

VICINITY MAP No. J-13



LEGAL DESCRIPTION

THE WEST ONE HUNDRED FORTY FEET (W. 140') OF LOTS NUMBERED ONE (1), TWO (2) AND THREE IN BLOCK NUMBERED TWO (2), ROSEMONT PARK ADDITION, ALBUQUERQUE, NEW MEXICO, AS THE SAME ARE SHOWN ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON OCTOBER 3, 1919 IN VOLUME C2, FOLIO 12 BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT, BEING THE INTERSECTION OF THE EASTERLY LINE OF 12TH STREET WITH THE NORTHERLY LINE OF ROSEMONT AVENUE, WHENCE CITY OF ALBUQUERQUE CONTROL MONUMENT "8-J13A" HAVING NEW MEXICO STATE PLANE COORDINATES OF (CENTRAL ZONE, NAD 1983) X=1,516,282.804 AND Y=1,490,886.765 BEARS N 87°37'43" W, A DISTANCE OF 1875.68 FEET RUNNING THENCE N 03°23'46" E, ALONG THE EASTERLY LINE OF 12TH STREET, A DISTANCE OF 150.00 FEET TO THE NORTHWEST CORNER; THENCE S 86°36'14" E, A DISTANCE OF 140.00 FEET TO THE NORTHEAST CORNER; THENCE S 03°23'46" W, A DISTANCE OF 150.00 FEET TO THE SOUTHEAST CORNER, BEING A POINT ON THE NORTHERLY LINE OF ROSEMONT AVENUE; THENCE N 86°36'14" W, ALONG THE NORTHERLY LINE OF ROSEMONT AVENUE, A DISTANCE OF 140.00 FEET TO THE SOUTHWEST CORNER AND PLACE OF BEGINNING CONTAINING 0.4820 ACRES MORE OR LESS

**PLAT OF
LOTS 1-A, 2-A AND 3-A
BLOCK 2
ROSEMONT PARK ADDITION**

WITHIN
TOWN OF ALBUQUERQUE GRANT
PROJECTED SECTION 18, TOWNSHIP 10 NORTH, RANGE 3 EAST, N.M.P.M.
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
APRIL, 2008

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] 4-29-08 DATE

*REAL PROPERTY DIVISION (CONDITIONAL) _____ DATE _____

**ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL) _____ DATE _____

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION _____ DATE _____

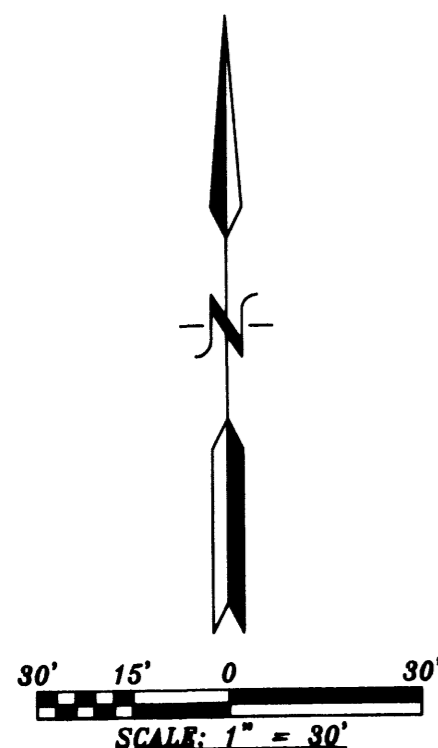
ABCWUA _____ DATE _____

PARKS AND RECREATION DEPARTMENT _____ DATE _____

AMAFCA _____ DATE _____

CITY ENGINEER _____ DATE _____

DRB CHAIRPERSON, PLANNING DEPARTMENT _____ DATE _____



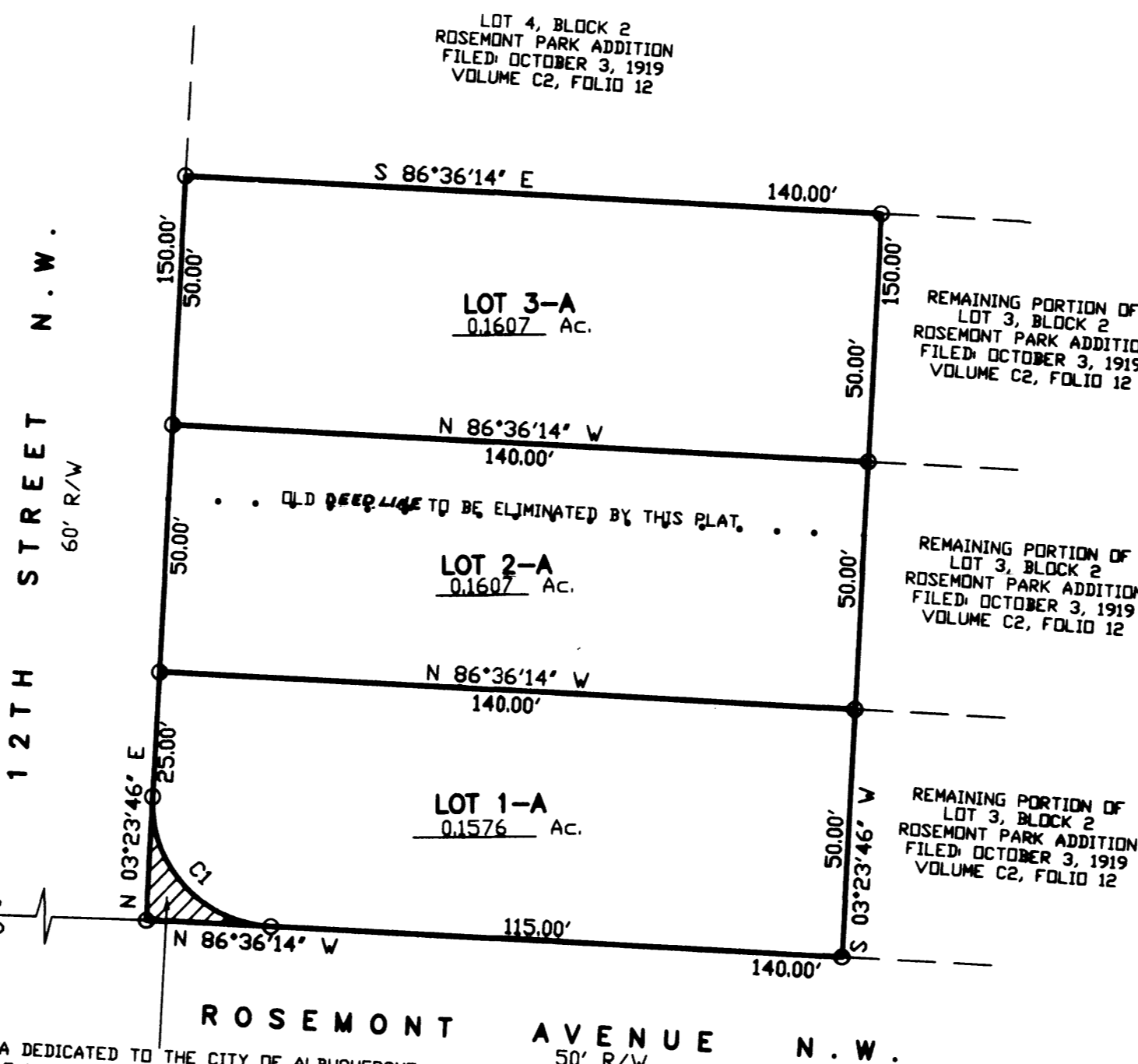
PURPOSE OF PLAT:

THE PURPOSE OF THIS PLAT IS TO REPLAT LOT 1 AND THE S. 35 FEET OF LOT 2 AND LOT 3 THE N. 15 FEET OF LOT 2 INTO THE ORIGINAL LOCATIONS OF LOTS 1, 2 AND 3, DEDICATE ADDITIONAL RIGHT-OF-WAY 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: 0.4820 ACRES.
- TALOS LOG NO. 2008117374
- BASIS OF BEARINGS IS THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 1983.
- DISTANCES ARE GROUND, BEARINGS ARE GRID.
- BEARINGS AND DISTANCES SHOWN IN PARENTHESIS ARE RECORD.
- DATE OF FIELD WORK: MARCH, 2008
- CURRENT ZONING: R-1
- NO PROPERTY WITHIN THE AREA OF REQUESTED FINAL ACTION SHALL AT ANY TIME BE SUBJECT TO A DEED RESTRICTION, COVENANT, OR BINDING AGREEMENT PROHIBITING SOLAR COLLECTORS FROM BEING INSTALLED ON BUILDINGS OR ERECTED ON LOTS OR PARCELS WITHIN THE AREA OF PROPOSED PLAT
- PROPERTY HAS BEEN DIVIDED BY SPECIAL WARRANTY DEED DATED: JANUARY 28, 1971 BOOK D471, PAGE 504

ACS STATION "8-J13A"
X=1,516,282.804
Y=1,490,886.765
GRD TO GRID=0.999684335
Δα = -00° 14' 19.01"
CENTRAL ZONE, NAD 1983



HATCHED AREA DEDICATED TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS 13413 Sq. FT.

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. AND ALSO DO HEREBY DEDICATE ADDITIONAL RIGHT-OF-WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE w/WARRANTY COVENANTS

Gabriel Gonzalez-Camargo Arlene B Gonzalez 4-17-08

OFFICIAL SEAL
RENEE RIVERA
NOTARY PUBLIC - STATE OF NEW MEXICO
My commission expires 05-10-2011

ACKNOWLEDGMENT
STATE OF NEW MEXICO) s.s.
COUNTY OF BERNALILLO)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC
THIS 17 DAY OF April, 2008

BY: Gabriel Gonzalez-Camargo Arlene B Gonzalez
OWNERS NAME

MY COMMISSION EXPIRES: May 10, 2011 BY: Renee Rivera
NOTARY PUBLIC

CURVE TABLE

NUMBER	DELTA ANGLE	CHORD DIRECTION	RADIUS	ARC LENGTH	CHORD LENGTH
C1	90°00'00"	N 41°36'14" W	25.00	39.27	35.36

SURVEYORS CERTIFICATE:

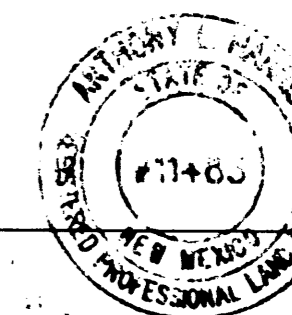
STATE OF NEW MEXICO) s.s.
COUNTY OF BERNALILLO)

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 24th DAY OF April, 2008.

Anthony L. Harris
ANTHONY L. HARRIS, P.S. # 11463

HARRIS SURVEYING, INC. PHONE: (505) 889-8060
415 S. MONTELEONE STREET, N.E. ALBUQUERQUE, NEW MEXICO 87110 FAX: (505) 889-8045

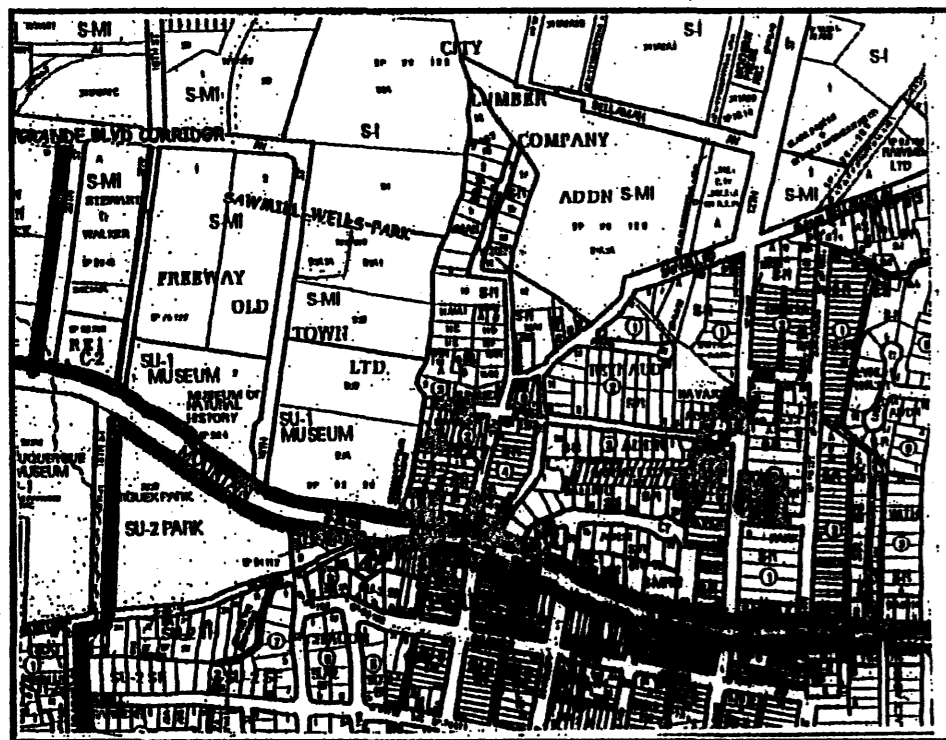


THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON

UPC# _____

PROPERTY OWNER OF RECORD: _____

BERNALILLO CO. TREASURER'S OFFICE: _____



VICINITY MAP No. J-13

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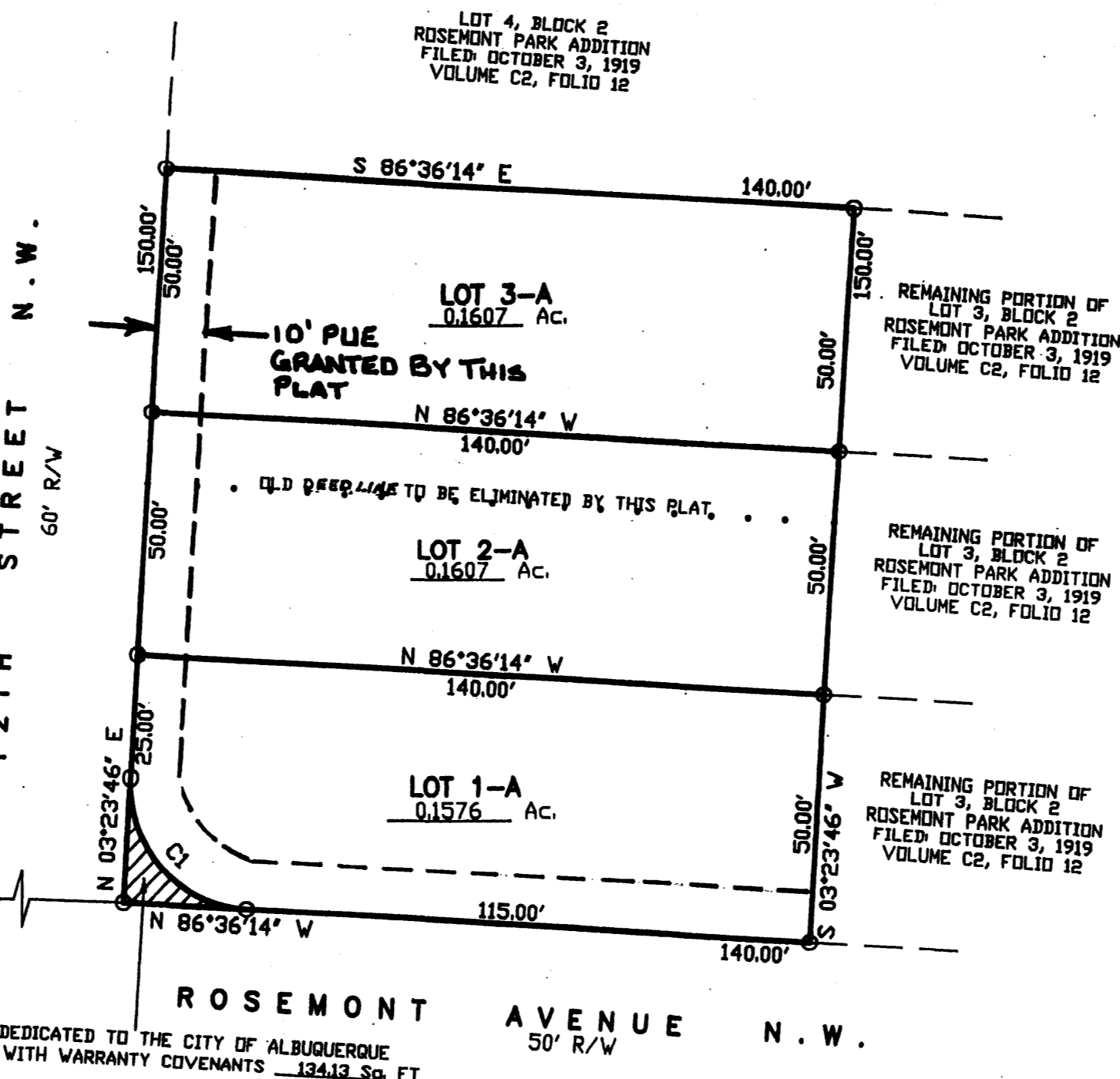
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PROJECTED SECTION 18, TOWNSHIP 10 NORTH, RANGE 3 EAST, N.M.P.M.
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
APRIL, 2008

PROJECT NUMBER: 1005073
APPLICATION NUMBER: 08DRB70217

UTILITY APPROVALS:
 PNM ELECTRIC SERVICES 4-20-2009 DATE
 PNM GAS SERVICES NEW MEXICO GAS COMPANY 5/12/2009 DATE
 QWEST TELECOMMUNICATIONS 5/12/09 DATE
 COMCAST 5-1-09 DATE
 NA
 NEW MEXICO UTILITIES DATE

CITY APPROVALS:
 CITY SURVEYOR 4-29-08 DATE
 *REAL PROPERTY DIVISION (CONDITIONAL) DATE
 **ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL) DATE
 TRAFFIC ENGINEERING, TRANSPORTATION DIVISION 5-21-08 DATE
 ABCWJA 5/21/08 DATE
 PARKS AND RECREATION DEPARTMENT 5/21/08 DATE
 AMAFCA 5/21/08 DATE
 CITY ENGINEER 5/21/08 DATE
 CHAIRPERSON, PLANNING DEPARTMENT 5/13/09 DATE

PUBLIC UTILITY EASEMENTS
 PUBLIC UTILITY EASEMENTS shown on this plat are granted for the common and joint use of utilities including but not limited to the following: A. Public Service Company of New Mexico, a New Mexico corporation, (PNM Electric) for installation, maintenance and service of overhead and underground electrical lines, transformers, and other equipment and related facilities reasonably necessary to provide electrical service. B. (PNM Gas) a Delaware corporation, for installation, maintenance, and service of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas service. C. (QWEST) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide communication service. D. (COMCAST) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide Cable service. E. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide water service. F. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide sewer service. G. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide storm water service. H. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide fire hydrant service. I. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide telephone service. J. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. K. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. L. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. M. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. N. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. O. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. P. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. Q. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. R. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. S. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. T. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. U. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. V. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. W. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. X. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. Y. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services. Z. (CITY) for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide other utility services.



PURPOSE OF PLAT:
 THE PURPOSE OF THIS PLAT IS TO REPLAT LOT 1 AND THE S. 35 FEET OF LOT 2 AND LOT 3 THE N. 15 FEET OF LOT 2 INTO THE ORIGINAL LOCATIONS OF LOTS 1, 2 AND 3, DEDICATE ADDITIONAL RIGHT-OF-WAY 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: 0.4820 ACRES.
 4: TALOS LOG NO. 2008117374
 5: BASIS OF BEARINGS IS THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 1983.
 6: DISTANCES ARE GROUND, BEARINGS ARE GRID.
 7: BEARINGS AND DISTANCES SHOWN IN PARENTHESIS ARE RECORD.
 8: DATE OF FIELD WORK: MARCH, 2008
 9: CURRENT ZONING: R-1
 10: NO PROPERTY WITHIN THIS PLAT SHALL AT ANY TIME BE SUBJECT TO A DEED RESTRICTION, COVENANT, OR BINDING AGREEMENT PROHIBITING SOLAR COLLECTORS FROM BEING INSTALLED ON BUILDINGS OR ERECTED ON LOTS OR PARCELS WITHIN THE AREA OF PROPOSED PLAT
 11: PROPERTY HAS BEEN DIVIDED BY SPECIAL WARRANTY DEED DATED: JANUARY 28, 1971 BOOK D888, PAGE 504

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. AND ALSO DO HEREBY DEDICATE ADDITIONAL RIGHT-OF-WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE w/WARRANTY COVENANTS

Gabriel Gonzalez-Camargo Arlene B Gonzalez 4-17-08
 OFFICIAL SEAL
 RENEE RIVERA
 NOTARY PUBLIC - STATE OF NEW MEXICO
 My commission expires 05-10-2011
 ACKNOWLEDGMENT
 STATE OF NEW MEXICO) s.s.
 COUNTY OF BERNALILLO)
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC THIS 17 DAY OF April, 2008
 BY: Gabriel Gonzalez-Camargo Arlene B Gonzalez
 OWNERS NAME
 MY COMMISSION EXPIRES: May 10, 2011 BY: Renee Rivera
 NOTARY PUBLIC

CURVE TABLE

NUMBER	DELTA ANGLE	CHORD DIRECTION	RADIUS	ARC LENGTH	CHORD LENGTH
C1	90°00'00"	N 41°36'14" W	25.00	39.27	35.36

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 24th DAY OF April, 2008.
Anthony L. Harris
 ANTHONY L. HARRIS, P.S. # 11463
 HARRIS SURVEYING, INC. PHONE: (505) 889-8056
 3415-B MONROE STREET, N.E. FAX: (505) 889-8645
 ALBUQUERQUE, NEW MEXICO 87110

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON
 UPC# 10130584835511601 10130584836311621
 PROPERTY OWNER OF RECORD: Gonzalez-Camargo Gabriel + Arlene B
 BERNALILLO CO. TREASURER'S OFFICE: Jessica A. Alcega