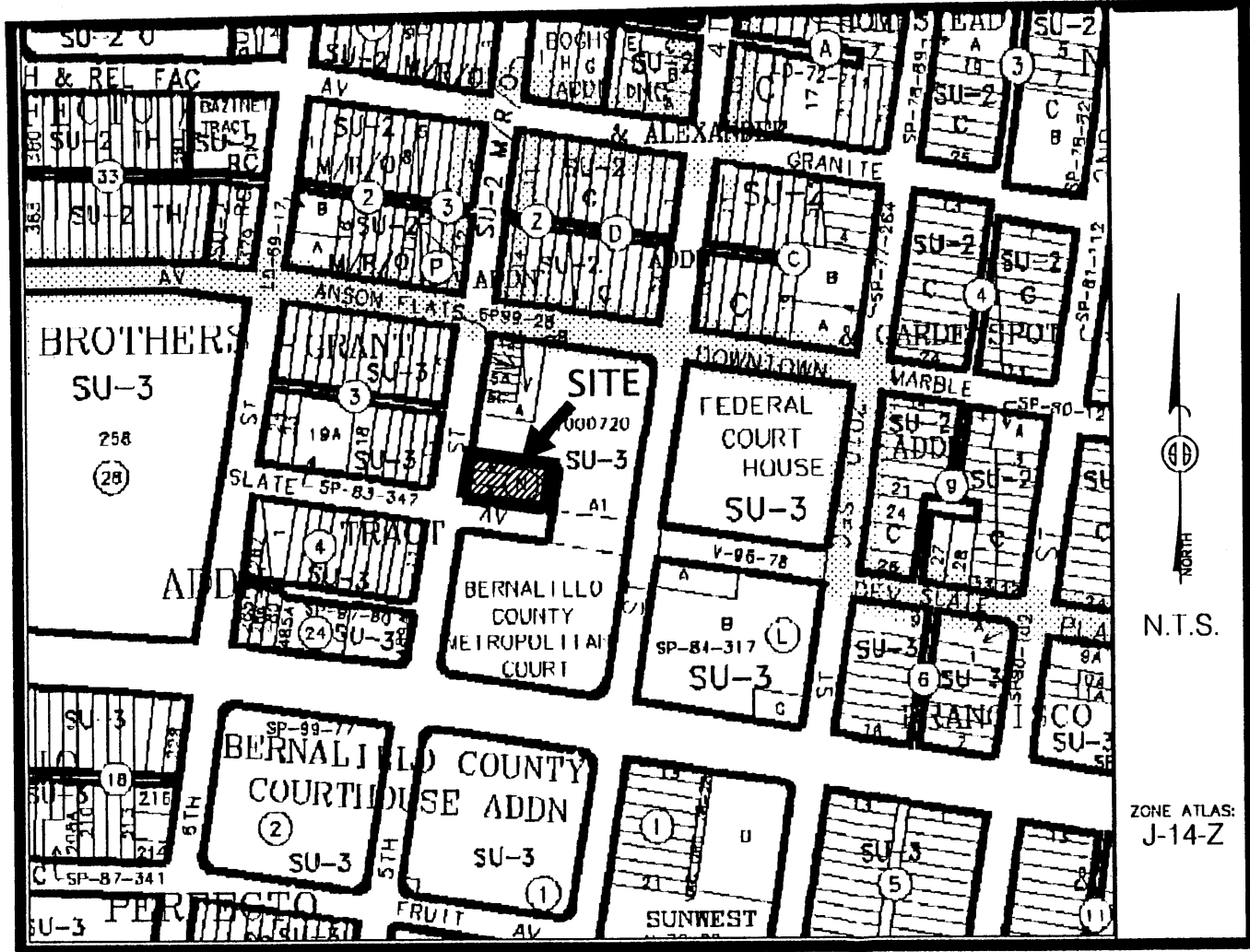


TALOS LOG # 2006-2937-67



Vicinity Map

SUBDIVISION DATA / NOTES

1. PLAT WAS COMPILED USING EXISTING RECORD DATA & ACTUAL FIELD SURVEY.
2. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD 1927, AND ARE BASED ON ACS CONTROL MONUMENT 17-J14, AS SHOWN HEREON.
3. DISTANCES ARE GROUND DISTANCES.
4. PLAT SHOWS ALL EASEMENTS OF RECORD.
5. BEARINGS AND DISTANCES IN PARENTHESES ( ) PER THE PLAT OF BERNALILLO COUNTY METROPOLITAN COURT, FILED IN BERNALILLO COUNTY, NEW MEXICO ON MAY 2, 2003 IN BOOK 2003C, PAGE 120.
6. GROSS AREA: 0.2537 ACRES
7. NUMBER OF EXISTING LOTS: 4
8. NUMBER OF LOTS CREATED: 1
9. PROPERTY IS ZONED SU-3.

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON

UPC#: 10405810919534519  
 PROPERTY OWNER OF RECORD:  
 Romero, Jeffrey & Evangelina Romero  
 BERNALILLO COUNTY TREASURERS OFFICE:  
 Custas papers 8/7/06

LEGAL DESCRIPTION

LEGAL DESCRIPTION  
 Lots numbered Seven (7), Eight (8), Nine (9) and portion of Lot Ten (10) in Block lettered "N" of the Plat of the MANDELL BUSINESS and RESIDENCE ADDITION to the City of Albuquerque, New Mexico as the same is shown and designated on the plat of said addition, filed in the Office of the Probate Clerk of and Ex-officio Recorder of Bernalillo County, New Mexico on February 3, 1886 in Volume C, folio 142 and being more particularly described as follows:

BEGINNING at the southwest corner of said Lot 7, Block "N"; being a point of intersection with the North right-of-way of Slate Avenue NW and the East right-of-way of Fifth Street NW; thence along said right-of-way of Fifth Street NW; N 09° 21' 51" E, 77.34 feet to the northwest corner; thence leaving said right-of-way S 80° 50' 12" E, 142.64 feet to the northeast corner, being a point on the west right-of-way of a 16' public alley; thence along said right-of-way S 09° 12' 32" W, 75.14 feet to the southeast corner, being a point of intersection with the North right-of-way of Slate Avenue NW; thence along said right-of-way N 80° 49' 23" W, 142.95 feet to the POINT OF BEGINNING and containing 0.2537 acres, more or less.

FREE CONSENT

THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREON DO HEREBY CONSENT TO THE PLATTING OF SAID PROPERTY AS SHOWN HEREON AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES AND SAID OWNERS WARRANT THAT THEY HOLD COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED AND DO HEREBY DEDICATE ADDITIONAL PUBLIC STREET RIGHT-OF-WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS.

OWNER(S) SIGNATURE: Jeffrey Romero Evangelina Romero DATE: July 14, 2006  
 OWNER(S) PRINT NAME: JEFFREY ROMERO Evangelina Romero  
 ADDRESS: 804 FIFTH ST. NW ALBUQUERQUE, N.M. TRACT: \_\_\_\_\_  
 ACKNOWLEDGMENT  
 STATE OF NEW MEXICO )  
 ) SS  
 COUNTY OF BERNALILLO )  
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 14th DAY OF JULY, 2006.  
 BY: JEFFREY & EVANGELINE ROMERO  
 MY COMMISSION EXPIRES: 10/01/09  
Sarah Amato  
 NOTARY PUBLIC



PLAT OF  
 LOT 8-A, BLOCK N  
 MANDELL BUSINESS & RESIDENCE ADDITION  
 PROJECTED SECTION 17, T. 10 N., R. 3 E., N.M.P.M.  
 TOWN OF ALBUQUERQUE GRANT  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 JULY 2006  
 SHEET 1 OF 2

DISCLOSURE STATEMENT

THE PURPOSE OF THIS PLAT IS TO ELIMINATE THE LOT LINES BETWEEN THREE (3) EXISTING PLATTED LOTS AND ONE (1) EXISTING DEEDED PARCEL CREATING ONE (1) COMBINED LOT AND TO DEDICATE ADDITIONAL PUBLIC STREET RIGHT-OF-WAY AS SHOWN.

CITY APPROVALS: PROJECT NO.: 1004858 APPLICATION NO. 06DRB-01087

<u>[Signature]</u>	<u>7-17-06</u>
CITY SURVEYOR	DATE
<u>[Signature]</u>	<u>8-3-06</u>
TRAFFIC ENGINEERING	DATE
<u>Christina Dandora</u>	<u>7/26/06</u>
PARKS & RECREATION DEPARTMENT	DATE
<u>William G. Natch</u>	<u>7/26/06</u>
WATER UTILITIES DEVELOPMENT	DATE
<u>Bradley A. Bingham</u>	<u>7/26/06</u>
A.M.A.F.C.A.	DATE
<u>[Signature]</u>	<u>7/26/06</u>
CITY ENGINEER	DATE
<u>[Signature]</u>	<u>07/26/06</u>
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE

SURVEYOR'S CERTIFICATION

I, Mitchell W. Reynolds, 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.

Mitchell W. Reynolds 07-13-06  
 Mitchell W. Reynolds  
 New Mexico Professional Surveyor, 11224  
 Date



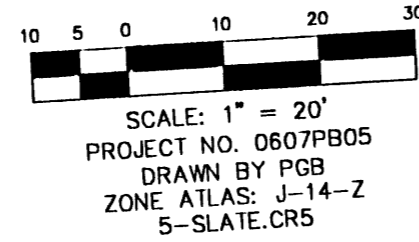
SURVEYS SOUTHWEST LTD.

333 LOMAS BLVD., N.E.  
 ALBUQUERQUE, NEW MEXICO  
 87102

PHONE: (505) 998-0303  
 FAX: (505) 998-0306

T10N R3E SEC. 17

**PLAT OF  
LOT 8-A, BLOCK N  
MANDELL BUSINESS & RESIDENCE ADDITION  
PROJECTED SECTION 17, T. 10 N., R. 3 E., N.M.P.M.  
TOWN OF ALBUQUERQUE GRANT  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
JULY 2006  
SHEET 2 OF 2**



**MONUMENT LEGEND**  
 ⊕ - FOUND CONTROL STATION AS NOTED  
 □ - FOUND MONUMENT AS NOTED  
 ⊙ - SET 1/2" REBAR W/RED PLASTIC CAP STAMPED "MWR 11224" UNLESS OTHERWISE NOTED

LINE	BEARING	LENGTH
L1	S06°29'54"W	2.24'
	(S09°21'16"W)	(2.27')
L2	S80°41'05"E	16.08'
	(S80°38'44"E)	(16.16')

CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	CHORD LENGTH
C1	7.00'	11.02'	90°11'14"	N35°43'46"W	9.92'

STATION 17-J14  
 X = 378,903.40  
 Y = 1,488,804.10  
 GROUND TO GRID = 0.9996799  
 DELTA ALPHA = -0°13'58"  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 1927

5TH STREET N.W.  
 60' RIGHT-OF-WAY

SLATE AVENUE N.W.  
 60' RIGHT-OF-WAY

10.60 SQ. FT. PUBLIC STREET  
 RIGHT-OF-WAY DEDICATED TO  
 THE CITY OF ALBUQUERQUE  
 WITH THE FILING OF THIS PLAT

TRACT A-1  
 BERNALILLO COUNTY  
 METROPOLITAN COURT  
 FILED 5-2-2003  
 (2003C, 120)

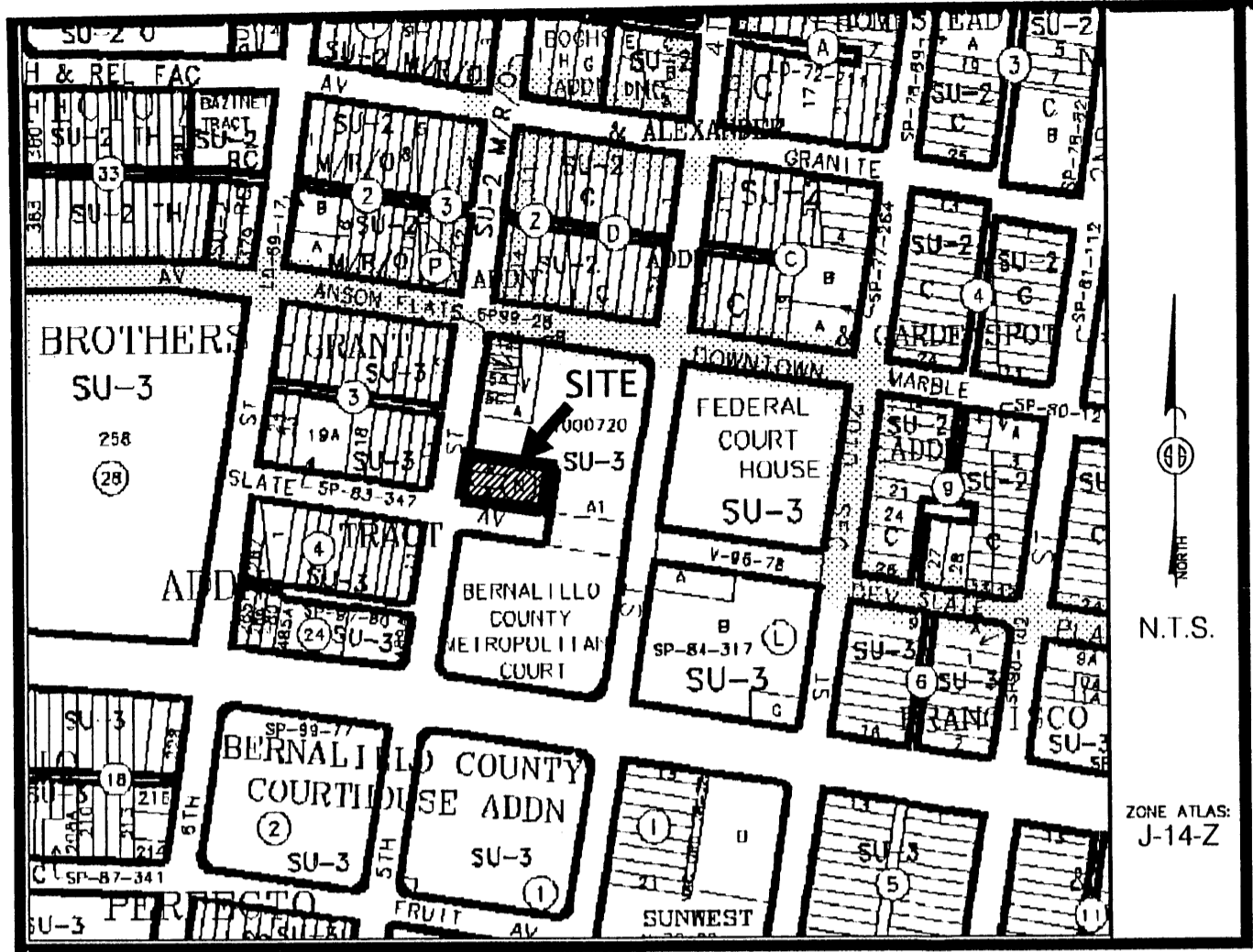
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 Page: 2 of 2  
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 Bk-2006C Pa-243

Maru Herrera Bern. Co. PLRT R 12.00

**SURVEYS SOUTHWEST LTD.**  
 333 LOMAS BLVD., N.E.  
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 87102  
 PHONE: (505) 998-0303  
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**T10N R3E SEC. 17**

TALOS LOG # 2006-2937-67



Vicinity Map

SUBDIVISION DATA / NOTES

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 BERNALILLO COUNTY TREASURERS OFFICE: \_\_\_\_\_

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OWNER(S) SIGNATURE: Jeffrey Romero Evangelina Romero DATE: July 14, 2006  
 OWNER(S) PRINT NAME: JEFFREY ROMERO Evangelina Romero  
 ADDRESS: 804 FIFTH ST. NW ALBUQUERQUE, N.M. TRACT: \_\_\_\_\_  
 ACKNOWLEDGMENT  
 STATE OF NEW MEXICO )  
 ) SS  
 COUNTY OF BERNALILLO )  
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 14th DAY OF JULY, 2006.  
 BY: JEFFREY & EVANGELINE ROMERO  
10/01/09  
 Sarah Amato  
 NOTARY PUBLIC  
 STATE OF NEW MEXICO  
 My Commission Expires 10/10/09

PLAT OF  
 LOT 8-A, BLOCK N  
 MANDELL BUSINESS & RESIDENCE ADDITION  
 PROJECTED SECTION 17, T. 10 N., R. 3 E., N.M.P.M.  
 TOWN OF ALBUQUERQUE GRANT  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 JULY 2006  
 SHEET 1 OF 2

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CITY APPROVALS: PROJECT NO.: \_\_\_\_\_ APPLICATION NO. \_\_\_\_\_  
 CITY SURVEYOR: [Signature] DATE: JULY 14 2006  
 TRAFFIC ENGINEERING \_\_\_\_\_ DATE \_\_\_\_\_  
 PARKS & RECREATION DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_  
 WATER UTILITIES DEVELOPMENT \_\_\_\_\_ DATE \_\_\_\_\_  
 A.M.A.F.C.A. \_\_\_\_\_ DATE \_\_\_\_\_  
 CITY ENGINEER \_\_\_\_\_ DATE \_\_\_\_\_  
 DRB CHAIRPERSON, PLANNING DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_

PRELIMINARY PLAT  
 APPROVED BY DRB  
 ON 7/26/06

SURVEYOR'S CERTIFICATION

I, Mitchell W. Reynolds, 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.

Mitchell W. Reynolds 07-13-06  
 Mitchell W. Reynolds Date  
 New Mexico Professional Surveyor, 11224

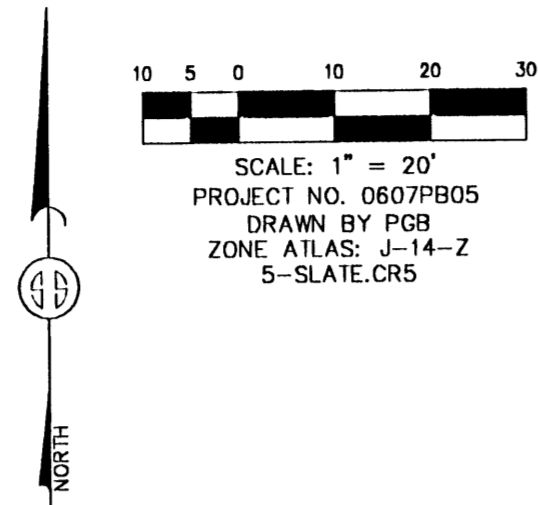


SURVEYS SOUTHWEST LTD.

333 LOMAS BLVD., N.E. PHONE: (505) 998-0303  
 ALBUQUERQUE, NEW MEXICO FAX: (505) 998-0306  
 87102

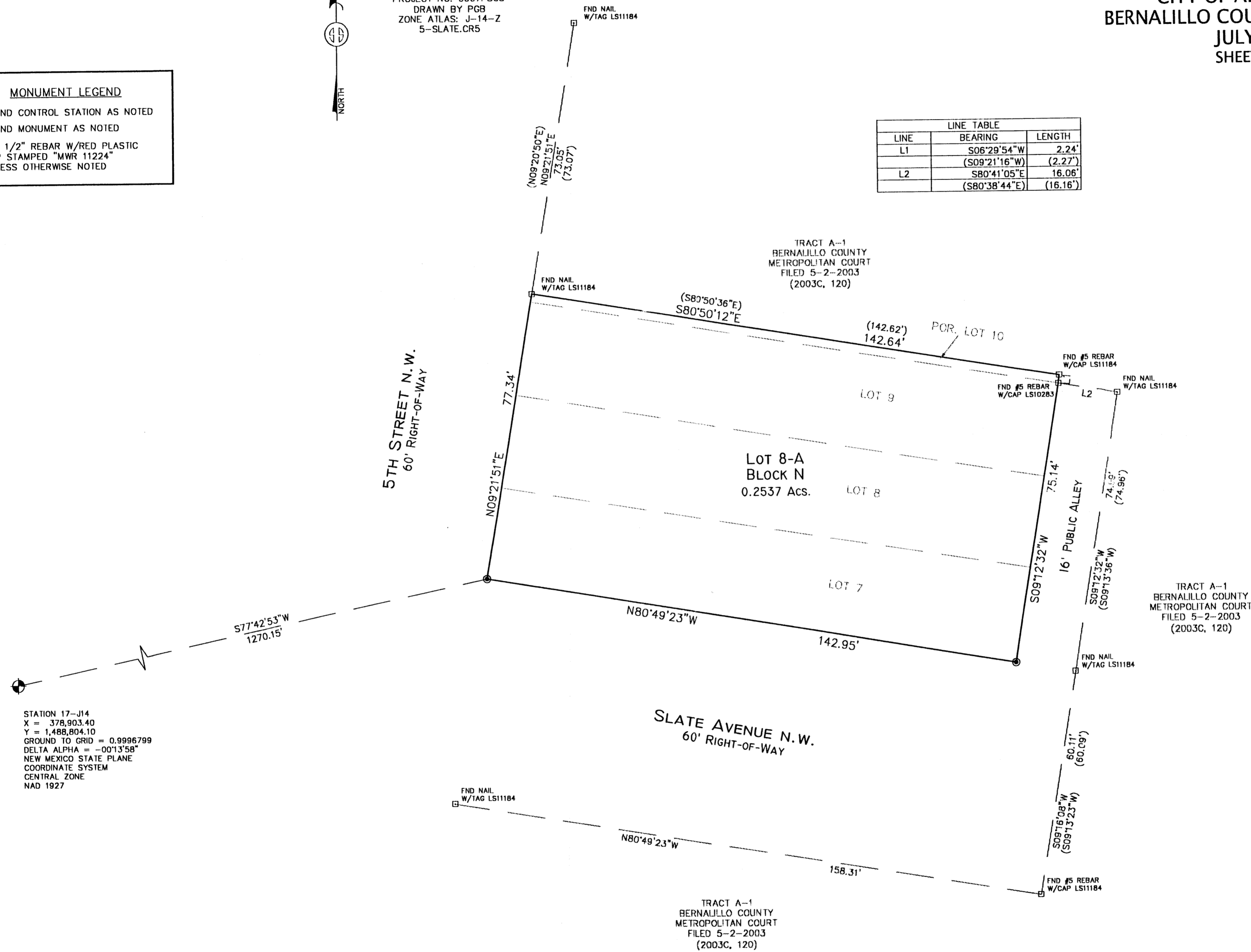
T10N R3E SEC. 17

PLAT OF  
 LOT 8-A, BLOCK N  
 MANDELL BUSINESS & RESIDENCE ADDITION  
 PROJECTED SECTION 17, T. 10 N., R. 3 E., N.M.P.M.  
 TOWN OF ALBUQUERQUE GRANT  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 JULY 2006  
 SHEET 2 OF 2



- MONUMENT LEGEND**
- ⊕ - FOUND CONTROL STATION AS NOTED
  - - FOUND MONUMENT AS NOTED
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LINE TABLE		
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 GROUND TO GRID = 0.9996799  
 DELTA ALPHA = -00°13'58"  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 1927

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 ALBUQUERQUE, NEW MEXICO  
 87102

PHONE: (505) 998-0303  
 FAX: (505) 998-0306

T10N R3E SEC. 17

EXISTING

PLAT OF SURVEY OF  
MANDELL BUSINESS AND RESIDENCE ADDITION  
LOTS 7 THRU 9, BLOCK "N"  
804 FIFTH STREET N.W.  
ALBUQUERQUE, NEW MEXICO  
AUGUST 1994

LOTS NUMBERED SEVEN (7), EIGHT (8) AND NINE (9) IN BLOCK LETTERED "N" OF THE PLAT OF THE MANDELL BUSINESS AND RESIDENCE ADDITION TO THE CITY OF ALBUQUERQUE, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT OF SAID ADDITION, FILED IN THE OFFICE OF THE PROBATE CLERK AND EX-OFFICIO RECORDER OF BERNALILLO COUNTY, NEW MEXICO, ON FEBRUARY 03, 1886, VOLUME "C", FOLIO 142, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT THE EASTERLY CORNER COMMON WITH LOT EIGHT (8) AND NINE (9), ALSO BEING A POINT ALONG THE WESTERLY RIGHT-OF-WAY OF A SIXTEEN FOOT (16') ALLEY, FOUND A ONE-INCH (1") IRON PIPE IN PLACE, WHENCE FOR A TIE TO THE A.C.S. MONUMENT MARKED "1-J14" BEARS N 79°33'35" E, 231.96 FEET; THENCE,  
S 8°52'32" W, 50.10 FEET ALONG SAID ALLEY TO THE SOUTHEAST CORNER OF LOT SEVEN (7), ALSO BEING A POINT ALONG THE NORTHERLY RIGHT-OF-WAY OF SLATE AVENUE N.W.; THENCE,  
N 80°56'45" W, 142.57 FEET ALONG SAID AVENUE TO THE SOUTHWEST CORNER OF SAID LOT SEVEN (7), ALSO BEING A POINT ALONG THE EASTERLY RIGHT-OF-WAY OF FIFTH (5TH) STREET N.W.; THENCE,  
N 9°04'18" E, 50.06 FEET ALONG SAID STREET TO THE CORNER COMMON WITH LOTS EIGHT (8) AND NINE (9), FOUND A ONE-INCH (1") IRON PIPE IN PLACE; THENCE,  
N 9°04'57" E, 25.15 FEET ALONG SAID STREET TO THE NORTHWEST CORNER OF LOT NINE (9); THENCE,  
S 80°52'20" E, 142.65 FEET ALONG THE NORTHERLY BOUNDARY TO THE NORTHEAST CORNER OF SAID LOT NINE (9), ALSO BEING A POINT ALONG THE WESTERLY RIGHT-OF-WAY OF SAID ALLEY; THENCE,  
S 9°39'03" W, 24.94 FEET ALONG SAID ALLEY TO THE POINT OF BEGINNING AND CONTAINING 0.2457 OF AN ACRE (10704.55 SQ.FT.).

THE PURPOSE OF THIS SURVEY IS TO DEFINE THE BOUNDARY OF THE REAL PROPERTY SHOWN HEREON. THIS PLAT OF SURVEY DOES NOT DIVIDE, PARTITION OR IN ANY WAY FURTHER SUBDIVIDE THE PARCEL HEREON.

SIGNATURE OF OWNER \ DATE

PLAT NOTES

1. BEARINGS ARE GRID BASED ON THE USE OF THE A.C.S. CONTROL MONUMENTS MARKED "1-J14" AND "BETA WEST". DISTANCES ARE GROUND DISTANCES.
2. ALL CORNERS ARE 5/8" REBAR WITH A SURVEYOR'S CAP MARKED "MARQUEZ 10283", UNLESS OTHERWISE NOTED.
3. OTHER RECORDS USED:  
PLAT OF MANDELL BUSINESS AND RESIDENCE ADDITION, FILED 02-03-1886, VOL. "C", FOLIO 142.  
ABSTRACT OF TITLE, LOT NINE (9), BLOCK "N", MANDELL ADDITION, NO DATE AVAILABLE.  
WARRANTY DEED, FILED 11-24-92, BK. 92-28, PG. 225.

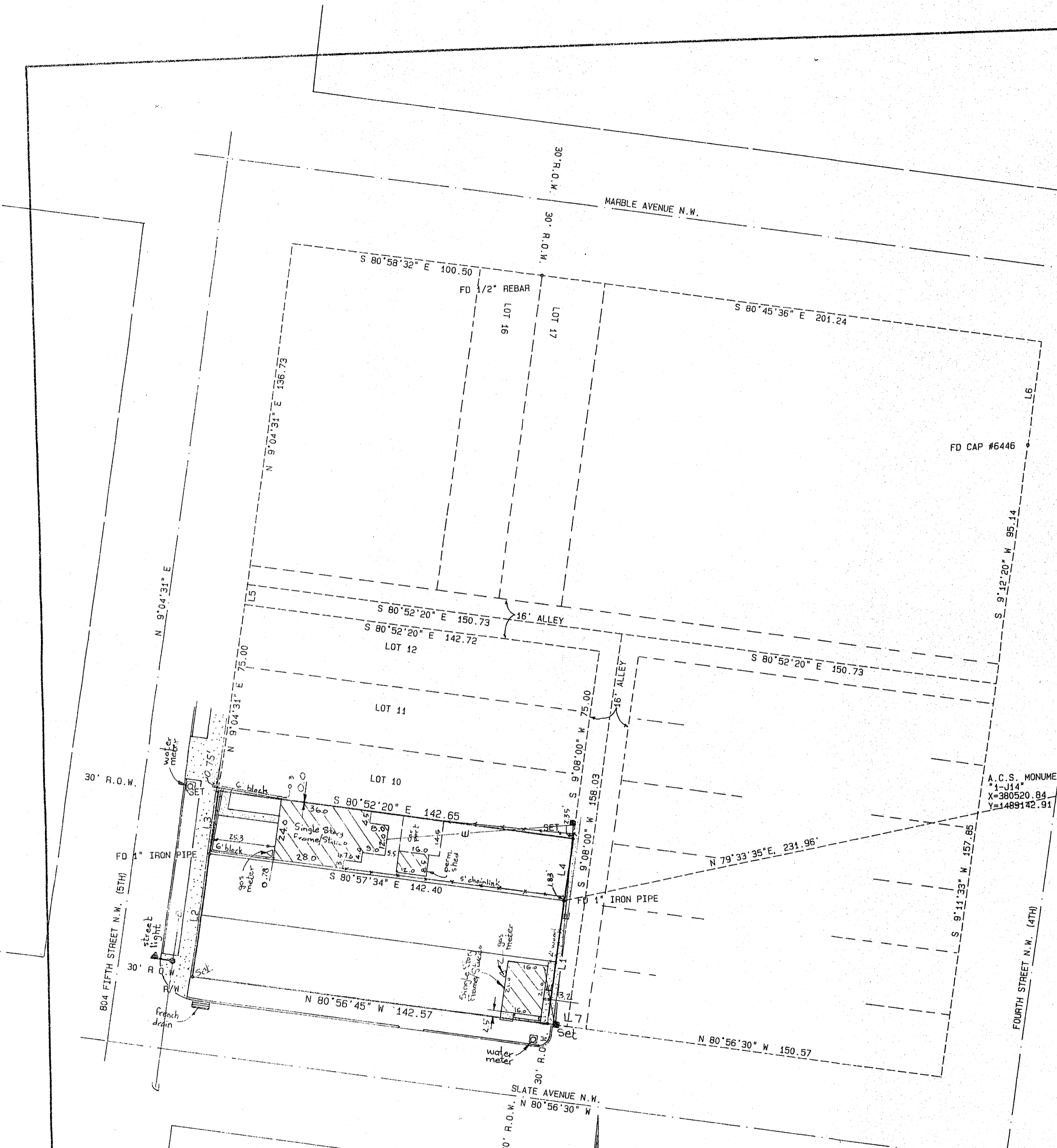
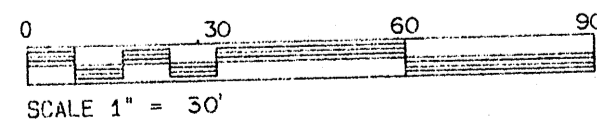
I, GEORGE J. MARQUEZ JR., A REGISTERED NEW MEXICO PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT A BOUNDARY SURVEY OF THE REAL PROPERTY SHOWN HEREON HAS BEEN SURVEYED, MONUMENTED AND PLATTED IN ACCORDANCE WITH THE STANDARDS FOR LAND SURVEYS IN THE STATE OF NEW MEXICO, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.  
I FURTHER CERTIFY THAT THIS SURVEY AND PLAT DO NOT MEET THE REQUIREMENTS OF THE SUBDIVISION ORDINANCE, AND IS NOT INTENDED TO SUBDIVIDE ANY EXISTING PARCEL.

*George J. Marquez Jr.*  
SIGNATURE OF SURVEYOR / DATE



MARQUEZ SURVEYING COMPANY  
902 FIFTH STREET N.W.  
ALBUQUERQUE, NEW MEXICO, 87102  
(505) 842-6579

LINE	BEARING	DISTANCE
L1	S 8°52'32" W	50.10
L2	N 9°04'18" E	50.06
L3	N 9°04'57" E	25.15
L4	S 9°39'03" W	24.94
L5	N 9°04'31" E	8.00
L6	S 9°09'46" W	41.38
L7	N 80°52'00" W	8.00



NEW-PROPOSED

PLAT OF SURVEY OF  
 MANDELL BUSINESS AND RESIDENCE ADDITION  
 LOTS 7 THRU 9, BLOCK "N"  
 804 FIFTH STREET N.W.  
 ALBUQUERQUE, NEW MEXICO  
 AUGUST 1994

LOTS NUMBERED SEVEN (7), EIGHT (8) AND NINE (9) IN BLOCK LETTERED "N" OF THE PLAT OF THE MANDELL BUSINESS AND RESIDENCE ADDITION TO THE CITY OF ALBUQUERQUE, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT OF SAID ADDITION, FILED IN THE OFFICE OF THE PROBATE CLERK AND EX-OFFICIO RECORDER OF BERNALILLO COUNTY, NEW MEXICO, ON FEBRUARY 03, 1886, VOLUME "C", FOLIO 142, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
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SIGNATURE OF OWNER \ DATE

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*George J. Marquez Jr.* Aug 12, 1994  
 SIGNATURE OF SURVEYOR / DATE

MARQUEZ SURVEYING COMPANY  
 902 FIFTH STREET N.W.  
 ALBUQUERQUE, NEW MEXICO, 87102  
 (505) 842-6579

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