46.36
C15	56.75	40.00	81°17'35"	34.34	S40°20'03"E	52.11
C16	30.52	40.00	43°43'09"	16.05	N77°09'35"E	29.79
C17	1.46	40.00	2°05'37"	0.73	N54°15'12"E	1.46
C18	184.86	40.00	26°47'38"	43.81	S05°36'13"W	59.08
C19	18.28	25.00	41°53'48"	9.57	S74°09'18"W	17.88
C20	16.71	2484.00	0°23'07"	8.35	S85°05'22"E	16.71
C21	35.08	2484.00	0°48'33"	17.54	S85°41'12"E	35.08
C22	35.05	2484.00	0°48'31"	17.53	S86°29'44"E	35.05
C23	35.03	2484.00	0°48'29"	17.52	S87°18'14"E	35.03
C24	35.01	2484.00	0°48'27"	17.51	S88°06'42"E	35.01
C25	35.00	2484.00	0°48'27"	17.50	S88°55'09"E	35.00
C26	13.88	2484.00	0°19'13"	6.94	S89°28'59"E	13.88
C27	14.98	35.00	24°30'54"	7.60	S77°26'20"E	14.86
C28	38.27	35.00	62°38'35"	21.30	S33°51'36"E	36.39
C29	1.74	35.00	2°51'03"	0.87	S01°06'47"E	1.74
C30	205.77	2484.00	4°44'47"	102.94	S87°16'12"E	205.71

LINE TABLE		
LINE	BEARING	LENGTH
L1	N00°17'18"E	12.77'
L2	N89°41'15"W	10.00'
L3	N33°51'36"W	36.39'

PUBLIC UTILITY EASEMENTS:

PUBLIC UTILITY EASEMENTS shown on this plat are granted for the common and joint use of:

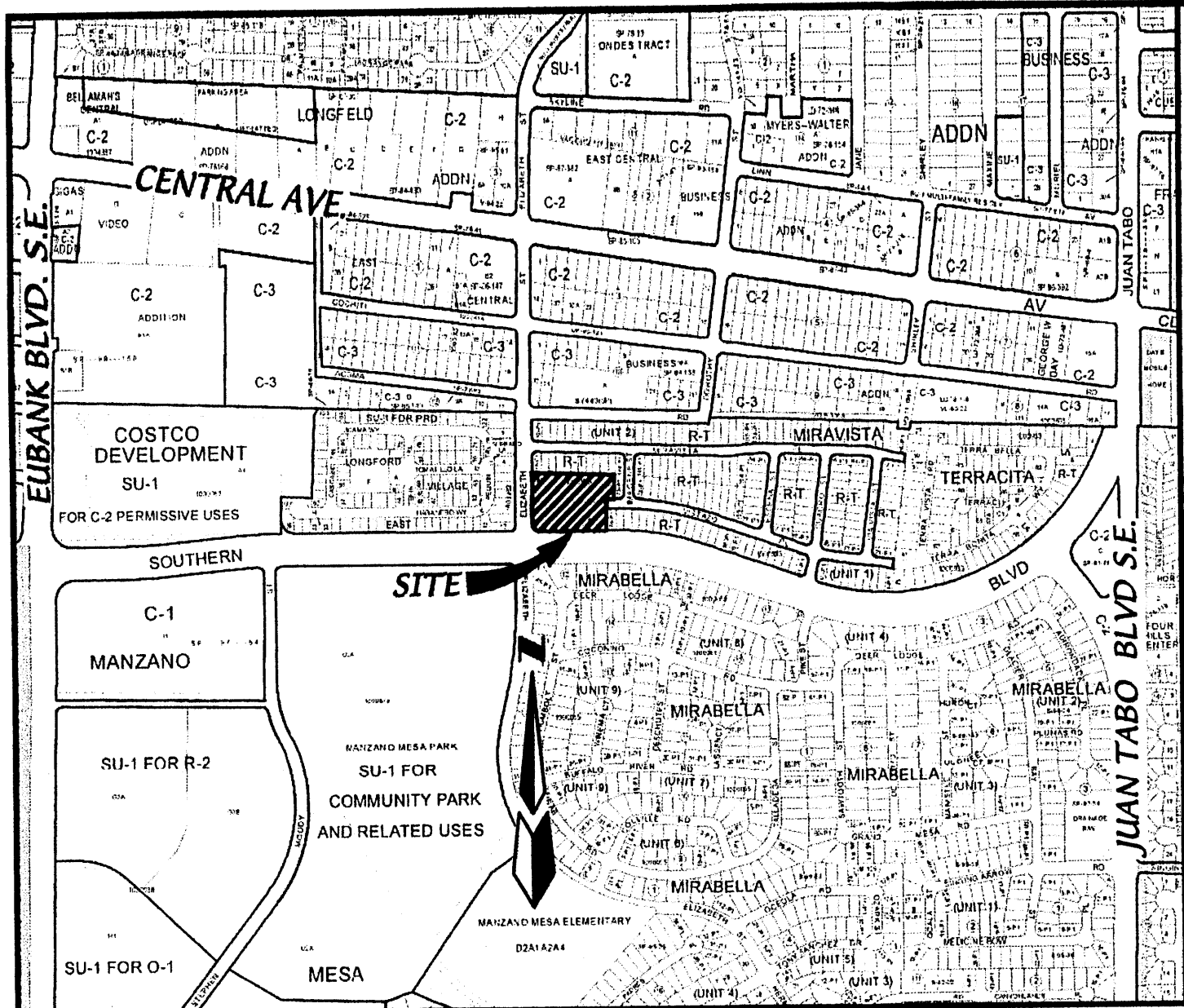
1. The PNM Electric Services Division for the installation, maintenance and service of overhead and underground electrical lines, transformers, poles and any other equipment, fixtures, structures and related facilities reasonably necessary to provide electrical services.
2. The PNM Gas Services Division for installation, maintenance and services of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas.
3. Qwest for installation, maintenance and service of all buried and aerial communication lines and other related equipment and facilities reasonably necessary to provide communication services, including but not limited to above ground pedestals and closures.
4. Comcast cable for installation, maintenance and service of such lines, cable and other related equipment and facilities reasonably necessary to provide Cable TV 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, pool (above ground or subsurface), hot tub, concrete or wood pool decking, 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 within or near easements shown on this plat.

In approving this plat, the utility companies did not conduct a Title Search of the properties shown hereon. Consequently, the utility companies do not waive or release any easement or easement rights which may have been granted by prior plat, replat or other document and which are not 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.



CARTESIAN SURVEYS INC.
 P.O. BOX 44414 RIO RANCHO, N.M. 87174
 Phone (505) 896-3050 Fax (505)891-0244



VICINITY MAP 1" = 750' ZONE ATLAS: L-21-Z

SUBDIVISION DATA

GROSS ACREAGE	2.2575 Acres
ZONE ATLAS NO.	L-21-Z
NO. OF EXISTING TRACTS/LOTS	2 TRACTS/ 1 LOT
NO. OF LOTS/TRACTS/PARCELS CREATED	21 LOTS
NO. OF TRACTS/LOTS ELIMINATED	2 TRACTS/ 1 LOT
MILES OF FULL WIDTH STREETS CREATED	0.06
AREA DEDICATED TO CITY OF ALBUQUERQUE	0.3993 Acres
DATE OF SURVEY	October, 2005
ZONING	R-T/ SU-1 C-1 USES
UTILITY CONTROL LOCATION SYSTEM LOG NUMBER	2005413580

FREE CONSENT AND DEDICATION

The subdivision hereon described 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, public right-of-ways 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, water, sewer and communication services for buried distribution lines, conduits, and pipes for underground 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 do hereby certify that this subdivision is their free act and deed. Said owner(s) warrant that they hold among them complete and indefeasible title in fee simple to the land subdivided.

ELSO, LLC: Owners of Tracts B-1 and B-2
 Karl Smith
 Member
Karl Smith 7/25/06
 DATE

OWNER'S ACKNOWLEDGMENT

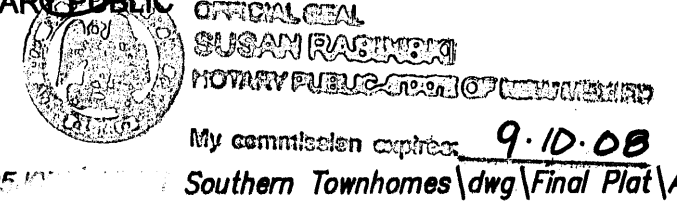
STATE OF NEW MEXICO
 COUNTY OF BERNALILLO SS
 This instrument was acknowledged before me on July 25, 2006
 By Karl Smith, member, ELSO LLC, A New Mexico Limited Liability Corporation on behalf of said corporation
Susan Rasinski 9.10.2008
 NOTARY PUBLIC MY COMMISSION EXPIRES



Owner: Lot 147-P1
 Allen Crosland
 An Individual
Allen Crosland 7/25/06
 DATE

OWNER'S ACKNOWLEDGMENT

STATE OF NEW MEXICO
 COUNTY OF BERNALILLO SS
 This instrument was acknowledged before me on JULY 25, 2006
 By Allen Crosland an Individual. Owner of Lot 147-P1.
Susan Rasinski 9.10.2008
 NOTARY PUBLIC MY COMMISSION EXPIRES



LEGAL DESCRIPTION

TRACTS B-1 AND B-2 OF SUBDIVISION PLAT MANZANO MESA AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON APRIL 3, 2001 IN PLAT BOOK 2001C, FOLIO 101. TOGETHER WITH LOT NUMBERED 174 (P-1) OF SUBDIVISION PLAT FOR MIRAVISTA, UNIT 2, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON FEBRUARY 21, 2002 IN BOOK 2002C, FOLIO 68. AND CONTAINING 2.2575 ACRES MORE OR LESS.

PURPOSE OF PLAT

1. SUBDIVIDE TWO (2) TRACTS AND ONE LOT INTO TWENTY ONE (21) LOTS,
2. GRANT NEW EASEMENTS AS SHOWN HEREON
3. VACATE EASEMENTS AS SHOWN HEREON
4. DEDICATE RIGHT-OF-WAY AS SHOWN HEREON

SURVEY NOTES

1. Basis of Bearings are New Mexico State Plane Grid NAD 27 (Central Zone).
2. All distances are ground distances: U.S. Survey foot.
3. Bearings and Distances in Parenthesis are record.
4. Basis of boundary are the following plats and documents of record entitled:
 "PLAT FOR MANZANO MESA"
 (04-03-2001, BK-2001C, FOLIO-101)
 "PLAT FOR MIRAVISTA, UNIT 2"
 (02-21-2002, BK-2002C, FOLIO-68)
 Records of Bernalillo County, New Mexico.
5. Date of Survey: October, 2005

PLAT FOR EMBUDITO CANYON SUBDIVISION

WITHIN SECTION 28
 TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 July, 2006

PRELIMINARY PLAT APPROVED BY DRB

APPROVED AND ACCEPTED BY: ON 8/23/06

APPROVAL AND CONDITIONAL ACCEPTANCE as specified by the Albuquerque subdivision Ordinance, Chapter 14 Article 14 of the Revised Ordinances of Albuquerque, New Mexico, 1994.

Project Number: 1004793

Application Number: _____

PLAT APPROVAL

Utility Approvals:

PNM Electric Services	_____	Date
PNM Gas Services	_____	Date
Qwest Telecommunications	_____	Date
Comcast	_____	Date
City Approvals:		
City Surveyor	_____	Date
Real Property Division	_____	Date
Traffic Engineering, Transportation Division	_____	Date
Water Utility Department	_____	Date
Parks and Recreation Department	_____	Date
AMAFCA	_____	Date
City Engineer	_____	Date
DRB Chairperson, Planning Department	_____	Date

SURVEYOR'S CERTIFICATION:

"I, Will Plotner Jr., 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, and is true and correct to the best of my knowledge and belief."
Will Plotner Jr. 8/10/06
 Will Plotner Jr. N.M.P.S. No. 14271 Date



CARTESIAN SURVEYS INC.
 P.O. BOX 44414 RIO RANCHO, N.M. 87174
 Phone (505) 896-3050 Fax (505)891-0244

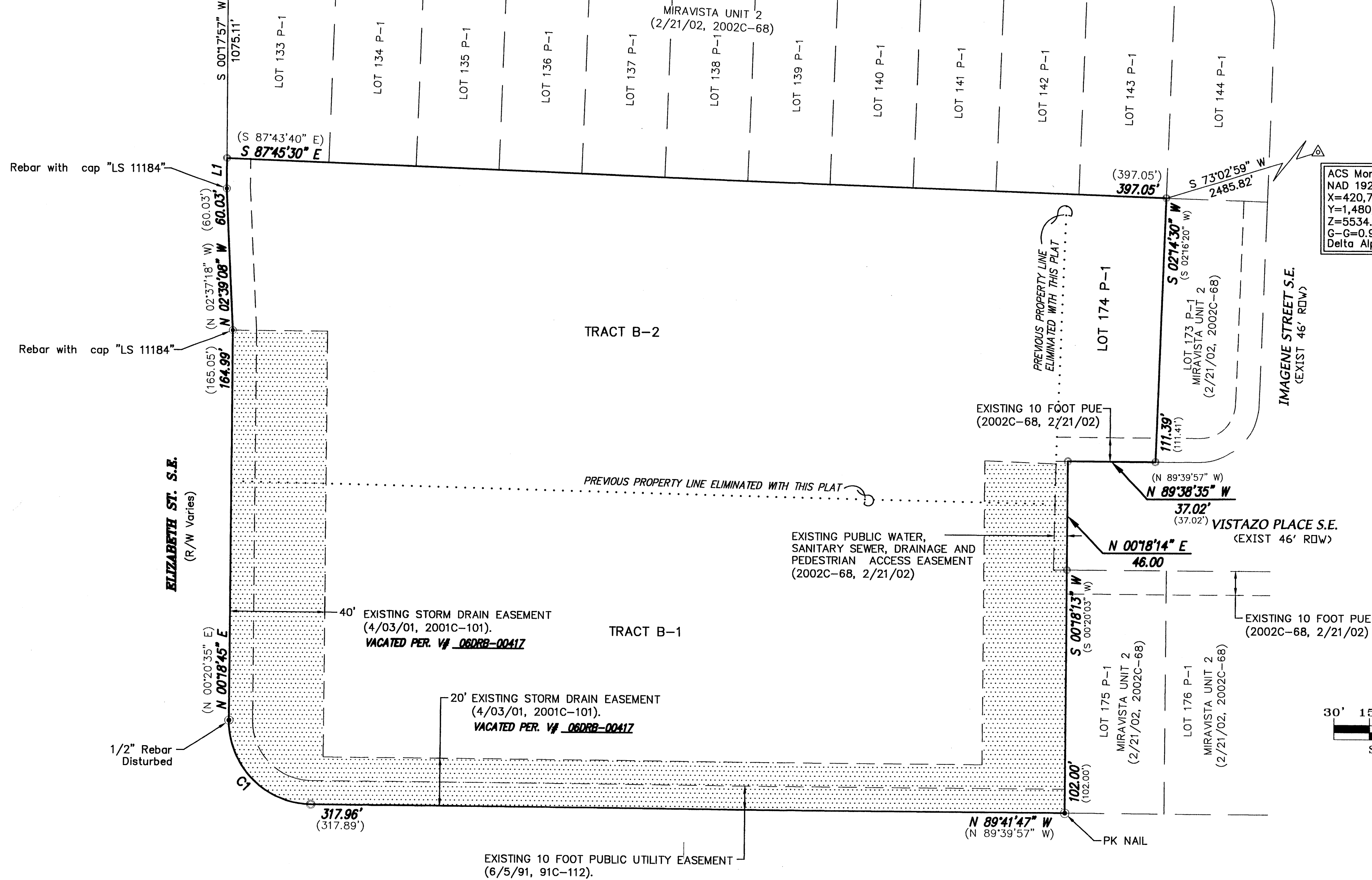
A05081_COVER.dwg	Drawn: STEPHEN	Checked: ALS	Sheet 1 of 4
Scale: AS SHOWN	Date: 7/11/2006	Job: A05081	

F:\A05081_COVER.dwg Southern Townhomes.dwg\Final Plat\A05081_COVER.dwg, 7/12/2006 7:17:17 AM, stephen

PLAT FOR
EMBUDITO CANYON SUBDIVISION
 WITHIN SECTION 28
 TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 July, 2006

ACS Monument " 6-L21 "
 NAD 1927 CENTRAL ZONE
 X=417,975.01
 Y=1,481,220.09
 Z=5500.669 (NAVD 1929)
 G-G=0.99964527
 Delta Alpha=-00°09'27"

ACS Monument " 1-L21(R) "
 NAD 1927 CENTRAL ZONE
 X=420,742.99
 Y=1,480,854.31
 Z=5534.627 (NAVD 1929)
 G-G=0.99964255
 Delta Alpha=-00°09'08"



SOUTHERN AVE. S.E.
 (156' R/W)

- FOUND AS INDICATED
- SET BATHEY MARKER "LS 14271"
- ▨ LIMITS OF VACATION

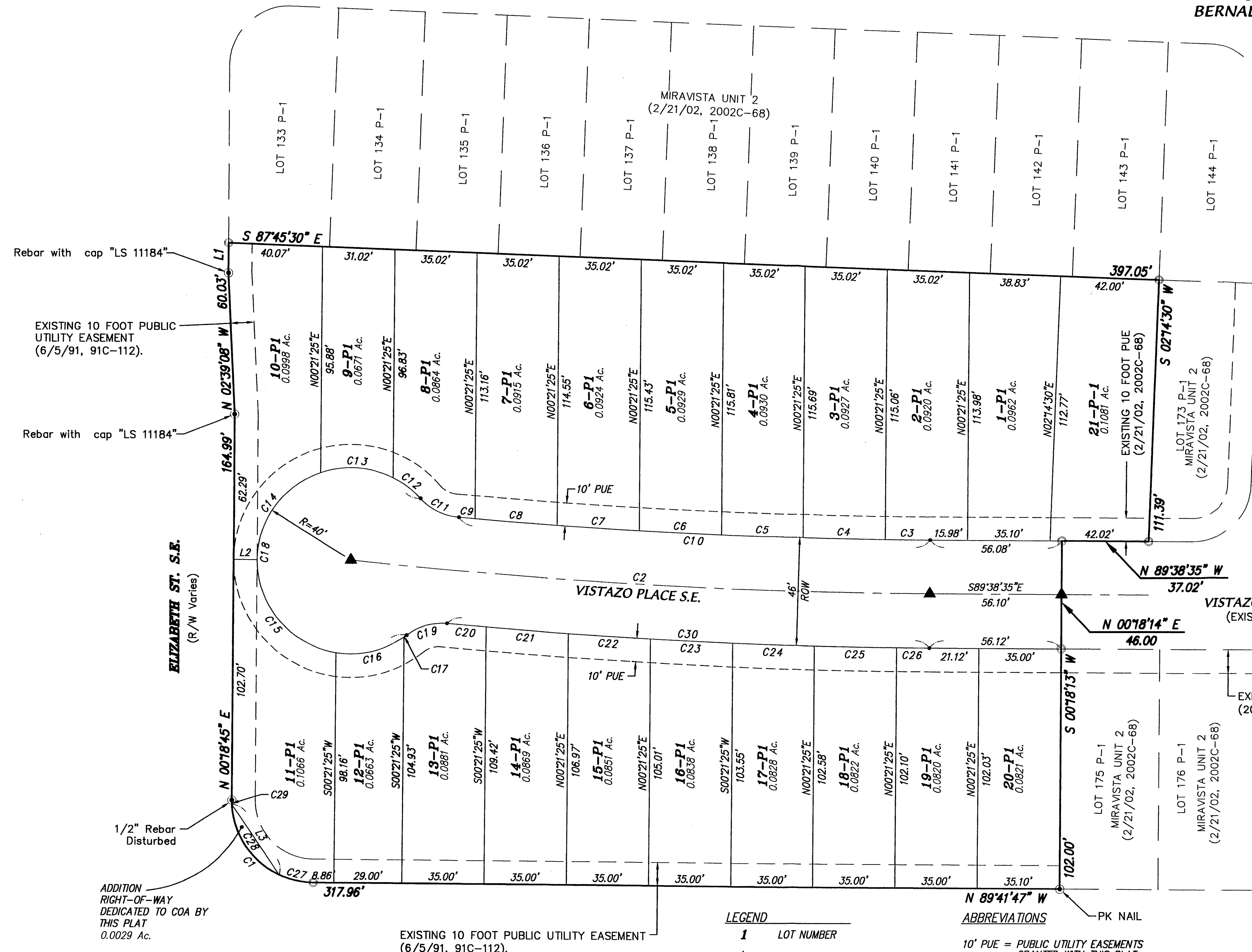


CARTESIAN SURVEYS INC.
 P.O. BOX 44414 RIO RANCHO, N.M. 87174
 Phone (505) 896-3050 Fax (505) 891-0244

Dwg: A05081-FP_02.dwg	Drawn: STEPHEN	Checked: ALS	Sheet 2 of 4
Scale: AS SHOWN	Date: 7/11/2006	Job: A05081	

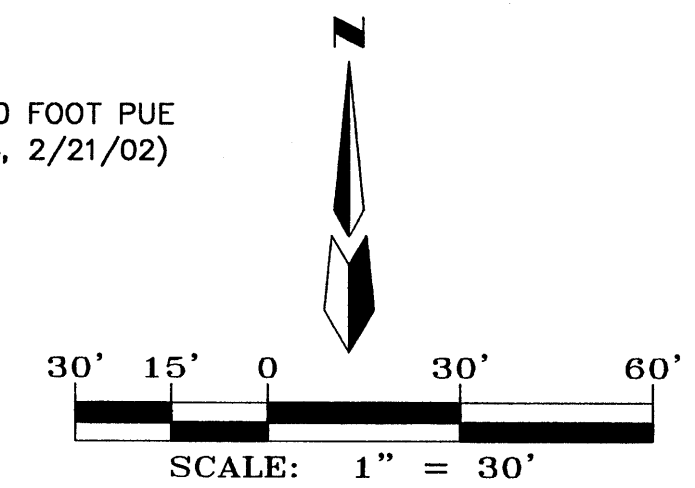
PLAT FOR
EMBUDITO CANYON SUBDIVISION

WITHIN SECTION 28
TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
July, 2006



NOTE:
CENTERLINE (IN PLACE OF ROW) MONUMENTATION IS TO BE INSTALLED AT ALL CENTERLINE PC'S, PT'S, ANGLE POINTS AND STREET INTERSECTIONS AS SHOWN HEREON, AND WILL CONSIST OF A FOUR INCH (4") ALUMINUM ALLOY CAP STAMPED "CITY OF ALBUQUERQUE", "CENTERLINE MONUMENT", "DO NOT DISTURB", "N.M.P.S. # 14271".

ALL STREETS AND ROADS SHOWN HEREON IS HEREBY DEDICATED IN FEE SIMPLE WITH WARRANTY COVENANTS AS PUBLIC RIGHT-OF-WAY



- LEGEND**
- 1 LOT NUMBER
 - ▲ C.O.A. CENTERLINE MONUMENT
 - REFERS TO END OF TANGENT OR CURVE ON RIGHT-OF-WAY
 - ⊙ FOUND AS INDICATED
 - SET BATHEY MARKER "LS 14271"

- ABBREVIATIONS**
- 10' PUE = PUBLIC UTILITY EASEMENTS GRANTED WITH THIS PLAT
 - ROW = RIGHT-OF-WAY
 - A.B.C.W.U.A. = ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY
 - COA = CITY OF ALBUQUERQUE

SEE SHEET 4 OF 4 FOR CURVE AND LINE TABLE

F:\A05\JOBS\A5081 Southern Townhomes\dwg\Final Plat\A05081-FP_03.dwg Last saved by: Stephen; plotted: 8/11/06

Dwg: A05081-FP_03.dwg	Drawn: STEPHEN	Checked: ALS	Sheet 3 of 4
Scale: AS SHOWN	Date: 7/11/2006	Job: A05081	

CARTESIAN SURVEYS INC.
P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 896-3050 Fax (505)891-0244

F:\A05\JOBS\A5081 Southern Townhomes\dwg\Final Plat\A05081-FP_03.dwg, 8/11/2006 1:07:32 PM, stephen

PLAT FOR
EMBUDITO CANYON SUBDIVISION
 WITHIN SECTION 28
 TOWNSHIP 10 NORTH, RANGE 4 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 July, 2006

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CH-BEARING=	CH-DIST=
C1	54.98	35.00	90°00'32"	35.01	S44°41'31"E	49.50
C2	247.27	2461.00	5°45'25"	123.74	S86°45'53"E	247.17
C3	19.02	2438.00	0°26'50"	9.51	S89°25'10"E	19.02
C4	35.00	2438.00	0°49'22"	17.50	S88°47'05"E	35.00
C5	35.02	2438.00	0°49'22"	17.51	S87°57'43"E	35.02
C6	35.03	2438.00	0°49'24"	17.52	S87°08'19"E	35.03
C7	35.06	2438.00	0°49'26"	17.53	S86°18'54"E	35.06
C8	35.09	2438.00	0°49'29"	17.55	S85°29'27"E	35.09
C9	6.88	2438.00	0°09'42"	3.44	S84°59'51"E	6.88
C10	201.11	2438.00	4°43'35"	100.61	S87°16'48"E	201.05
C11	18.73	25.00	42°55'02"	9.83	S63°27'29"E	18.29
C12	14.78	40.00	21°10'06"	7.47	N52°35'01"W	14.69
C13	31.90	40.00	45°41'41"	16.85	N86°00'55"W	31.06
C14	49.45	40.00	70°49'30"	28.44	S35°43'30"W	46.36
C15	56.75	40.00	81°17'35"	34.34	S40°20'03"E	52.11
C16	30.52	40.00	43°43'09"	16.05	N77°09'35"E	29.79
C17	1.46	40.00	2°05'37"	0.73	N54°15'12"E	1.46
C18	184.86	40.00	264°47'38"	43.81	S05°36'13"W	59.08
C19	18.28	25.00	41°53'48"	9.57	S74°09'18"W	17.88
C20	16.71	2484.00	0°23'07"	8.35	S85°05'22"E	16.71
C21	35.08	2484.00	0°48'33"	17.54	S85°41'12"E	35.08
C22	35.05	2484.00	0°48'31"	17.53	S86°29'44"E	35.05
C23	35.03	2484.00	0°48'29"	17.52	S87°18'14"E	35.03
C24	35.01	2484.00	0°48'27"	17.51	S88°06'42"E	35.01
C25	35.00	2484.00	0°48'27"	17.50	S88°55'09"E	35.00
C26	13.88	2484.00	0°19'13"	6.94	S89°28'59"E	13.88
C27	14.98	35.00	24°30'54"	7.60	S77°26'20"E	14.86
C28	38.27	35.00	62°38'35"	21.30	S33°51'36"E	36.39
C29	1.74	35.00	2°51'03"	0.87	S01°06'47"E	1.74
C30	205.77	2484.00	4°44'47"	102.94	S87°16'12"E	205.71

LINE TABLE		
LINE	BEARING	LENGTH
L1	N00°17'18"E	12.77'
L2	N89°41'15"W	10.00'
L3	N33°51'36"W	36.39'

PUBLIC UTILITY EASEMENTS:

PUBLIC UTILITY EASEMENTS shown on this plat are granted for the common and joint use of:

1. The PNM Electric Services Division for the installation, maintenance and service of overhead and underground electrical lines, transformers, poles and any other equipment, fixtures, structures and related facilities reasonably necessary to provide electrical services.
2. The PNM Gas Services Division for installation, maintenance and services of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas.
3. Qwest for installation, maintenance and service of all buried and aerial communication lines and other related equipment and facilities reasonably necessary to provide communication services, including but not limited to above ground pedestals and closures.
4. Comcast cable for installation, maintenance and service of such lines, cable and other related equipment and facilities reasonably necessary to provide Cable TV 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, pool (above ground or subsurface), hot tub, concrete or wood pool decking, 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 within or near easements shown on this plat.

In approving this plat, the utility companies did not conduct a Title Search of the properties shown hereon. Consequently, the utility companies do not waive or release any easement or easement rights which may have been granted by prior plat, replat or other document and which are not 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.



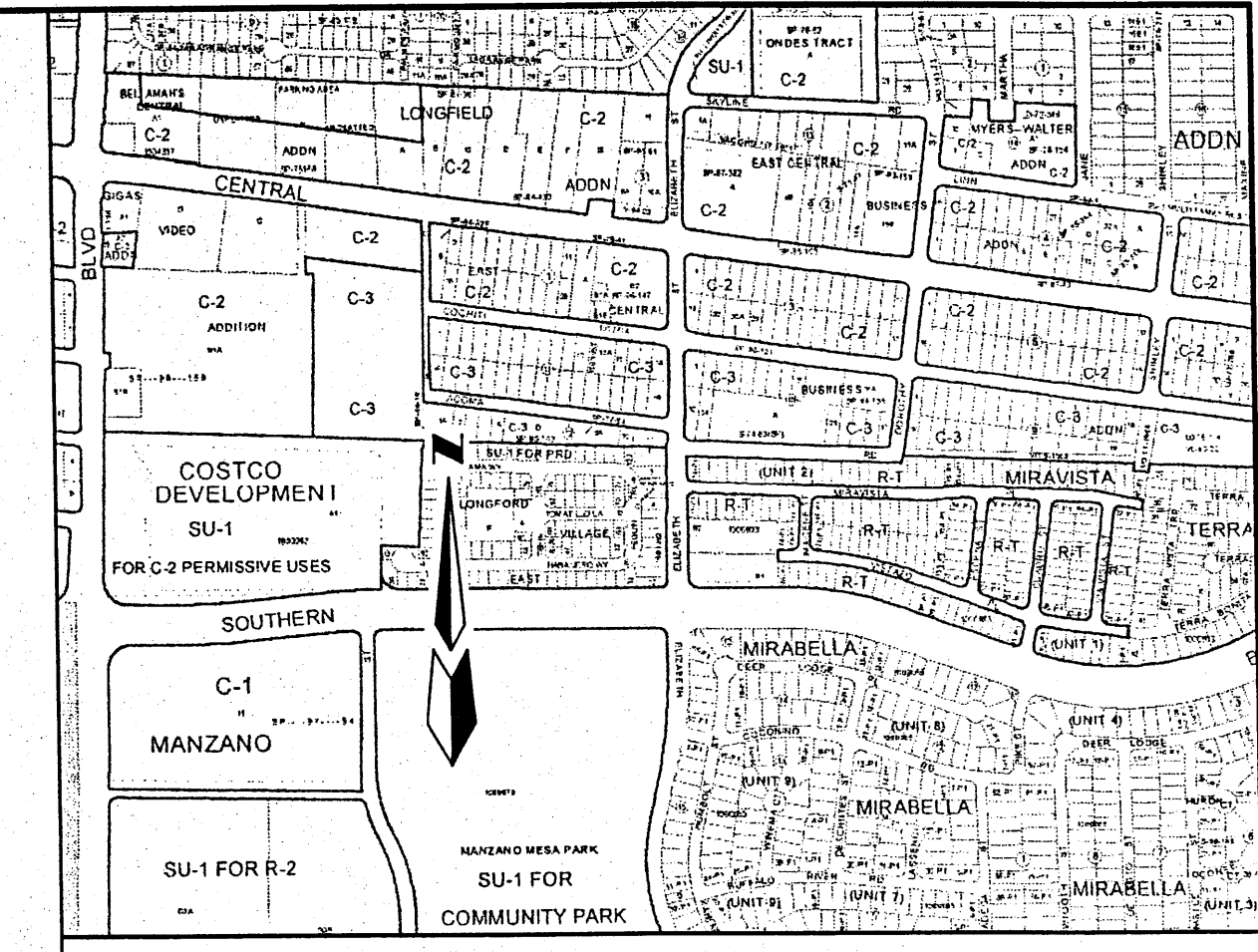
CARTESIAN SURVEYS INC.
 P.O. BOX 44414 RIO RANCHO, N.M. 87174
 Phone (505) 896-3050 Fax (505)891-0244

Legal

TRACTS B-1 AND B-2 OF MANZANO MESA AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON APRIL 3, 2001 IN PLAT BOOK 2001C, FOLIO 101.

AND

LOT NUMBERED 174 (P-1), AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON FEBRUARY 21, 2002 IN BOOK 2002C, FOLIO 68.



VICINITY MAP

T B M (TEMPORARY BENCHMARK)

ACS BENCHMARK

ACS MONUMENT "6-L21" HAVING AN ELEVATION OF 5500.669.

NOTES

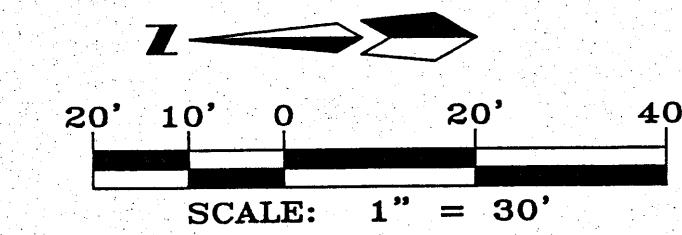
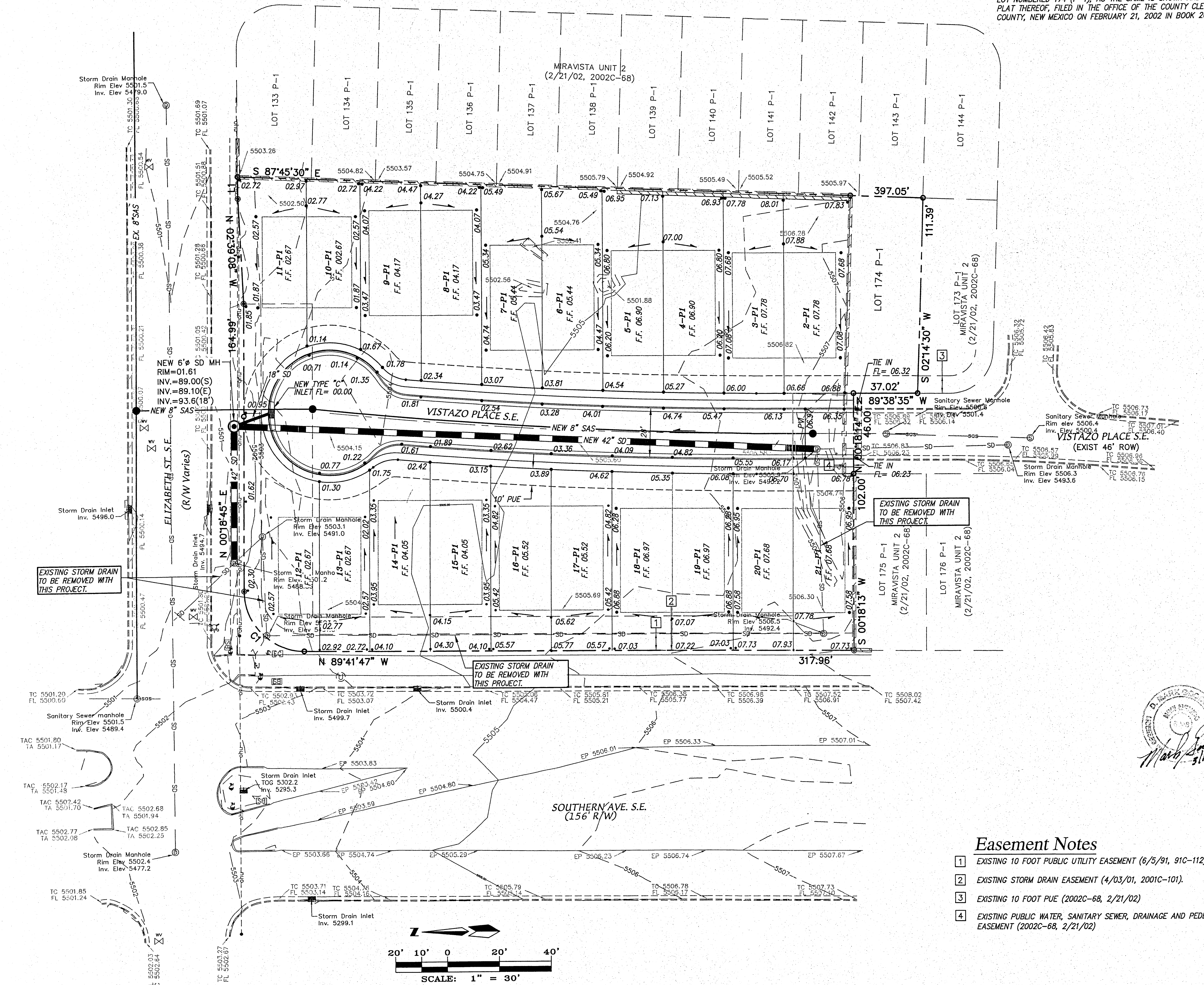
- CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL ABOVE AND BELOW GROUND UTILITIES ON SITE AND IS REQUIRED TO MAKE REPAIRS TO ANY UTILITIES DAMAGED AS A RESULT OF CONSTRUCTION AT NO COST TO THE CITY OF ALBUQUERQUE.
- CONTRACTOR SHALL SUBMIT A COPY OF HIS SWPPP TO AVIATION DEPARTMENT PRIOR TO THE START OF CONSTRUCTION.
- TENANT SHALL SUBMIT A COMPLETE SET OF CONSTRUCTION DOCUMENTS FOR AVIATION DEPARTMENT REVIEW AND APPROVAL PRIOR TO THE START OF CONSTRUCTION.

LEGEND

- TC 5508.02
FL 5507.42 EXISTING SPOT ELEVATION
- BOUNDARY CORNER
- UTILITY MANHOLE
- UTILITY PEDESTAL
- ▭ WALL
- ▩ STORM DRAIN INLET
- SD— BURIED STORM DRAIN
- UTILITY POLE
- OH— OVERHEAD UTILITY LINES
- ⊕ FIRE HYDRANT
- ⊕ WATER VALVE
- ⊕ ELECTRIC METER
- ⊕ SIGNAL BOX
- ⊕ TRAFFIC MAST
- ⊕ BOLLARD
- SOS— BURIED SANITARY SEWER
- ⊕ SANITARY SEWER MANHOLE
- SD— EXISTING STORM DRAIN
- ⊕ EXISTING STORM DRAIN MANHOLE
- 4" W — EXISTING WATERLINE
- 04.80 PROPOSED SPOT ELEVATION
- — — PROPERTY LINE
- S 46°27'26" W
135.25' PROPERTY I.D.

Easement Notes

- EXISTING 10 FOOT PUBLIC UTILITY EASEMENT (6/5/91, 91C-112).
- EXISTING STORM DRAIN EASEMENT (4/03/01, 2001C-101).
- EXISTING 10 FOOT PUE (2002C-68, 2/21/02)
- EXISTING PUBLIC WATER, SANITARY SEWER, DRAINAGE AND PEDESTRIAN ACCESS EASEMENT (2002C-68, 2/21/02)



Mark Goodwin
3/16/06

EMBUDITO CANYON SUBDIVISION GRADING PLAN

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505)828-2200, FAX (505)797-9539

Designed: JM Drawn: SPS Checked: DMG Sheet 1 of 1
Scale: 1" = 30' Date: 3/9/2006 Job: A05081

PRELIMINARY PLAT
EMBUDITO CANYON SUBDIVISION
 WITHIN THE
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 FEBRUARY, 2006

DESCRIPTION

A tract of land situate, within the City of Albuquerque, Bernalillo County, New Mexico being all of Tracts B1, B2 and Lot 174-P1, MIRAVISTA Subdivision as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, and containing 2.2576 acres more or less.

PRELIMINARY PLAT
APPROVED BY DRS
 ON 4/26/06

SUBDIVISION DATA

GROSS ACREAGE	2.2576 AC
ZONE ATLAS NO.	L-21-Z
NO. OF LOTS CREATED	21 LOTS
NO. OF EXISTING TRACTS/LOTS	2 TRACTS/1 LOT
RIGHT-OF-WAY AREA DEDICATED TO CITY	0.3965 AC
ZONING	R-T
DATE OF SURVEY	DECEMBER, 2005

NOTES

- UNLESS OTHERWISE NOTED, ALL BOUNDARY CORNERS SHOWN THUS ○ SHALL BE MARKED BY A #5 REBAR W/CAP STAMPED PS#14271
- ALL STREET CENTERLINE MONUMENTATION SHALL BE INSTALLED AT ALL CENTERLINE PC'S, PT'S, ANGLE POINTS, AND STREET INTERSECTIONS AND SHOWN THUS ▲ WILL BE MARKED BY A FOUR INCH (4") ALUMINUM CAP STAMPED: "CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION" "DO NOT DISTURB" PS#14271"
- BOUNDARY SHALL BE TIED TO THE NEW MEXICO STATE PLANE COORDINATE SYSTEM AS SHOWN.
- BASIS OF BEARING SHALL BE NEW MEXICO STATE PLANE GRID BEARINGS.
- ALL DISTANCES SHALL BE GROUND DISTANCES.
- 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.

APPROVED

[Signature] 3-13-06
 City Surveyor, City of Albuquerque, N.M. Date

Owner Lot 147-P1, Miravista Subdivision

[Signature] 2/3/06
 Alan Crosland, an individual DATE

Owner Tracts B1 and B2: ELSO, LLC

[Signature] 2/3/06
 Karl Smith, Member DATE

OWNERS

ELSO, LLC
 3 Wind Road NW
 ALBUQUERQUE, NEW MEXICO 87120
 (505) 338-2286

ENGINEERS

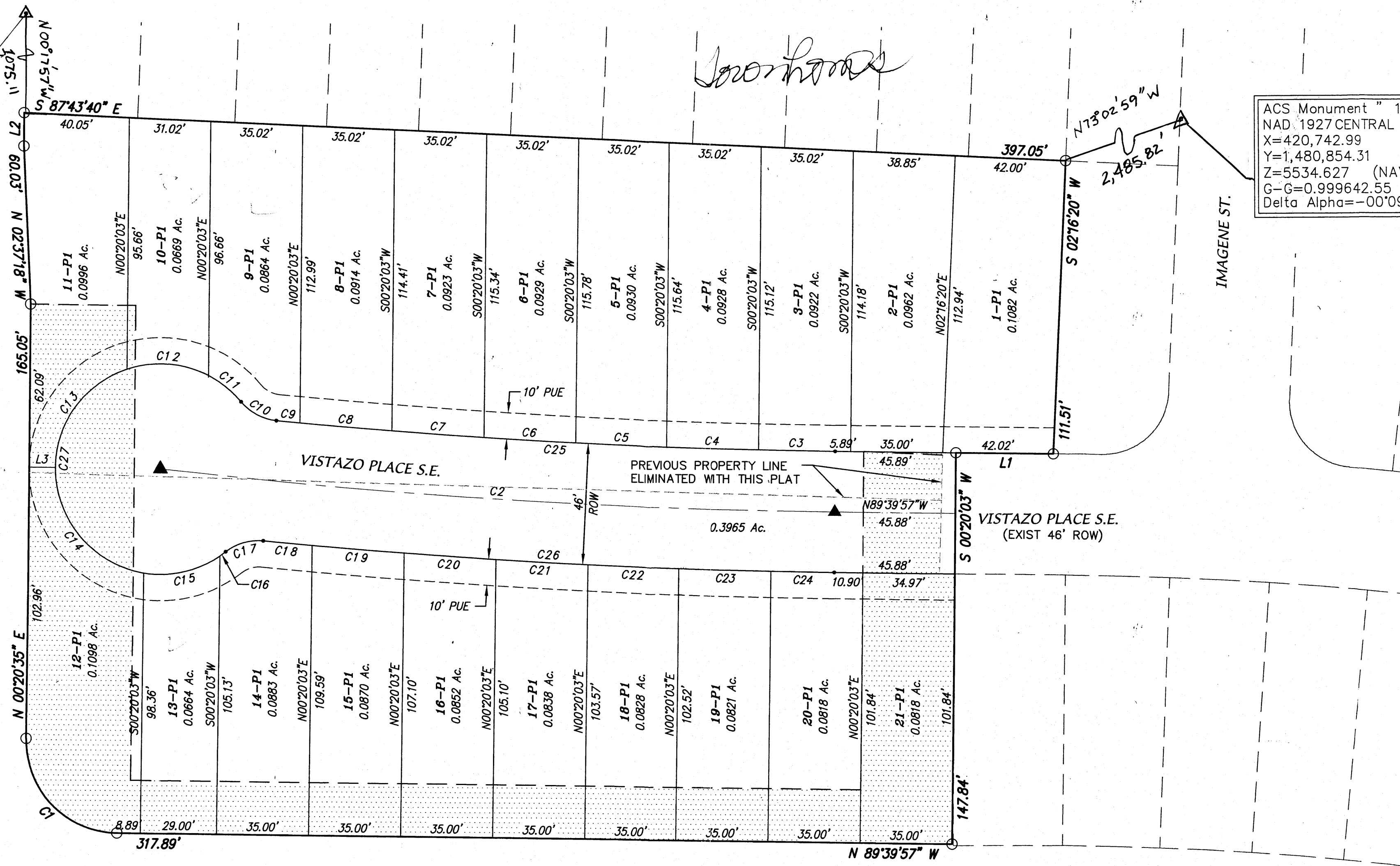
D. MARK GOODWIN & ASSOCIATES, P.A.
 CONSULTING ENGINEERS
 P.O. BOX 90606
 ALBUQUERQUE, NEW MEXICO 87199
 (505) 828-2200

SURVEYOR

CARTESIAN SURVEYS INC.
 P.O. BOX 44414
 RIO RANCHO, NEW MEXICO 87174
 (505) 896-3050

ACS Monument " 6-L21
 NAD 1927 CENTRAL ZONE
 X=417,975.01
 Y=1,481,220.09
 Z=5500.669 (NAVD 1929)
 G-G=0.99964527
 Delta Alpha=-00'09'27"

ACS Monument " 1-L21(R)"
 NAD 1927 CENTRAL ZONE
 X=420,742.99
 Y=1,480,854.31
 Z=5534.627 (NAVD 1929)
 G-G=0.99964255
 Delta Alpha=-00'09'08"



ELIZABETH ST. S.E.

IMAGENE ST.

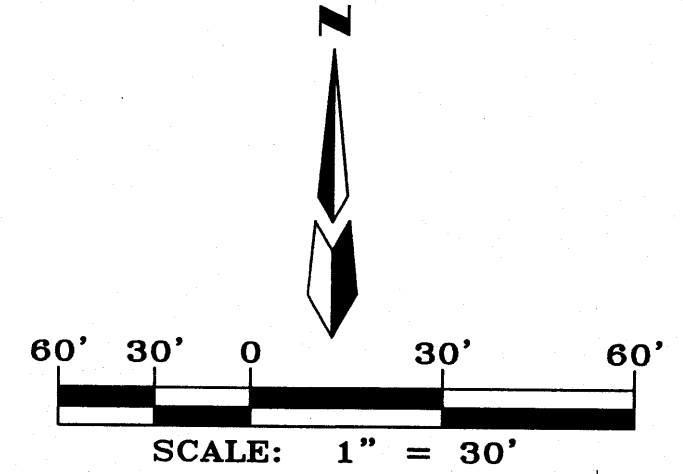
VISTAZO PLACE S.E.

PREVIOUS PROPERTY LINE
 ELIMINATED WITH THIS PLAT

VISTAZO PLACE S.E.
 (EXIST 46' ROW)

STORM DRAIN
 EASEMENT VACATED
 WITH THIS PLATTING.

LINE	BEARING	LENGTH
L1	N89°39'57"W	37.03
L2	N00°18'58"E	12.77
L3	N89°39'25"W	10.00



SOUTHERN AVE. S.E.

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CH-BEARING	CH-DIST
C1	55.03	35.00	90°05'07"	35.05	S44°37'23"E	49.53
C2	257.48	253.00	5°49'02"	128.85	S86°45'26"E	257.37
C3	29.11	2513.00	0°39'49"	14.55	S89°20'02"E	29.11
C4	35.01	2513.00	0°47'53"	17.50	S88°36'11"E	35.01
C5	35.02	2513.00	0°47'54"	17.51	S87°48'17"E	35.02
C6	35.04	2513.00	0°47'56"	17.52	S87°00'22"E	35.04
C7	35.06	2513.00	0°47'58"	17.53	S86°12'25"E	35.06
C8	35.10	2513.00	0°48'01"	17.55	S85°24'26"E	35.10
C9	8.99	2513.00	0°72'18"	4.50	S84°54'16"E	8.99
C10	15.60	20.00	44°41'55"	8.22	S62°27'09"E	15.21
C11	16.00	40.00	22°55'31"	8.11	N51°33'57"W	15.90
C12	31.91	40.00	45°42'12"	16.86	N85°52'49"W	31.07
C13	49.52	40.00	70°55'30"	28.49	S35°48'20"W	46.41
C14	56.76	40.00	81°17'55"	34.34	S40°18'22"E	52.11

CURVE TABLE

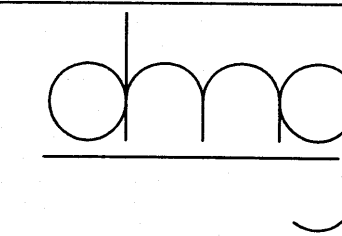
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CH-BEARING	CH-DIST
C15	30.51	40.00	43°42'33"	16.04	N77°11'24"E	29.78
C16	2.70	40.00	3°52'28"	1.35	N53°23'53"E	2.70
C17	15.27	20.00	43°45'12"	8.03	S73°20'14"W	14.90
C18	18.65	2559.00	0°25'03"	9.32	S84°59'41"E	18.65
C19	35.09	2559.00	0°47'08"	17.54	S85°35'47"E	35.09
C20	35.06	2559.00	0°47'06"	17.53	S86°22'54"E	35.06
C21	35.03	2559.00	0°47'04"	17.52	S87°09'59"E	35.03
C22	35.02	2559.00	0°47'02"	17.51	S87°57'02"E	35.02
C23	35.01	2559.00	0°47'02"	17.51	S88°44'04"E	35.00
C24	24.01	2559.00	0°32'22"	12.05	S89°23'46"E	24.10
C25	213.33	2513.00	4°51'50"	106.73	S87°14'02"E	213.26
C26	217.95	2559.00	4°52'47"	109.04	S87°13'33"E	217.88
C27	187.40	40.00	268°26'10"	--	S05°40'44"W	57.34

LEGEND

- 1-P1 LOT NUMBER
- ▲ CENTER LINE MONUMENT
- ROW RIGHT-OF-WAY

PRELIMINARY PLAT

EMBUDITO CANYON SUBDIVISION



MARK GOODWIN & ASSOCIATES, P.A.
 CONSULTING ENGINEERS
 P.O. BOX 90606
 ALBUQUERQUE, NEW MEXICO 87199
 (505) 828-2200, FAX (505) 797-9539