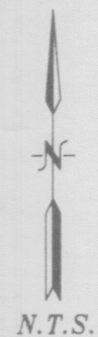




VICINITY MAP No. H-12



**LEGAL DESCRIPTION**

THE EASTERLY PORTION OF LOT NUMBERED SIX (6) OF THE ZICKERT ADDITION, ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, 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 2, 1948 IN VOLUME C, FOLIO 97, BEING DIVIDED BY WARRANTY DEED ON JANUARY 17, 1966 IN BOOK D794, PAGE 834, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT, BEING THE NORTHEAST CORNER OF SAID LOT 6, AND BEING A POINT ON THE WESTERLY LINE OF ZICKERT PLACE, WHENCE CITY OF ALBUQUERQUE CONTROL STATION "7-H13" HAVING A NEW MEXICO STATE PLANE COORDINATES OF (CENTRAL ZONE NAD 1927) X = 373,707.44 AND Y = 1,495,715.39 BEARS N 79° 42' 46" E, A DISTANCE OF 1250.85 FEET RUNNING THENCE S 05° 58' 20" W., ALONG THE WESTERLY LINE OF ZICKERT PLACE, A DISTANCE OF 64.69 FEET TO THE SOUTHEAST CORNER; THENCE N 84° 00' 40" W, A DISTANCE OF 157.81 FEET TO A POINT; THENCE N 88° 44' 38" W, A DISTANCE OF 50.87 FEET TO THE SOUTHWEST CORNER; THENCE N 05° 58' 22" E, A DISTANCE OF 68.89 FEET TO THE NORTHWEST CORNER; THENCE S 84° 00' 40" E, A DISTANCE OF 208.51 FEET TO THE NORTHEAST CORNER AND PLACE OF BEGINNING CONTAINING 0.3363 ACRES MORE OR LESS

**PLAT OF  
LOTS 6-A AND 6-B  
ZICKERT ADDITION**

WITHIN  
TOWN OF ALBUQUERQUE GRANT  
PROJECTED SECTION 12, TOWNSHIP 10 NORTH, RANGE 3 EAST, N.M.P.M.  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
MAY, 2006

PROJECT NUMBER: \_\_\_\_\_

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 *[Signature]* \_\_\_\_\_ DATE 5/9/06

\*REAL PROPERTY DIVISION (CONDITIONAL) \_\_\_\_\_ DATE \_\_\_\_\_

\*\*ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL) \_\_\_\_\_ DATE \_\_\_\_\_

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION \_\_\_\_\_ DATE \_\_\_\_\_

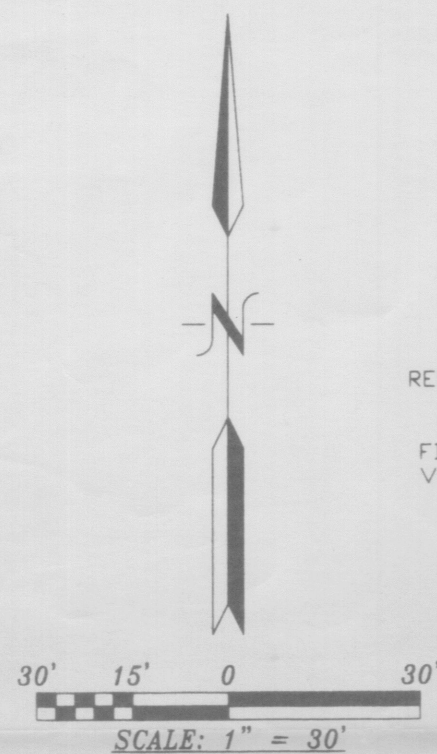
UTILITIES DEVELOPMENT \_\_\_\_\_ DATE \_\_\_\_\_

PARKS AND RECREATION DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_

AMAFCA \_\_\_\_\_ DATE \_\_\_\_\_

CITY ENGINEER \_\_\_\_\_ DATE \_\_\_\_\_

DRB CHAIRPERSON, PLANNING DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_



REMAINING PORTION OF  
LOT 6  
ZICKERT ADDITION  
FILED APRIL 2, 1948  
VOLUME C, FOLIO 97



**PURPOSE OF PLAT:**

THE PURPOSE OF THIS PLAT IS TO DIVIDE THE EASTERLY PORTION OF LOT 6 INTO 2 LOTS AND GRANT ANY EASEMENTS

**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: 0.3363 ACRES.
- 4: TALOS LOG NO. 2006411263
- 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: APRIL, 2006
- 9: CURRENT ZONING: R-1
- 10: THE EASTERLY PORTION OF LOT 6 WAS DIVIDED BY WARRANTY DEED FILED JANUARY 17, 1966 IN BOOK D794, PAGE 834
- 11: THE 18' PRIVATE ACCESS, WATER, SANITARY SEWER AND PUBLIC UTILITY EASEMENT IS FOR THE BENEFIT OF LOTS 6-A AND 6-B AND IS TO BE MAINTAINED EQUALLY BY BOTH LOTS

**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.

\_\_\_\_\_  
DATE

**ACKNOWLEDGMENT**

STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO ) S.S.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC  
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

BY: \_\_\_\_\_  
OWNERS NAME

MY COMMISSION EXPIRES: \_\_\_\_\_ BY: \_\_\_\_\_  
NOTARY PUBLIC

**SURVEYORS CERTIFICATE:**

STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO ) S.S.

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 24 DAY OF May, 2006.

*[Signature]*  
ANTHONY L. HARRIS, P.S. # 11463