

LEGAL DESCRIPTION
 Lot numbered Thirty-A (30-A) and Thirty-B (30-B) in Block number (10) of the plat of Lots 30-A and 30-B, Block 10, Tract A, Unit B, North Albuquerque Acres, City of Albuquerque, Bernalillo County, New Mexico is the shown and designated on said plat thereof, filed in the Office of the County Clerk of Bernalillo County, New Mexico on February 6, 2007 in Book 2007C, Page 28 and being more particularly described as follows;

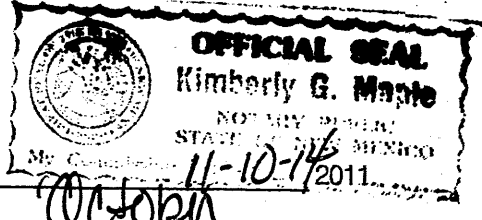
Beginning at the Southeast corner of the herein described tract, being a point on the North Line of Oakland Avenue, Whence city of Albuquerque control monument 9-C18 having New Mexico State Plane coordinates of Central Zone, NAD 83, Northing = 1521497.624 and Easting = 1542501.428 bears South 51°53'23" EAST a distance of 2695.45 feet running Thence North 89°28'44" West along the North line of Oakland Avenue a distance 165.00 to the Southwest corner; Thence North 00°14'13" East a distance of 233.28 feet to the Northwest corner; Thence South 89°46'35" East a distance of 165.23 feet to the Northeast corner; Thence South 00°17'38" West a distance of 234.14 feet to the Southwest corner and place of beginning, containing 0.8859 acres more or less.

**PLAT OF
 LOTS 30-A-1 & 30-B-1, BLOCK 10
 TRACT A, UNIT B
 NORTH ALBUQUERQUE ACRES
 PROJECTED SECTION 13, T. 11 N., R. 3 E., N.M.P.M.
 ELENA GALLEGOS GRANT
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 OCTOBER 2011**

FREE CONSENT

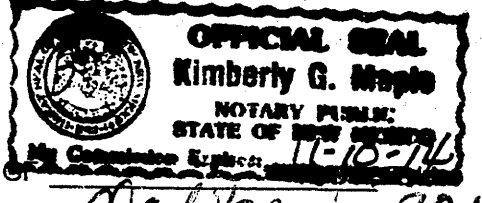
THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREON DO HEREBY CONSENT TO THE PLATTING OF SAID PROPERTY AS SHOWN HEREON AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES AND SAID OWNERS WARRANT THAT THEY HOLD COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED AND DO HEREBY GRANT EASEMENTS AS SHOWN.

OWNER(S) SIGNATURE: BEN D COHEN DATE: 10/17/2011
 OWNER(S) PRINT NAME: BEN D COHEN
 ADDRESS: 1116 Jordan Ave NE, Albuquerque, NM 87112 TRACT: 30-B-1
 ACKNOWLEDGMENT
 STATE OF NEW MEXICO)
) SS
 COUNTY OF BERNALILLO)



THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF October, 2011.
 BY: BEN D. COHEN
 MY COMMISSION EXPIRES: 11-10-14
Kimberly G. Mogle
 NOTARY PUBLIC

OWNER(S) SIGNATURE: Sabrina Goodfellow DATE: 10/17/11
 OWNER(S) PRINT NAME: Sabrina Goodfellow
 ADDRESS: Po Box 93740, Albuquerque, NM 87119 TRACT: 30-A-1
 ACKNOWLEDGMENT
 STATE OF NEW MEXICO)
) SS
 COUNTY OF BERNALILLO)



THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF October, 2011.
 BY: Sabrina Goodfellow
 MY COMMISSION EXPIRES: 11-10-14
Kimberly G. Mogle
 NOTARY PUBLIC

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:

A. PUBLIC SERVICE COMPANY OF NEW MEXICO, (PNM) 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 SERVICES.

B. NEW MEXICO GAS COMPANY FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS SERVICES.

C. QWEST CORPORATION D/B/A CENTURY LINK QC FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF SUCH LINES, CABLE AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES.

4. COMCAST OR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES.

INCLUDED, IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, REPLACE, MODIFY, RENEW, OPERATE, AND MAINTAIN FACILITIES FOR THE PURPOSES DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM AND OVER SAID EASEMENTS, WITH THE RIGHT AND PRIVILEGE OF GOING UPON, OVER AND ACROSS ADJOINING LANDS OF GRANTOR FOR THE PURPOSES SET FORTH HEREIN AND WITH THE RIGHT TO UTILIZE THE RIGHT-OF-WAY AND EASEMENT TO EXTEND SERVICES TO CUSTOMERS OF GRANTEE 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 (ABOVEGROUND OR SUBSURFACE), HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURES SHALL BE ERRECTED 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 BY CONSTRUCTION OF POOLS, DECKING OR ANY STRUCTURES ADJACENT TO OR NEAR EASEMENTS 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.

DISCLAIMER

IN APPROVING THIS PLAT, PUBLIC SERVICE COMPANY OF NEW MEXICO (PNM) AND NEW MEXICO GAS COMPANY (NMGC) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON. CONSEQUENTLY, PNM AND NMGC DO NOT WAIVE NOR 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.

DISCLOSURE STATEMENT

THE PURPOSE OF THIS PLAT IS TO VACATE THE EXISTING 50' RECIPROCAL PRIVATE CROSS-LOT ACCESS EASEMENT AND GRANT ADDITIONAL EASEMENT AS SHOWN IN NOTE 11.

CITY APPROVALS:	PROJECT NO.:	APPLICATION NO.:
<u>Kimberly G. Mogle</u>		
CITY SURVEYOR		<u>10-18-11</u>
		DATE
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION		DATE
PARKS & RECREATION DEPARTMENT		DATE
A.B.C.W.U.A.		DATE
A.M.A.F.C.A.		DATE
CITY ENGINEER		DATE
DRB CHAIRPERSON, PLANNING DEPARTMENT		DATE
UTILITY APPROVALS		
NEW MEXICO GAS COMPANY (NMGC)		DATE
QWEST CORPORATION D/B/A CENTURY LINK QC		DATE
COMCAST CABLE		DATE
PUBLIC SERVICES COMPANY OF NEW MEXICO (PNM)		DATE

SURVEYOR'S CERTIFICATION

I, ANTHONY L. HARRIS, 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.

Anthony L. Harris 10-18-11
 ANTHONY L. HARRIS
 NEW MEXICO PROFESSIONAL SURVEYOR, 11463
 DATE



THE SURVEY OFFICE

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

T11N REE SEC. 13

Vicinity Map

SUBDIVISION DATA / NOTES

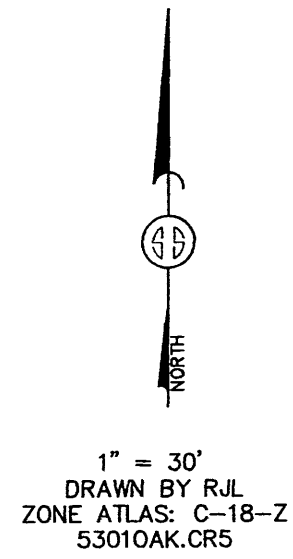
1. PLAT WAS COMPILED USING EXISTING RECORD DATA & ACTUAL FIELD SURVEY.
2. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD 1983, AND ARE BASED ON ACS CONTROL MONUMENTS 9_C18 AND 10_C18, AS SHOWN HEREON.
3. DISTANCES ARE GROUND DISTANCES.
4. PLAT SHOWS ALL EASEMENTS OF RECORD.
5. BEARINGS AND DISTANCES IN PARENTHESES () ARE PER THE PLAT OF NORTH ALBUQUERQUE ACRES FILED IN BERNALILLO COUNTY, NEW MEXICO ON APRIL 24, 1936 IN VOLUME D, FOLIO 30.
6. GROSS AREA: 0.8859 ACRES
7. NUMBER OF EXISTING LOTS: 2
8. NUMBER OF LOTS CREATED: 2
9. PROPERTY IS ZONED SU-2/ M-1.
10. THE EXISTING PRIVATE DRAINAGE EASEMENT IS FOR THE BENEFIT AND USE, BY AND FOR THE OWNERS OF LOTS 30-A-1 AND 30-B-1 AND IS TO BE MAINTAINED BY SAID OWNERS.
11. A RECIPROCAL ACCESS AND PARKING EASEMENT IS GRANTED BY THIS PLAT FOR THE BENEFIT AND USE BY AND FOR THE OWNERS LOTS 30-A-1 AND 30-B-1. SAID EASEMENT TO BE MAINTAINED BY SAID LOT OWNERS.
12. NO PROPERTY WITHIN THE AREA OF 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 ERRECTED ON THE TRACTS OR PARCELS WITHIN THE AREA OF PROPOSED PLAT. THE FOREGOING REQUIREMENT SHALL BE A CONDITION TO APPROVAL OF THIS PLAT.

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON
 UPC#: _____
 PROPERTY OWNER OF RECORD: _____
 BERNALILLO COUNTY TREASURERS OFFICE: _____

PLAT OF
LOTS 30-A-1 & 30-B-1, BLOCK 10
TRACT A, UNIT B
NORTH ALBUQUERQUE ACRES
PROJECTED SECTION 13, T. 11 N., R. 3 E., N.M.P.M.
ELENA GALLEGOS GRANT
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
OCTOBER 2011

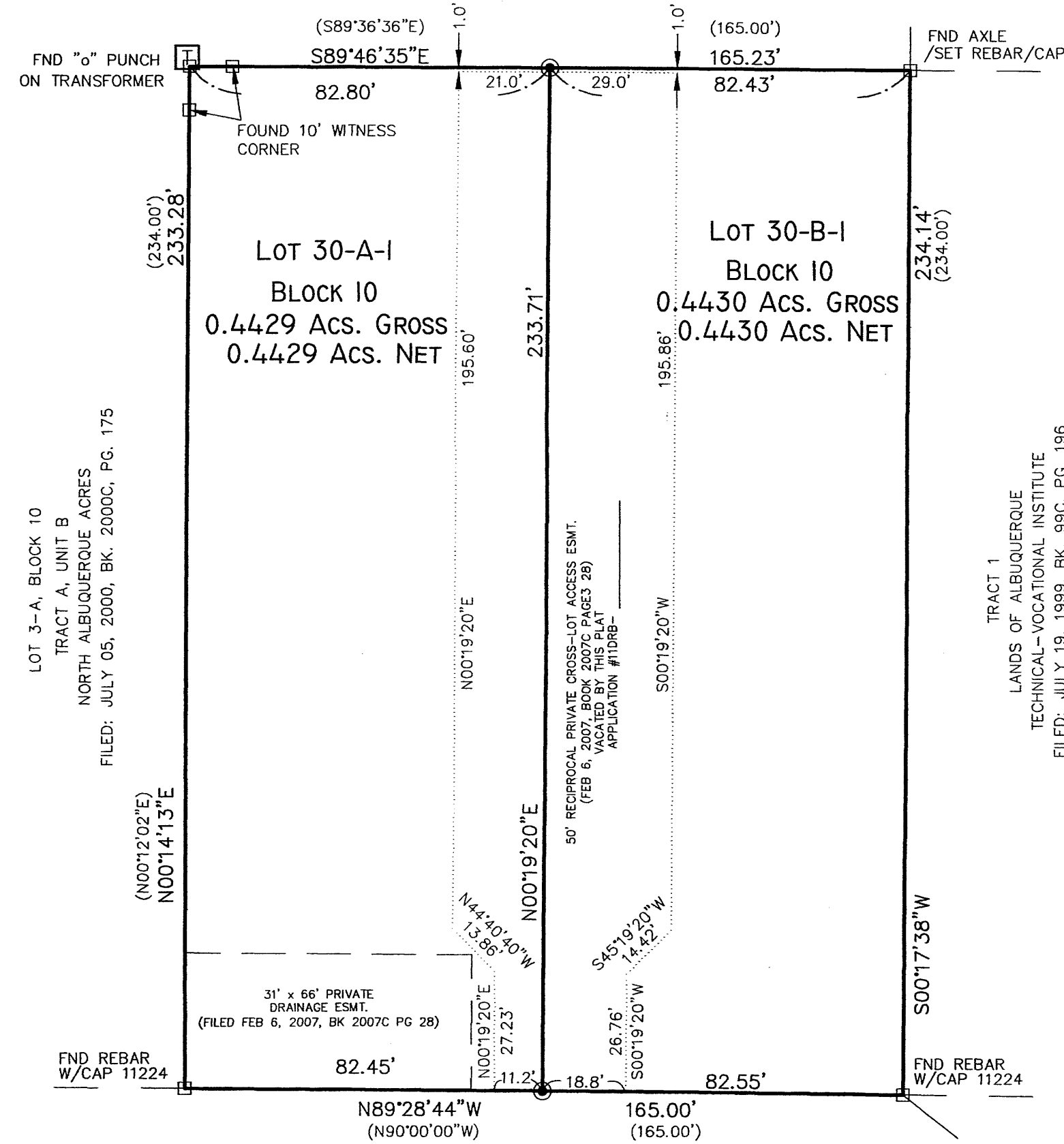
LOT 3-A, BLOCK 10
 TRACT A, UNIT B
 NORTH ALBUQUERQUE ACRES
 FILED: JULY 05, 2000, BK. 2000C, PG. 175

LOT 4, BLOCK 10
 TRACT A, UNIT B
 NORTH ALBUQUERQUE ACRES
 FILED: APRIL 24, 1936, BK.D, FOLIO 130



MONUMENT LEGEND

- △ - FOUND CONTROL STATION AS NOTED
- - FOUND MONUMENT AS NOTED
- ⊙ - SET 1/2" REBAR W/RED PLASTIC CAP STAMPED UNLESS OTHERWISE NOTED



OAKLAND AVENUE N.E.
 60' RIGHT-OF-WAY

TRACT 1
 LANDS OF ALBUQUERQUE
 TECHNICAL-VOCATIONAL INSTITUTE
 FILED: JULY 19, 1999, BK. 99C, PG. 196

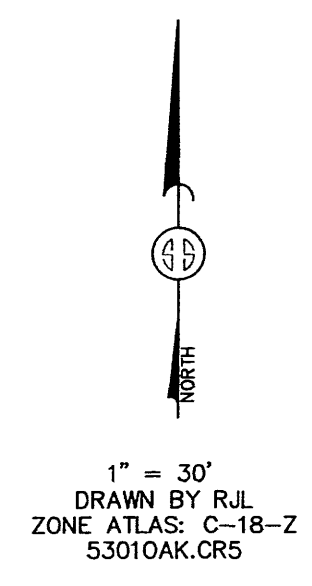
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 X = 1542565.263
 Y = 1524123.885
 GROUND TO GRID = 0.999665042
 DELTA ALPHA = -0°11'19.43"
 NEW MEXICO STATE PLANE
 COORDINATE SYSTEM
 CENTRAL ZONE
 NAD 83

STATION: 9_C18
 X = 1542501.428
 Y = 1521497.624
 GROUND TO GRID = 0.999664563
 DELTA ALPHA = -0°11'19.69"
 NEW MEXICO STATE PLANE
 COORDINATE SYSTEM
 CENTRAL ZONE
 NAD 83

PLAT OF
LOTS 30-A-1 & 30-B-1, BLOCK 10
TRACT A, UNIT B
NORTH ALBUQUERQUE ACRES
PROJECTED SECTION 13, T. 11 N., R. 3 E., N.M.P.M.
ELENA GALLEGOS GRANT
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
OCTOBER 2011

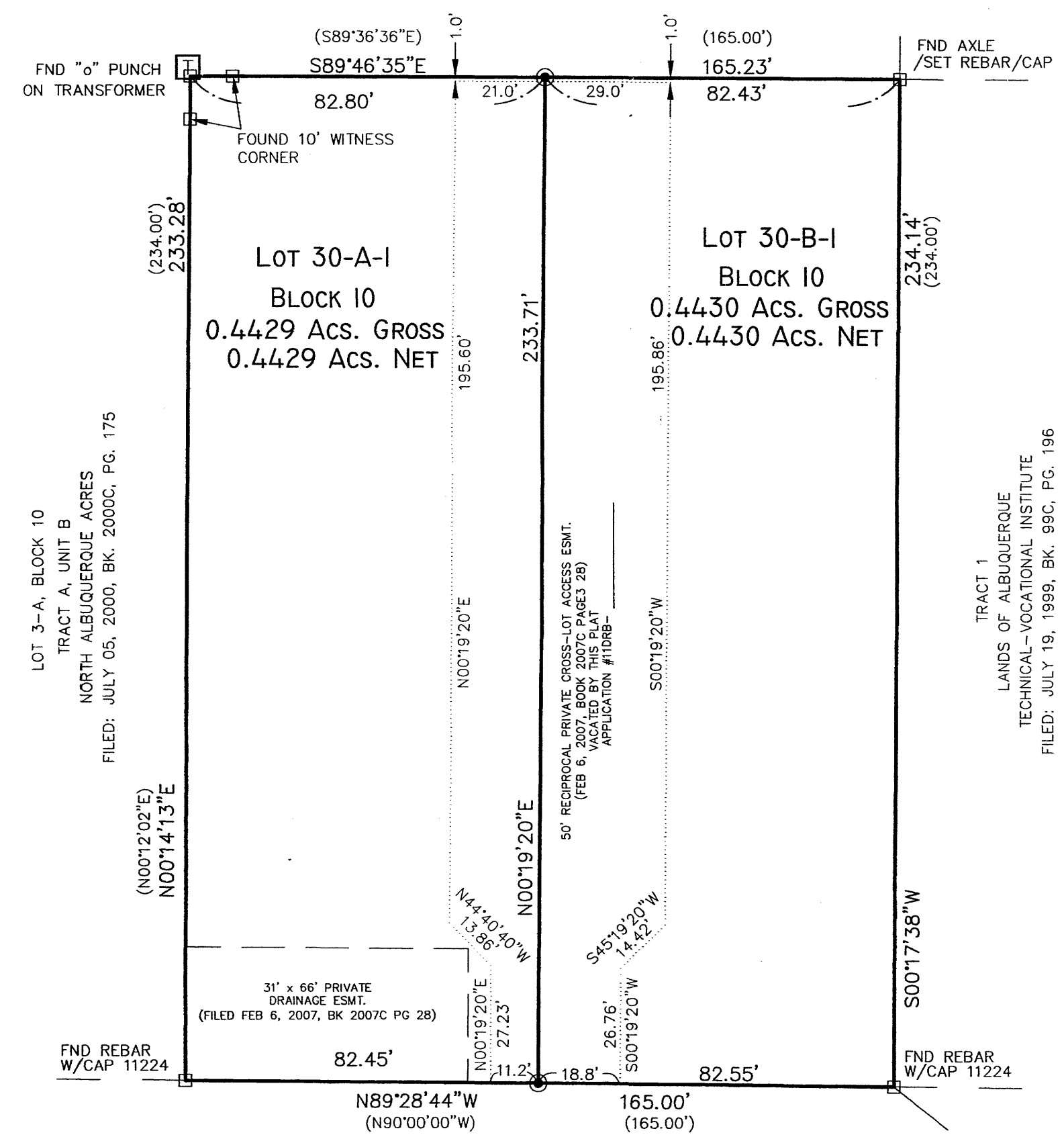
LOT 3-A, BLOCK 10
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 FILED: JULY 05, 2000, BK. 2000C, PG. 175

LOT 4, BLOCK 10
 TRACT A, UNIT B
 NORTH ALBUQUERQUE ACRES
 FILED: APRIL 24, 1936, BK.D, FOLIO 130



MONUMENT LEGEND

	- FOUND CONTROL STATION AS NOTED
	- FOUND MONUMENT AS NOTED
	- SET 1/2" REBAR W/RED PLASTIC CAP STAMPED UNLESS OTHERWISE NOTED



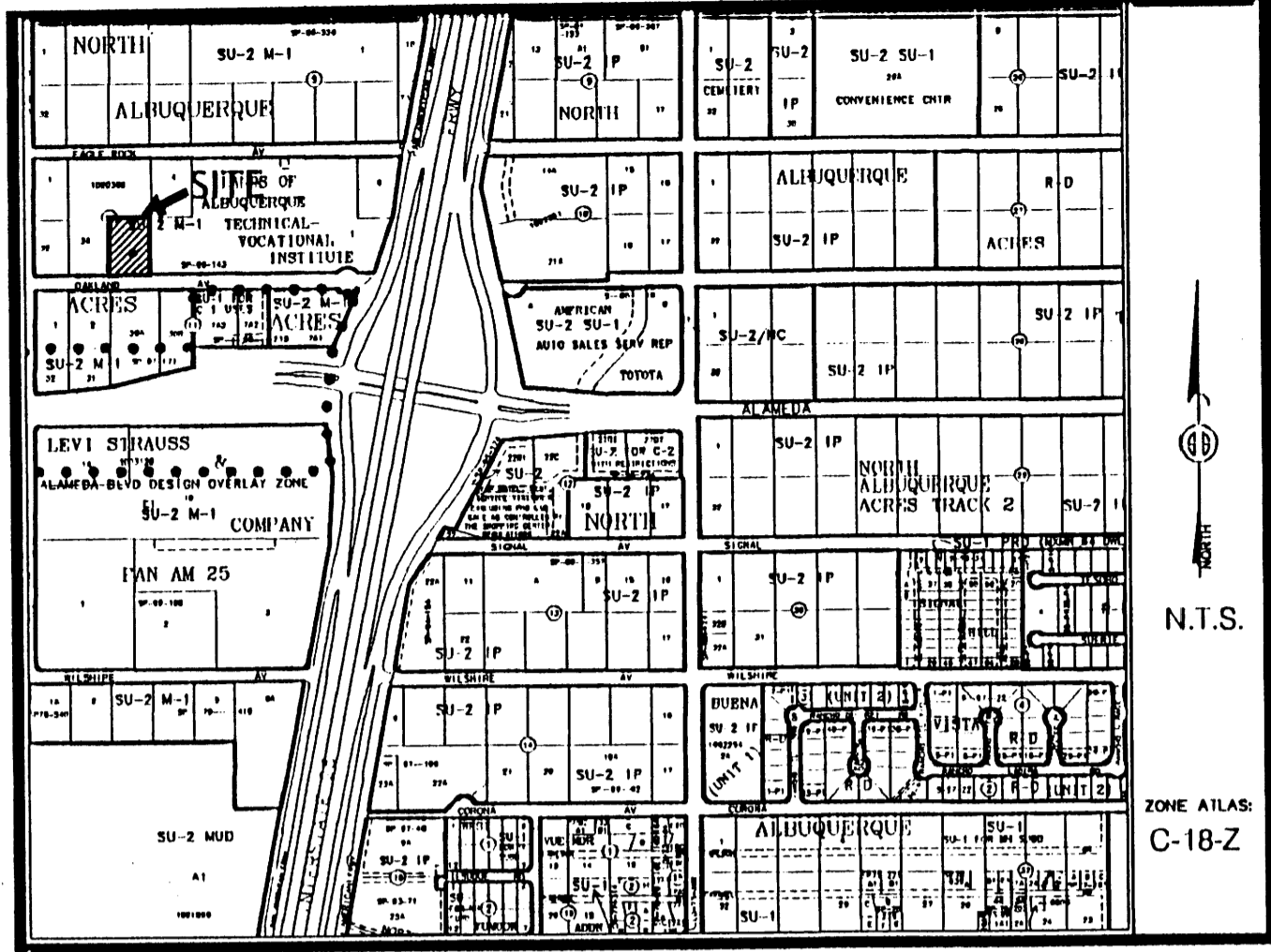
LOT 3-A, BLOCK 10
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 FILED: JULY 05, 2000, BK. 2000C, PG. 175

TRACT 1
 LANDS OF ALBUQUERQUE
 TECHNICAL-VOCATIONAL INSTITUTE
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OAKLAND AVENUE N.E.
60' RIGHT-OF-WAY

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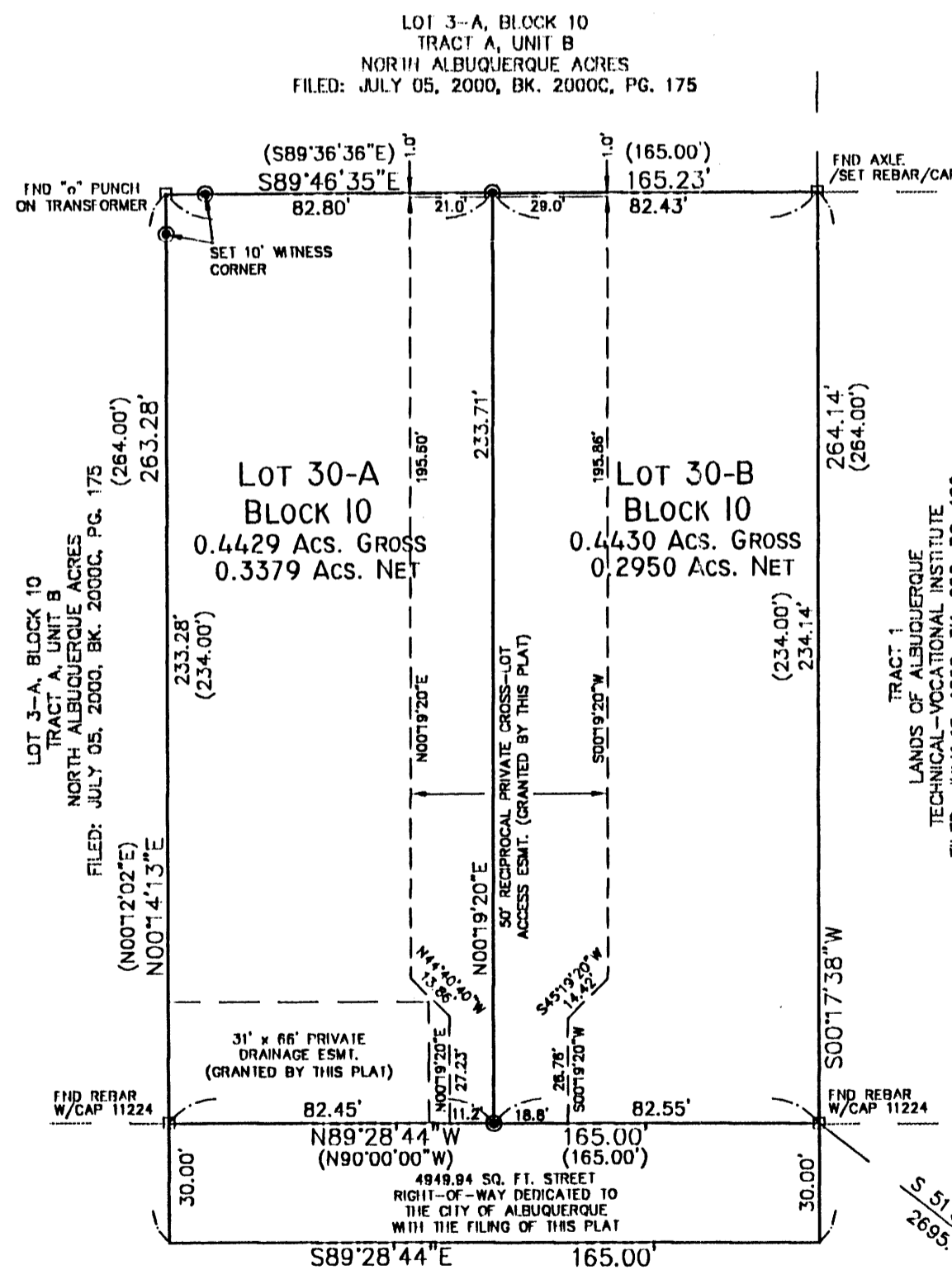
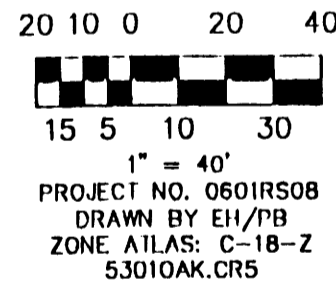
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 DELTA ALPHA = -0°11'19.69"
 NEW MEXICO STATE PLANE
 COORDINATE SYSTEM
 CENTRAL ZONE
 NAD 83



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 MONUMENTS 9-C18 AND 10-C18, AS SHOWN HEREON.
3. DISTANCES ARE GROUND DISTANCES.
4. PLAT SHOWS ALL EASEMENTS OF RECORD.
5. BEARINGS AND DISTANCES IN PARENTHESES () ARE PER THE PLAT OF NORTH ALBUQUERQUE ACRES FILED IN BERNALILLO COUNTY, NEW MEXICO ON APRIL 24, 1936 IN VOLUME D, FOLIO 30.
6. GROSS AREA: 0.9995 ACRES
7. NUMBER OF EXISTING LOTS: 1
8. NUMBER OF LOTS CREATED: 2
9. PROPERTY IS ZONED SU-2/M-1.
10. THE PRIVATE DRAINAGE EASEMENT GRANTED BY THIS PLAT IS FOR THE BENEFIT AND USE, BY AND FOR THE OWNERS OF LOTS 30-A AND 30-B AND IS TO BE MAINTAINED BY SAID OWNERS.
11. THE RECIPROCAL PRIVATE CROSS-LOT ACCESS EASEMENT GRANTED BY THIS PLAT IS FOR THE BENEFIT AND USE, BY AND FOR THE OWNERS OF LOTS 30-A AND 30-B AND IS TO BE MAINTAINED BY SAID OWNERS.
12. LOTS 30-A & 30-B ARE SUBJECT TO PRIVATE CROSS-LOT PARKING AND ACCESS EASEMENT AND IS TO BE MAINTAINED BY SAID LOT OWNERS.



OAKLAND AVENUE N.E.
60' RIGHT-OF-WAY

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

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON
UPC#: 10861611932003
PROPERTY OWNER OF RECORD:
BERNALILLO COUNTY TREASURER'S OFFICE:
2/16/07



LEGAL DESCRIPTION
Lot numbered Thirty (30) in Block numbered Ten (10) of Tract A, Unit B, North Albuquerque Acres as the same is shown and designated on said plat thereof, filed in the Office of the County Clerk of Bernalillo County, New Mexico on April 24, 1936 in Book D, folio 130.

BEGINNING at the northwest corner of said Lot 30, Block 10, thence from said point of beginning S 89° 46' 35" E, 165.23 feet to the northeast corner; thence S 00° 17' 38" W, 264.14 feet to the southeast corner; thence N 89° 28' 44" W, 165.00 feet to the southwest corner; thence N 00° 14' 13" E, 263.28 feet to the POINT OF BEGINNING and containing 0.9995 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, DO HEREBY GRANT EASEMENTS AS SHOWN AND DO HEREBY DEDICATE ADDITIONAL STREET RIGHT-OF-WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS.

OWNER(S) SIGNATURE: *Gilbert J. Lovato* DATE: 1/16/2007
OWNER(S) PRINT NAME: Gilbert J. Lovato
ADDRESS: 3738 Arroyo NE TRACT:

ACKNOWLEDGMENT
STATE OF NEW MEXICO)
) SS
COUNTY OF BERNALILLO)



THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 10TH DAY OF JANUARY, 2007.

BY: *GILBERT J. LOVATO*
MY COMMISSION EXPIRES: 10/31/09
Sarah Amato
NOTARY PUBLIC

LOT 3-A, BLOCK 10
TRACT A, UNIT B
NORTH ALBUQUERQUE ACRES
FILED: JULY 05, 2000, BK. 2000C, PG. 175

PLAT OF
LOTS 30-A & 30-B, BLOCK 10
TRACT A, UNIT B
NORTH ALBUQUERQUE ACRES
PROJECTED SECTION 13, T. 11 N., R. 3 E., N.M.P.M.
ELENA GALLEGOS GRANT
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JANUARY 2007

DISCLOSURE STATEMENT

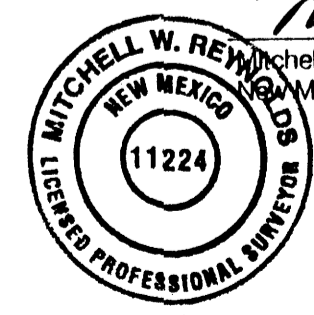
THE PURPOSE OF THIS PLAT IS TO DIVIDE ONE (1) EXISTING LOT INTO TWO (2) NEW LOTS AND TO DEDICATE STREET RIGHT OF WAY.

CITY APPROVALS: PROJECT NO.: 1005247 APPLICATION NO. 06DAB-01605

<i>[Signature]</i>	1-11-07
CITY SURVEYOR	DATE
<i>[Signature]</i>	1-30-07
TRAFFIC ENGINEERING	DATE
<i>Christina Sandoval</i>	1/24/07
PARKS & RECREATION DEPARTMENT	DATE
<i>Loan A. Green</i>	1-24-07
WATER UTILITIES DEPARTMENT	DATE
<i>Bradley D. Bingham</i>	1/21/07
A.M.A.F.C.A.	DATE
<i>Bradley D. Bingham</i>	1/24/07
CITY ENGINEER	DATE
<i>[Signature]</i>	01/24/07
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE

SURVEYOR'S CERTIFICATE

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.



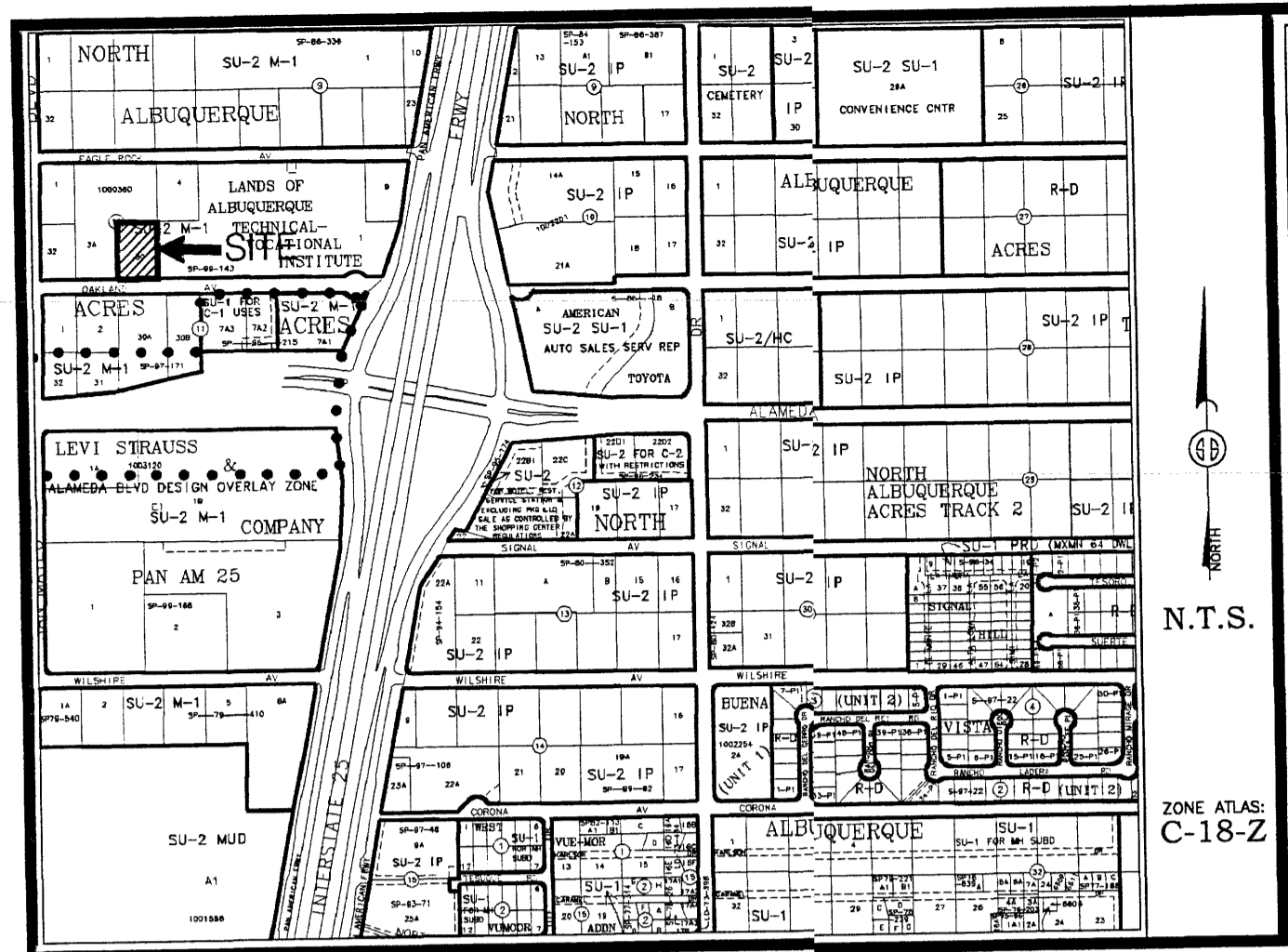
Mitchell W. Reynolds 01-08-07
Date
Mitchell W. Reynolds
New Mexico Professional Surveyor, 11224

SURVEYS SOUTHWEST LTD.

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

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

T11N REE SEC. 13



Vicinity Map

LEGAL
 LOT 30 BLOCK 10
 NAA TR. A, UNIT B
 ADDRESS
 5301 OAKLAND AVE. NE
 ALB. NM 87109

PLANT LEGEND

- FLOWERING PEAR (M) 3 Pyrus calleryana 2" Cal.
- OCOTILLO (L) 24 Fouquieria splendens
- MAIDEN GRASS (M) 23 Miscanthus sinensis 5 Gal.
- CHAMISA (L) 26 Chrysothamnus nauseosus 1 Gal.
- WILDFLOWER 38 1 Gal

NARRATIVE

THIS LOT IS NOT IN ANY FLOOD PLAIN. IT WAS GRADED SMOOTH IN THE RECENT PAST. THE DRAINAGE FLOW IS FROM NORTHEAST TO SOUTHWEST.

THIS PROJECT PROPOSES THE CONSTRUCTION OF TWO, PRE ENGINEERED, STEEL BUILDINGS. ONE WILL BE USED TO PROVIDE NIGHT TIME SECURITY AND OFFICE SPACE FOR A ROOFING FIRM, AND THE OTHER RENTED TO A STONE FABRICATOR. THE SITE WILL BE PAVED WITH BITUMINOUS PAVEMENT. DRAINAGE WILL BE GATHERED IN A POND AT THE SOUTHWEST CORNER OF THE SITE AND THROTTLED TO A FLOWRATE THAT IS BELOW HISTORIC.

THE PROPERTY TO THE EAST (ABOVE) IS USED FOR A DRAINAGE POND. THE DOWN HILL SIDE OF THE POND DRAINS TO THIS SITE THIS IS THE EXTENT OF OFFSITE DRAINAGE AND HAS BEEN ACCOUNTED FOR IN THESE COMPUTATIONS.

THE PROJECT LIES IN PRECIPITATION ZONE 3. THE DEVELOPED FLOWRATE IS RESTRICTED TO 1.76 CFS, AS STATED IN THE MASTER PLAN DONE BY JACQUE BORDENAVE.

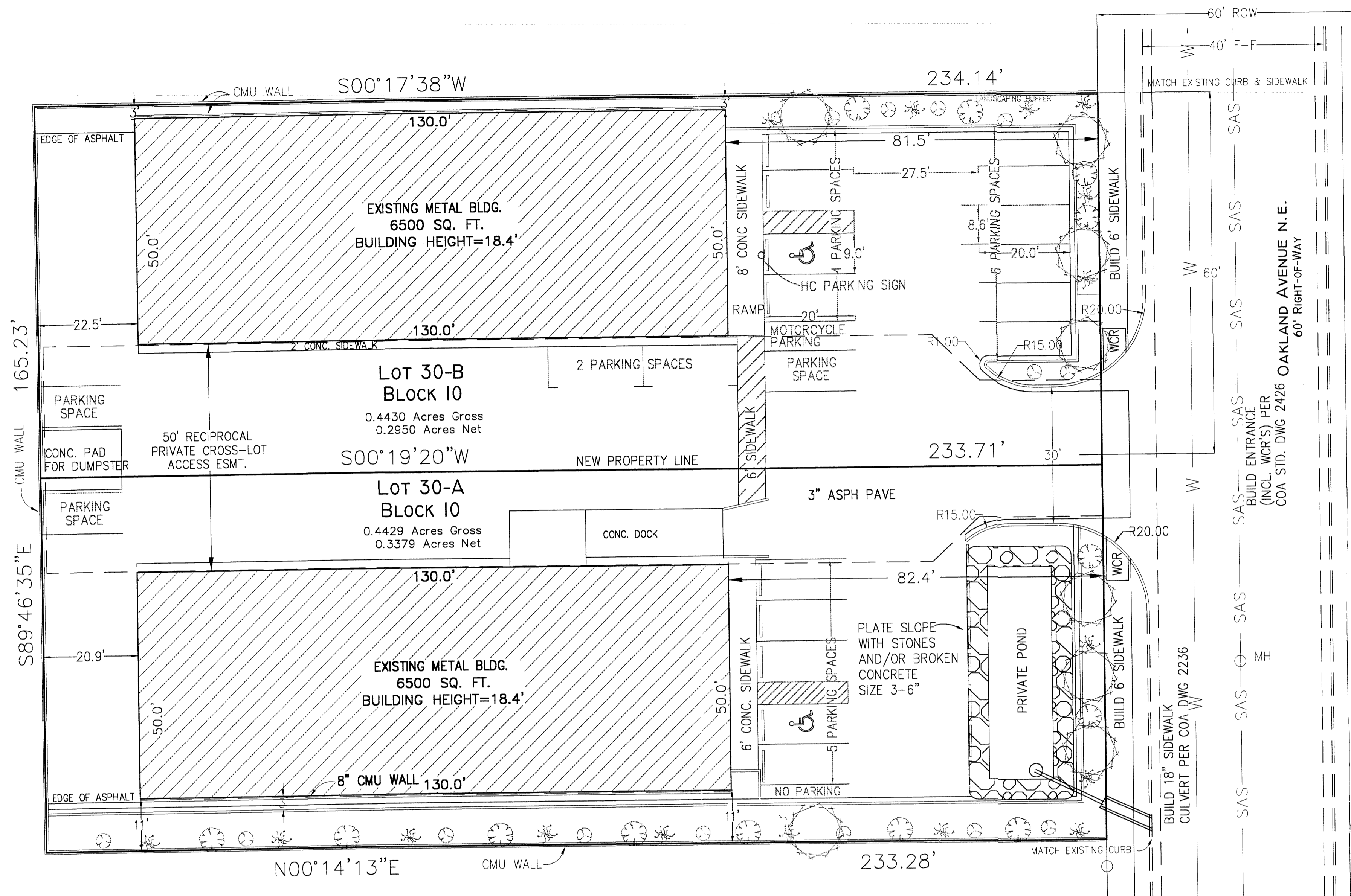
THE MINIMUM BUILDING SETBACK IS 3.0 FEET. THE MAXIMUM BUILDING HEIGHT IS 18.4 FEET.

LANDSCAPE NOTES:

1. Landscape maintenance shall be the responsibility of the Property Owner.
2. It is the intent of this plan to comply with the City Of Albuquerque Water Conservation Landscaping and Water Waste Ordinance planting restriction approach.
3. Approval of this plan does not constitute or imply exemption from water waste provisions of the Water Conservation Landscaping and Water Waste Ordinance. Water management is the sole responsibility of the Property Owner.
4. All landscaping will be in conformance with the City of Albuquerque Zoning Code, Street Tree Ordinance, Pollen Ordinance, and Water Conservation Landscaping and Water Waste Ordinance. In general, water conservative, environmentally sound landscape principles will be followed in design and installation.
5. Plant beds shall achieve 75% live ground cover at maturity.
6. SFBrown Gravel over Filter Fabric shall be placed in all landscape areas which are not designated to receive native seed.

IRRIGATION NOTES:

1. Irrigation shall be a complete underground system with Trees to receive (5) 1.0 GPH Drip Emitters and Shrubs to receive (2) 1.0 GPH Drip Emitters. Drip and Bubble systems to be tied to 1/2" poly pipe with flush caps at each end.
2. Run time per each drip valve will be approximately 15 minutes per day, to be adjusted according to the season.
3. Point of connection for irrigation system is unknown at current time and will be coordinated in the field.
4. Irrigation will be operated by automatic controller. Location of controller to be field determined and power source for controller to be provided by others.
5. Irrigation maintenance shall be the responsibility of the Property Owner.
6. FINAL LANDSCAPING LAYOUT AND DESIGN TO BE DETERMINED UPON RECEIPT OF FINAL GRADING PLAN.



IS AN INFRASTRUCTURE LIST REQUIRED? () Yes () No
 If yes, then a set of approved DRC plans with a work order is required for any construction within Public Right-of-Way or for construction of public improvements.

CITY APPROVALS: *SAS* PROJECT NO. APPLICATION NO. DATE

WATER UTILITY DEPARTMENT **PRELIMINARY PLAN APPROVED BY DRB ON** DATE

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION **ON** DATE

PARKS AND RECREATION DEPARTMENT **ON** DATE

SOLID WASTE MANAGEMENT **PRELIMINARY PLAN APPROVED BY DRB ON** DATE

CITY ENGINEER _____ DATE

DRB CHAIRPERSON _____ DATE

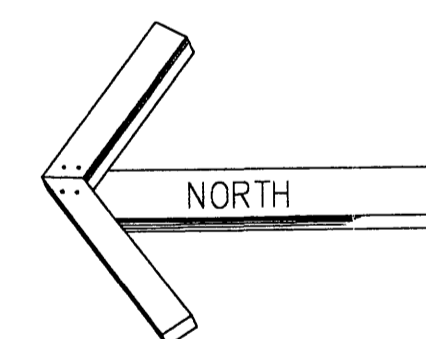
PARKING CALCULATIONS FOR BOTH BUILDINGS COMBINED

OFFICE	1500 x 2 x 1/200 =	15
WAREHOUSE	10,000 x 1/2000 =	5
		20 SPACES REQUIRED
		20 SPACES PROVIDED

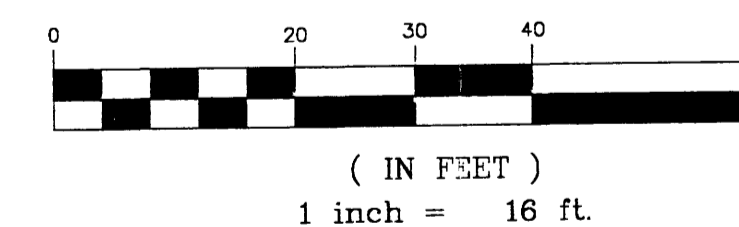
REQUIRES ONE HC SPACE
 TWO WERE PROVIDED BECAUSE OF THE DISTANCE
 BETWEEN THE PARKING AREAS.

LEGEND

- PROPOSED CURB & GUTTER
- EXISTING CURB AND GUTTER
- SUB BASIN BOUNDARY
- NEW PROP LINE
- PROP LINE
- CH L FENCE
- PAINTED DIAGONAL LINES



GRAPHIC SCALE

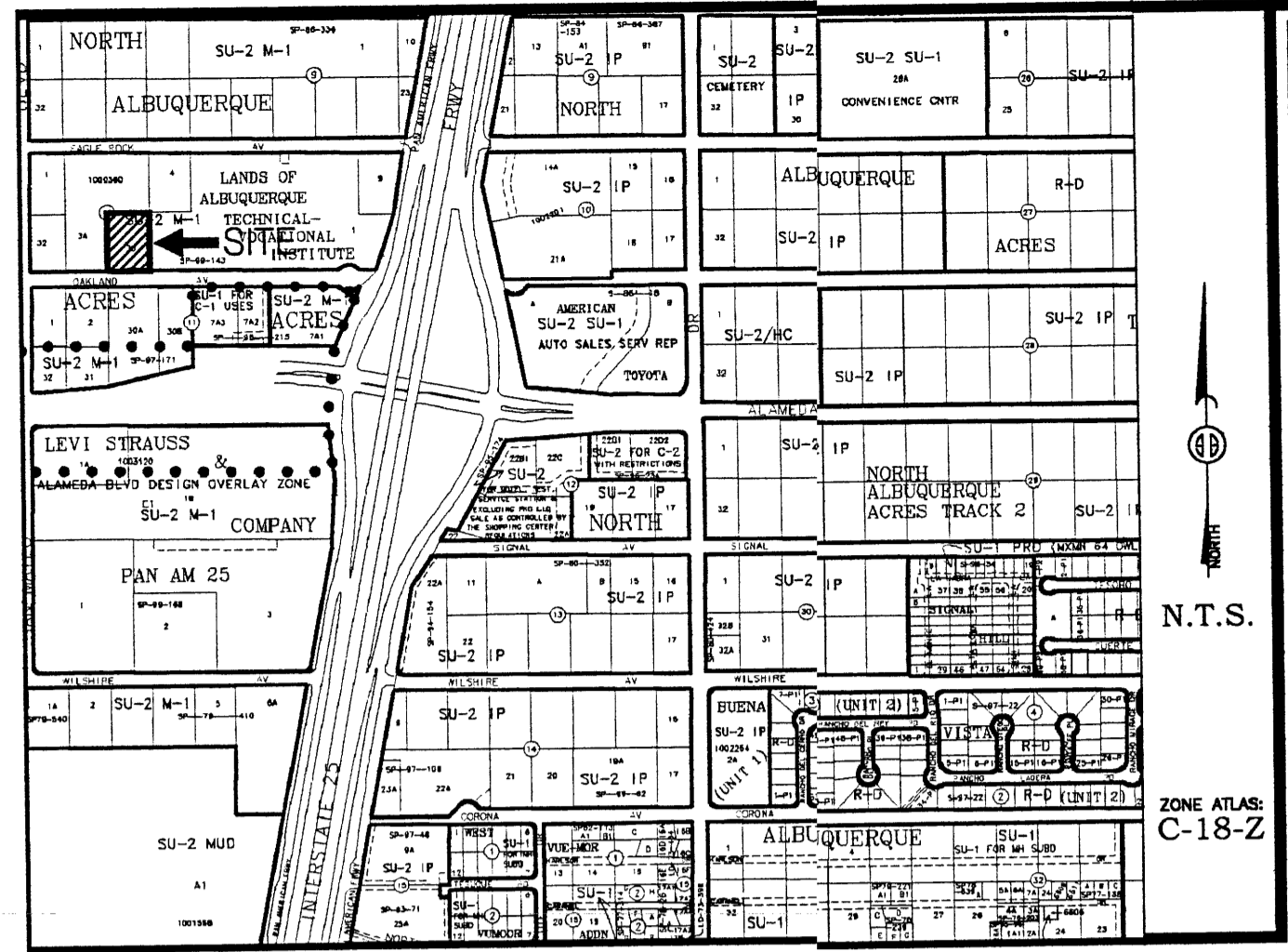


for Subdiv. 1515.07

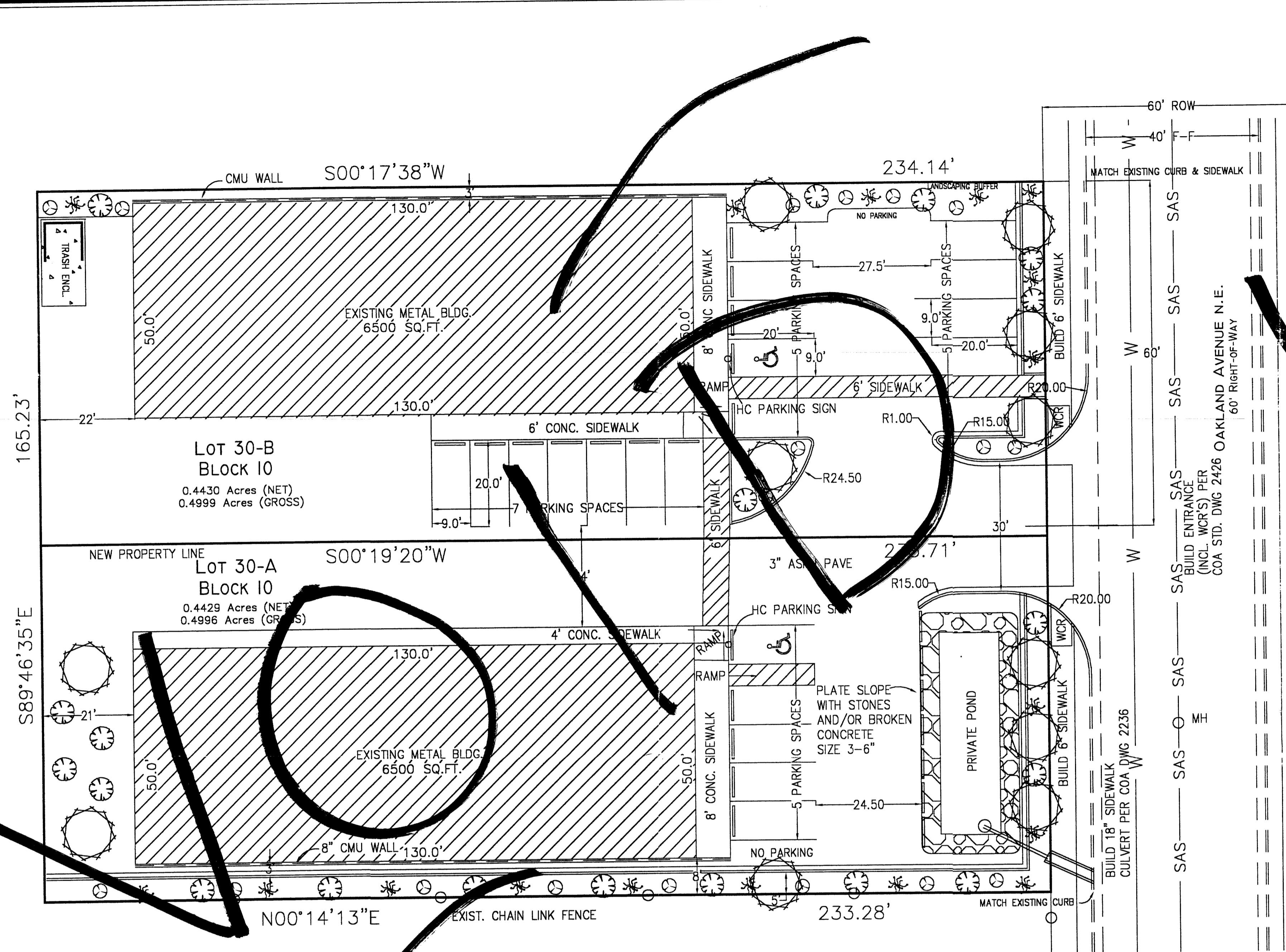
SITE PLAN, LANDSCAPING PLAN
 OAKLAND OFFICE AND WAREHOUSE
 ALBUQUERQUE, NEW MEXICO

STATE OF NEW MEXICO
 ALEXANDER
 FINALE
 NO. 3589
 REGISTERED ARCHITECT

SHEET
L-1



Vicinity Map



LOT 30-B
BLOCK 10
0.4430 Acres (NET)
0.4999 Acres (GROSS)

NEW PROPERTY LINE
LOT 30-A
BLOCK 10
0.4429 Acres (NET)
0.4996 Acres (GROSS)

*Office 1500 x 1/200 = 7.5
Warehouse 5000 x 1/2000 = 2.5
10.0 parking*

6500(2) = 13000

PARKING CALCULATION

OFFICE	1400 x 2 x 1/200 =	14
MANUFACTURING	5000 x 1/1000 =	5
WAREHOUSE	5000 x 1/2000 =	2.5
	12300	22

REQUIRES ONE HC SPACE
TWO WERE PROVIDED BECAUSE OF THE DISTANCE TO THE OTHER PARKING AREA.

NARRATIVE

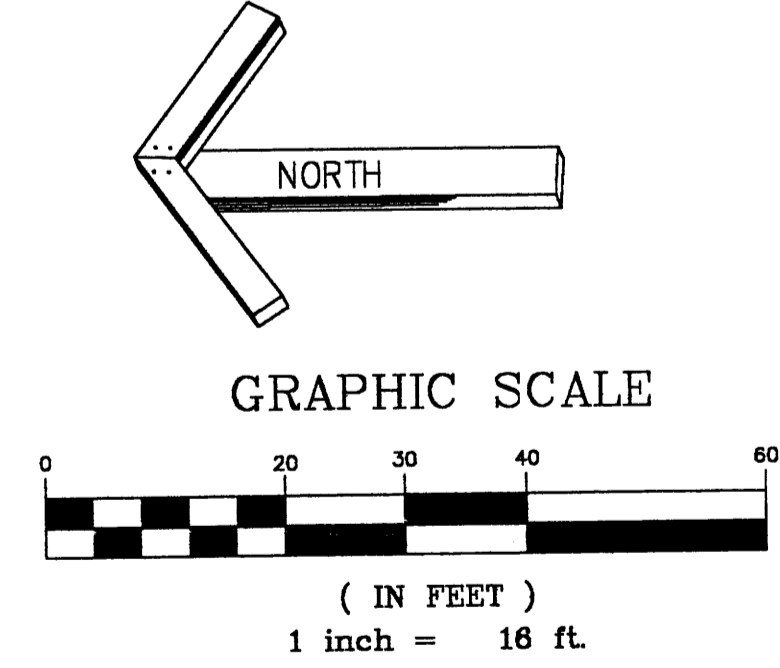
THIS LOT IS NOT IN ANY FLOOD PLAIN. IT WAS GRADED SMOOTH IN THE RECENT PAST. THE DRAINAGE FLOW IS FROM NORTHEAST TO SOUTHWEST.

THIS PROJECT PROPOSES THE CONSTRUCTION OF TWO, PRE ENGINEERED, STEEL BUILDINGS. ONE WILL BE USED TO PROVIDE NIGHT TIME SECURITY AND OFFICE SPACE FOR A ROOFING FIRM, AND THE OTHER RENTED TO STONE FABRICATOR. THE SITE WILL BE PAVED WITH BITUMINOUS PAVEMENT. DRAINAGE WILL BE GATHERED IN A POND AT THE SOUTHWEST CORNER OF THE SITE AND THROTTLED TO A FLOWRATE THAT IS BELOW HISTORIC.

THE PROPERTY TO THE EAST (ABOVE) IS USED FOR A DRAINAGE POND. THE DOWN HILL SIDE OF THE POND DRAINS TO THIS SITE THIS IS THE EXTENT OF OFFSITE DRAINAGE AND HAS BEEN ACCOUNTED FOR IN THESE COMPUTATIONS.

THE PROJECT LIES IN PRECIPITATION ZONE 3. THE DEVELOPED FLOWRATE IS RESTRICTED TO 1.76 CFS, AS STATED IN THE MASTER PLAN DONE BY JACQUE BORDENAVE.

LEGAL
LOT 30 BLOCK 10
NAA TR. A, UNIT B
ADDRESS
5301 OAKLAND AVE. NE
ALB. NM 87109



IS AN INFRASTRUCTURE LIST REQUIRED? () Yes () No
If yes, then a set of approved DRC plans with a work order is required for any construction within Public Right-of-Way or for construction of public improvements.

CITY APPROVALS: PROJECT NO.: 1205247 APPLICATION NO.: 06DRB-01686

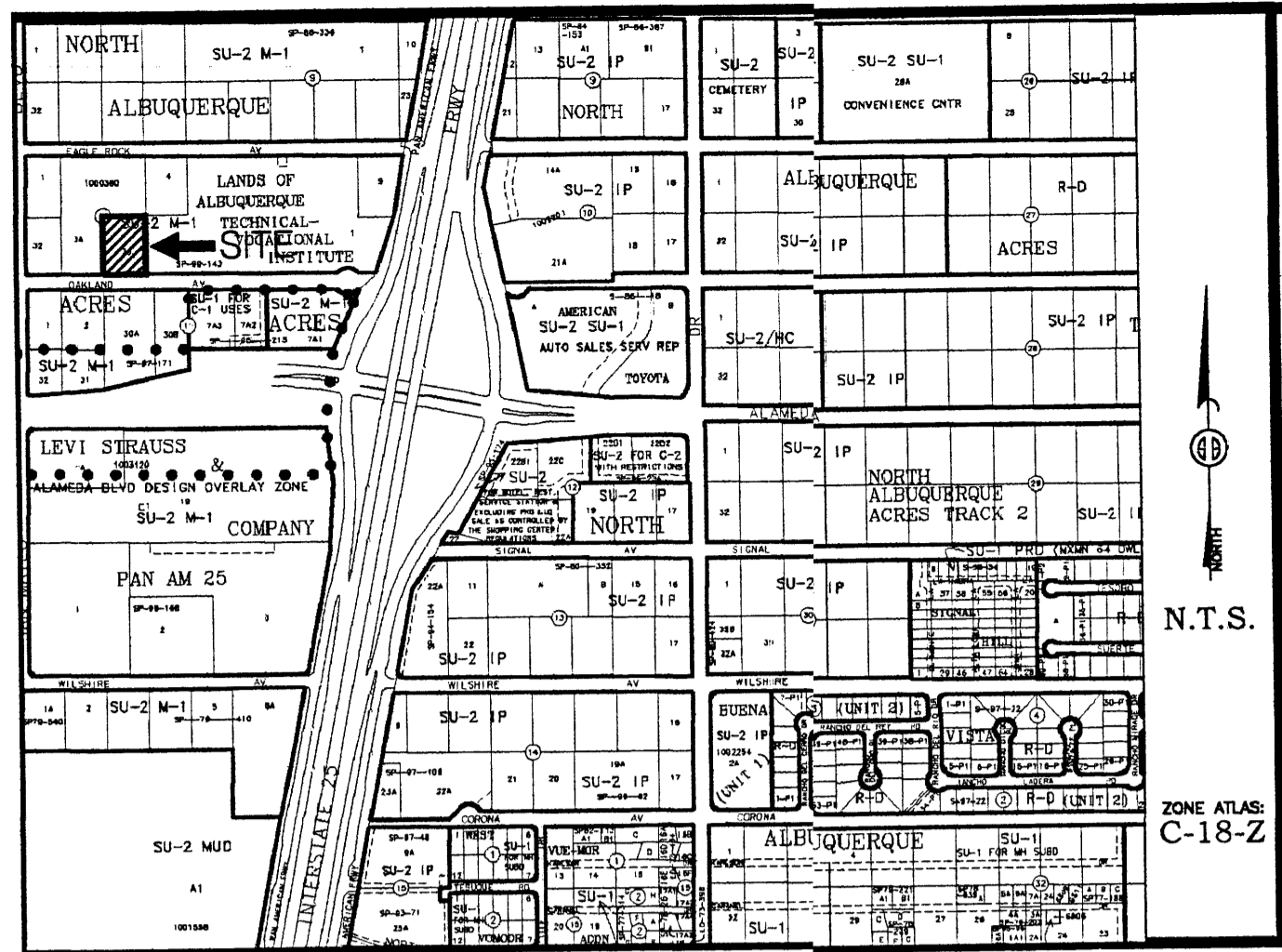
<i>William J. Bales</i>	12/13/06
WATER UTILITY DEPARTMENT	DATE
<i>[Signature]</i>	12/13/06
TRAFFIC ENGINEERING, TRANSPORTATION DIV.	DATE
<i>[Signature]</i>	12/13/06
PARKS AND RECREATION DEPARTMENT	DATE
<i>[Signature]</i>	12/13/06
SOLID WASTE MANAGEMENT	DATE
<i>[Signature]</i>	12/13/06
CITY ENGINEER	DATE
DRB CHAIRPERSON	DATE

LEGEND

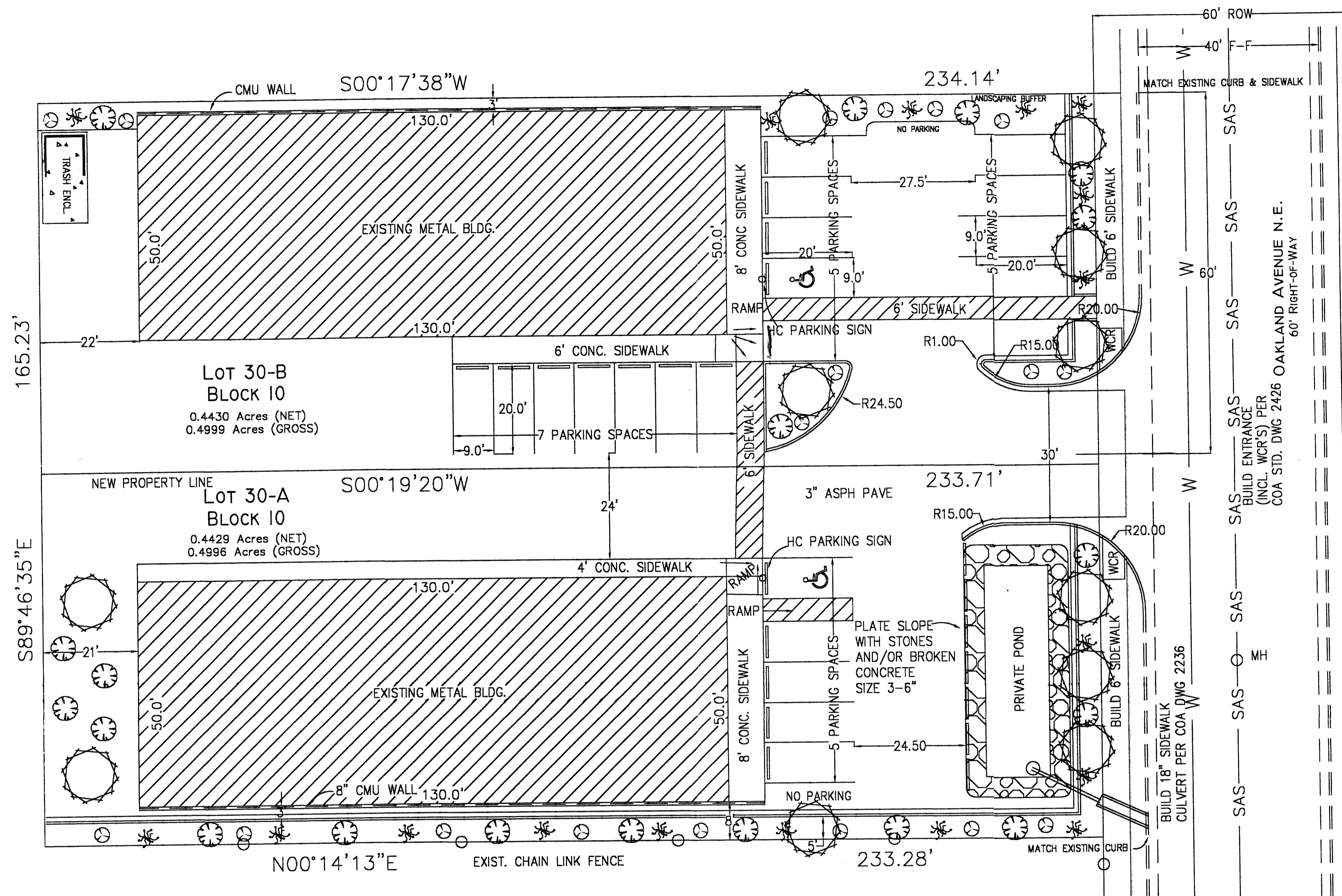
- PROPOSED CURB & GUTTER
- EXISTING CURB AND GUTTER
- SUB BASIN BOUNDARY
- NEW PROP LINE
- PROP LINE
- CH L FENCE
- PAINTED DIAGONAL LINES



SITE PLAN FOR SUBDIVISION
for
K-RAM OAKLAND FACILITIES



Vicinity Map



IS AN INFRASTRUCTURE LIST REQUIRED? () Yes () No
 If yes, then a set of approved DRC plans with a work order is required for any construction within Public Right-of-Way or for construction of public improvements.

CITY APPROVALS:	PROJECT NO.:	APPLICATION NO.:
WATER UTILITY DEPARTMENT		DATE
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION		DATE
PARKS AND RECREATION DEPARTMENT		DATE
SOLID WASTE MANAGEMENT		DATE
CITY ENGINEER		DATE
DRB CHAIRPERSON		DATE

SPS
PRELIMINARY PLAN
 APPROVED BY DRB
 ON _____

LEGEND

- PROPOSED CURB & GUTTER
- EXISTING CURB AND GUTTER
- SUB BASIN BOUNDARY
- NEW PROP LINE
- PROP LINE
- CH L FENCE
- PAINTED DIAGONAL LINES

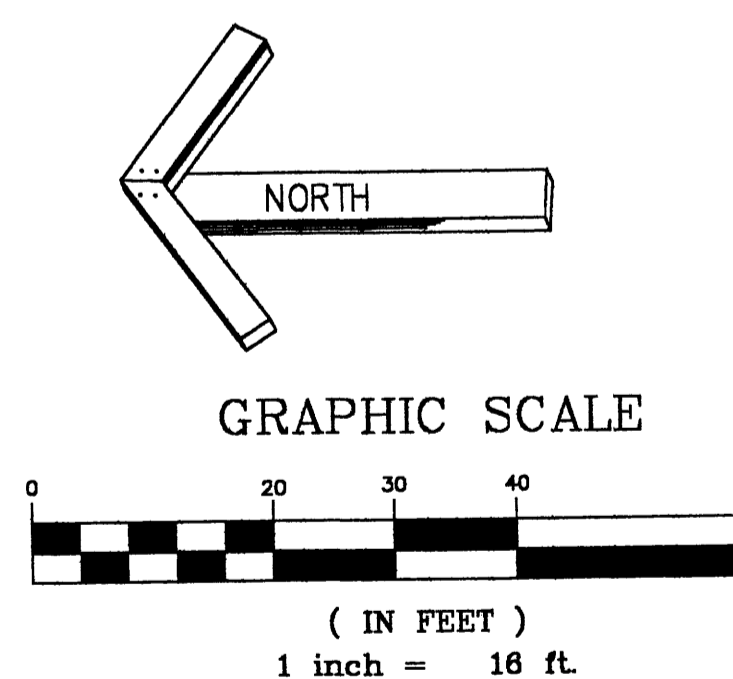
PARKING CALCULATION

OFFICE	1400 x 2 x 1/200 =	14
MANUFACTURING	5000 x 1/1000 =	5
WAREHOUSE	5000 x 1/2000 =	2.5
		<u>22</u>

REQUIRES ONE HC SPACE
 TWO WERE PROVIDED BECAUSE OF THE DISTANCE TO THE THE OTHER PARKING AREA.

LEGAL

LOT 30 BLOCK 10
 NAA TR. A, UNIT B
 ADDRESS
 5301 OAKLAND AVE. NE
 ALB. NM 87109



NARRATIVE

THIS LOT IS NOT IN ANY FLOOD PLAIN. IT WAS GRADED SMOOTH IN THE RECENT PAST. THE DRAINAGE FLOW IS FROM NORTHEAST TO SOUTHWEST.

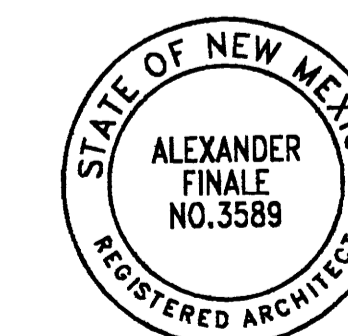
THIS PROJECT PROPOSES THE CONSTRUCTION OF TWO, PRE ENGINEERED, STEEL BUILDINGS. ONE WILL BE USED TO PROVIDE NIGHT TIME SECURITY AND OFFICE SPACE FOR A ROOFING FIRM, AND THE OTHER RENTED TO STONE FABRICATOR. THE SITE WILL BE PAVED WITH BITUMINOUS PAVEMENT. DRAINAGE WILL BE GATHERED IN A POND AT THE SOUTHWEST CORNER OF THE SITE AND THROTTLED TO A FLOWRATE THAT IS BELOW HISTORIC.

THE PROPERTY TO THE EAST (ABOVE) IS USED FOR A DRAINAGE POND. THE DOWN HILL SIDE OF THE POND DRAINS TO THIS SITE THIS IS THE EXTENT OF OFFSITE DRAINAGE AND HAS BEEN ACCOUNTED FOR IN THESE COMPUTATIONS.

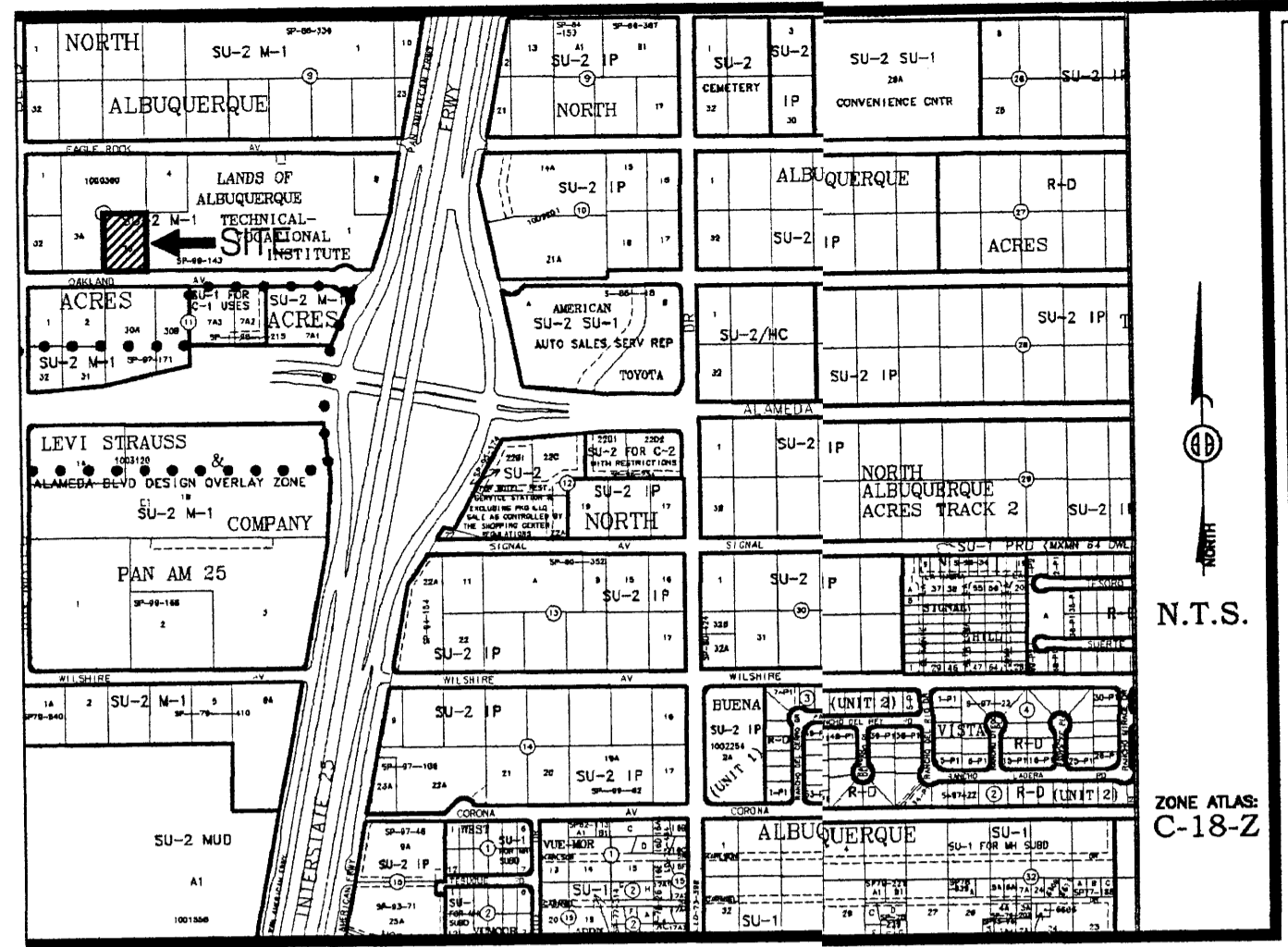
THE PROJECT LIES IN PRECIPITATION ZONE 3. THE DEVELOPED FLOWRATE IS RESTRICTED TO 1.76 CFS, AS STATED IN THE MASTER PLAN DONE BY JACQUE BORDENAIVE.

*on 11/15/06
 Agent stated
 bldgs already constructed before SPS or plat application + approval.*

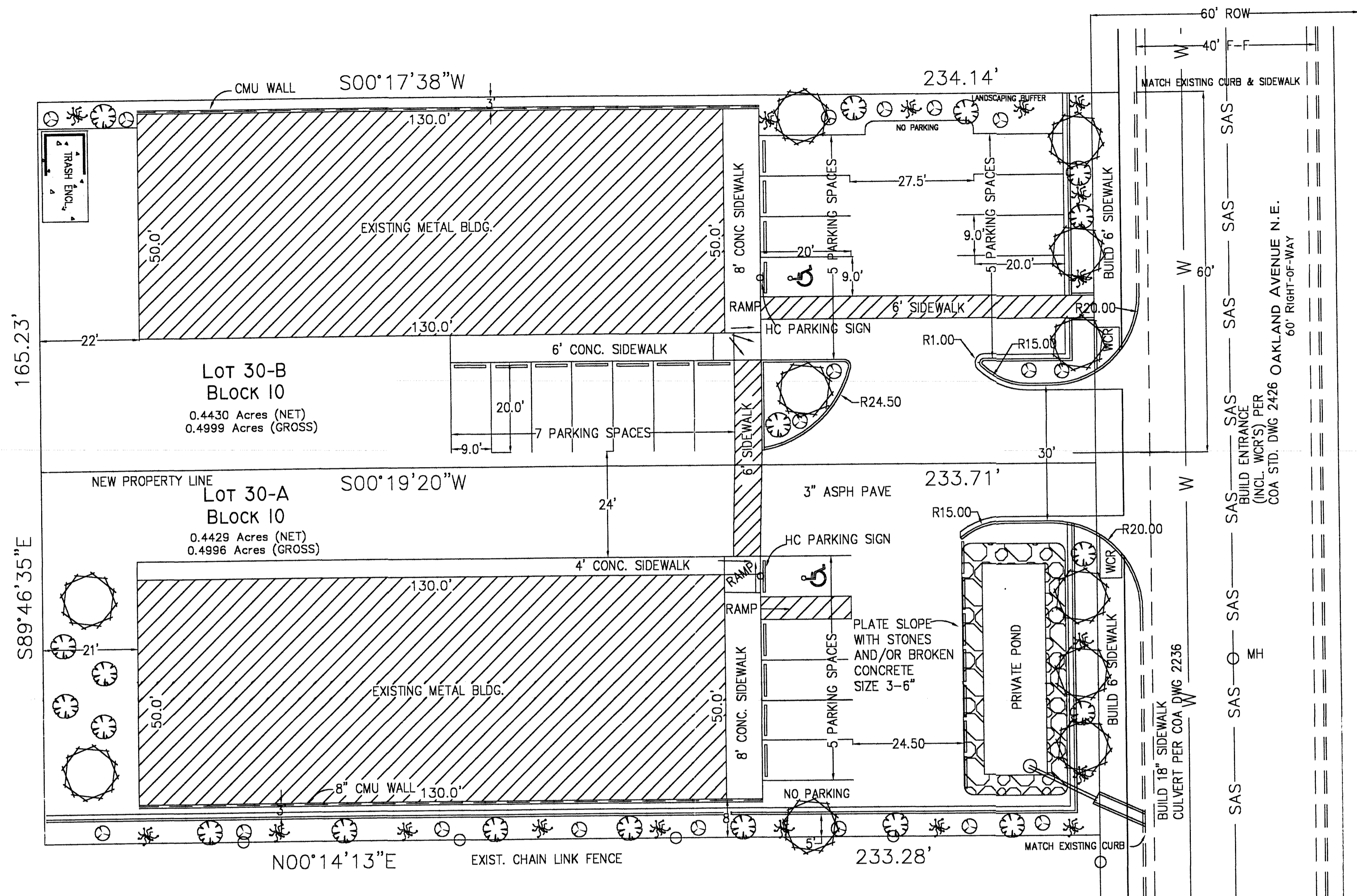
#9



SITE PLAN FOR SUBDIVISION
 for
 K-RAM OAKLAND FACILITIES



Vicinity Map



PLANT LEGEND

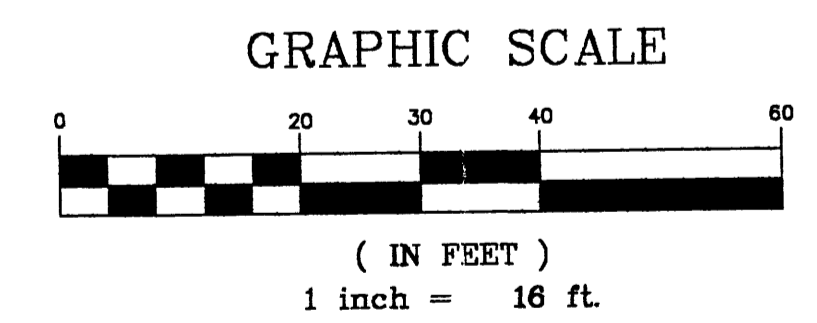
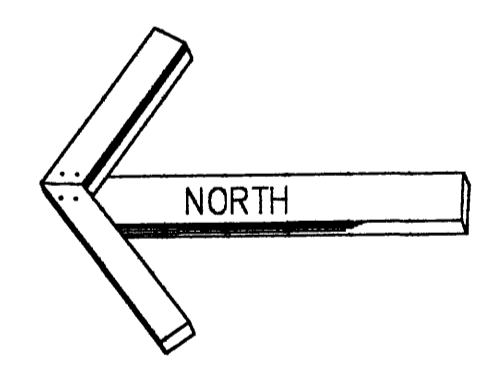
- FLOWERING PEAR (M) 3 Pyrus calleryana 2" Cal.
- OCOTILLO (L) 24 Fouquieria splendens
- MAIDENGRASS (M) 23 Miscanthus sinensis 5 Gal.
- CHAMISA (L) 26 Chrysothamnus nauseosus 1 Gal.
- WILDFLOWER 38 1 Gal

LANDSCAPE NOTES:

1. Landscape maintenance shall be the responsibility of the Property Owner.
2. It is the intent of this plan to comply with the City Of Albuquerque Water Conservation Landscaping and Water Waste Ordinance planting restriction approach.
3. Approval of this plan does not constitute or imply exemption from water waste provisions of the Water Conservation Landscaping and Water Waste Ordinance. Water management is the sole responsibility of the Property Owner.
4. All landscaping will be in conformance with the City of Albuquerque Zoning Code, Street Tree Ordinance, Pollen Ordinance, and Water Conservation Landscaping and Water Waste Ordinance. In general, water conservative, environmentally sound landscape principles will be followed in design and installation.
5. Plant beds shall achieve 75% live ground cover at maturity.
6. SFBrown Gravel over Filter Fabric shall be placed in all landscape areas which are not designated to receive native seed.

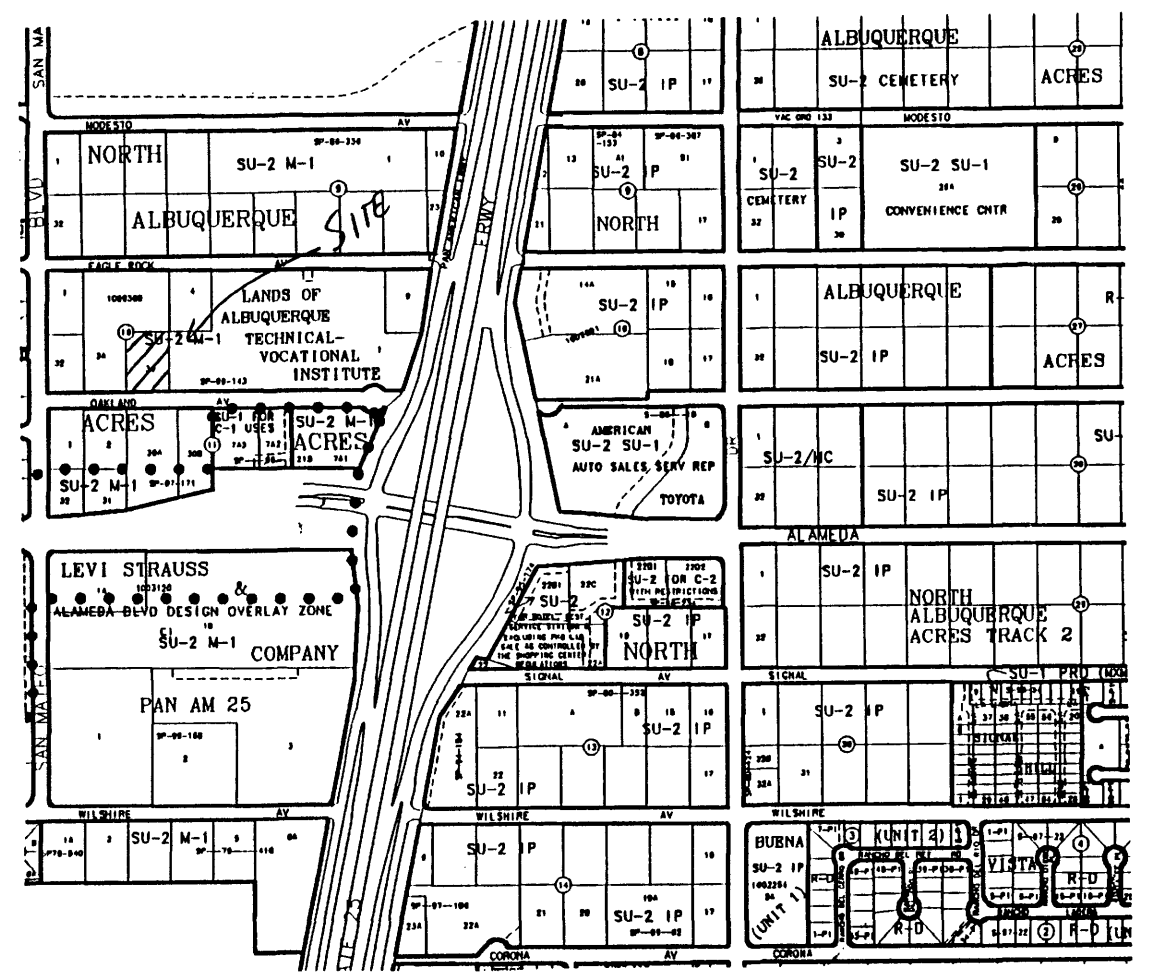
IRRIGATION NOTES:

1. Irrigation shall be a complete underground system with Trees to receive (5) 1.0 GPH Drip Emitters and Shrubs to receive (2) 1.0 GPH Drip Emitters. Drip and Bubbler systems to be tied to 1/2" poly pipe with flush caps at each end.
2. Run time per each drip valve will be approximately 15 minutes per day, to be adjusted according to the season.
3. Point of connection for irrigation system is unknown at current time and will be coordinated in the field.
4. Irrigation will be operated by automatic controller. Location of controller to be field determined and power source for controller to be provided by others.
5. Irrigation maintenance shall be the responsibility of the Property Owner.
6. FINAL LANDSCAPING LAYOUT AND DESIGN TO BE DETERMINED UPON RECEIPT OF FINAL GRADING PLAN.



LANDSCAPING PLAN
OAKLAND OFFICE AND WAREHOUSE
ALBUQUERQUE, NEW MEXICO

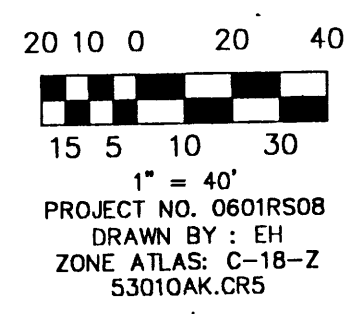
SHEET
L-1



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 MONUMENTS 9-C18 AND 10-C18, AS SHOWN HEREON.
3. DISTANCES ARE GROUND DISTANCES.
4. PLAT SHOWS ALL EASEMENTS OF RECORD.
5. BEARINGS AND DISTANCES IN PARENTHESES () ARE PER THE PLAT OF NORTH ALBUQUERQUE ACRES FILED IN BERNALILLO COUNTY, NEW MEXICO ON APRIL 24, 1936 IN VOLUME D, FOLIO 30.
6. GROSS AREA: 0.9995 ACRES
7. NUMBER OF EXISTING LOTS: 1
8. NUMBER OF LOTS CREATED: 2
9. PROPERTY IS ZONED SU-2/M-1.



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

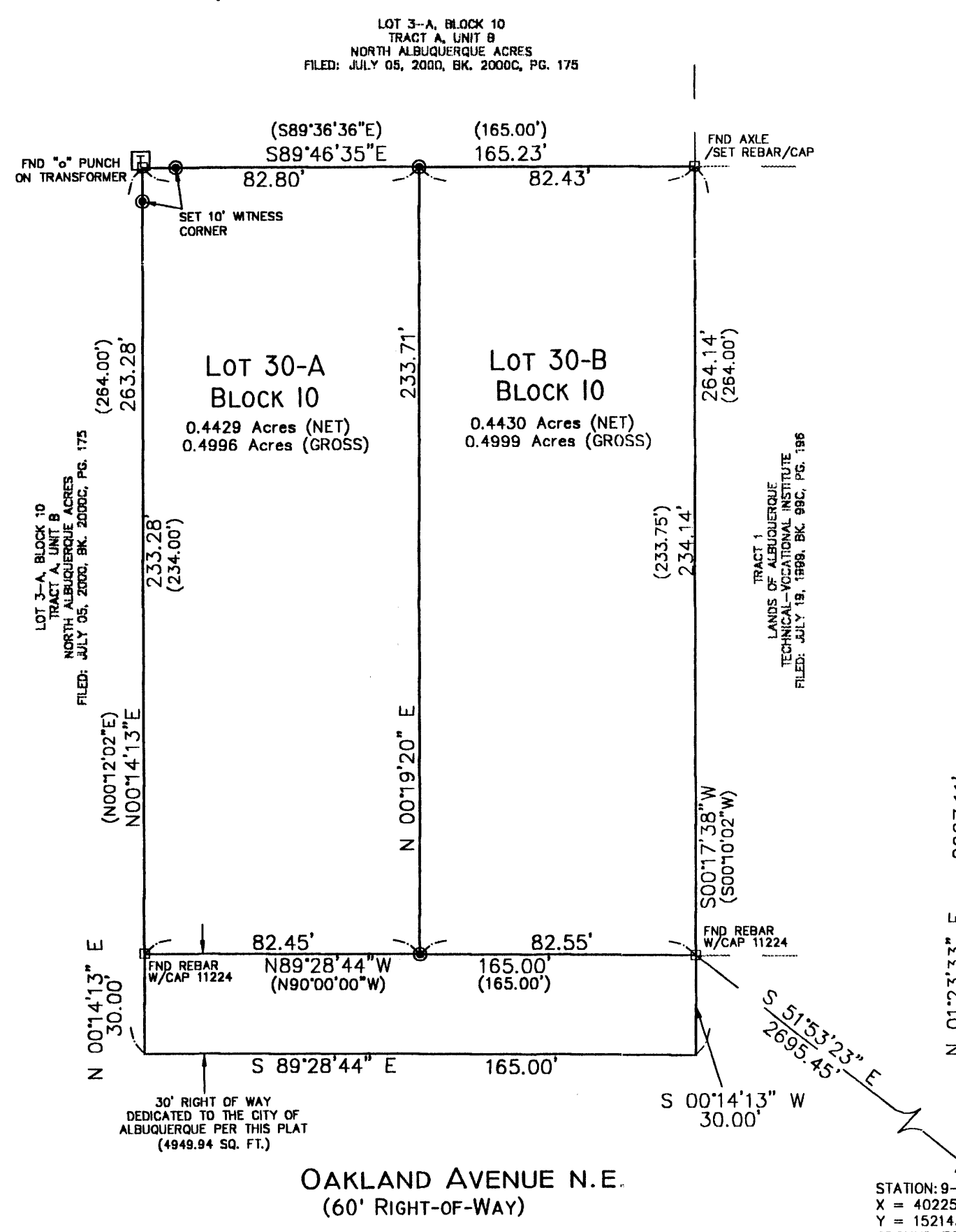
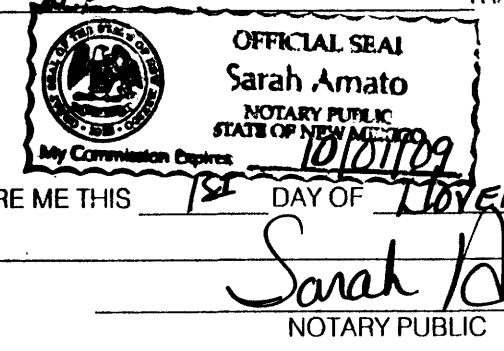
THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON
 UPC#: _____
 PROPERTY OWNER OF RECORD: _____
 BERNALILLO COUNTY TREASURERS OFFICE: _____

LEGAL DESCRIPTION
 Lot numbered Thirty (30) in Block numbered Ten (10) of Tract A, Unit B, North Albuquerque Acres as the same is shown and designated on said plat thereof, filed in the Office of the County Clerk of Bernalillo County, New Mexico on April 24, 1936 in Book D, folio 130.

BEGINNING at the northwest corner of said Lot 30, Block 10, thence from said point of beginning S 89° 46' 35" E, 165.23 feet to the northeast corner; thence S 00° 17' 38" W, 264.14 feet to the southeast corner; thence N 89° 28' 44" W, 165.00 feet to the southwest corner; thence N 00° 14' 13" E, 263.28 feet to the POINT OF BEGINNING and containing 0.9995 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 STREET RIGHT-OF-WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE.

OWNER(S) SIGNATURE: *Gilbert J. Lovato* DATE: 11/1/2006
 OWNER(S) PRINT NAME: Gilbert J. Lovato
 ADDRESS: 3738 Arco Ave TRACT: _____
 ACKNOWLEDGMENT
 STATE OF NEW MEXICO)
) SS
 COUNTY OF BERNALILLO)
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 1st DAY OF NOVEMBER, 2006.
 BY: GILBERT J. LOVATO
 MY COMMISSION EXPIRES: 10/01/09
Sarah Amato
 NOTARY PUBLIC



PLAT OF
LOTS 30-A & 30-B, BLOCK 10
TRACT A, UNIT B
NORTH ALBUQUERQUE ACRES
 SITUATE WITHIN PROJECTED SECTION 13,
 T. 11 N., R. 3 E., N.M.P.M.
 ELENA GALLEGOS GRANT
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 OCTOBER 2006

PRELIMINARY PLAT
APPROVED BY DRB
 ON

DISCLOSURE STATEMENT
 THE PURPOSE OF THIS PLAT IS TO DIVIDE ONE (1) EXISTING LOT INTO TWO (2) NEW LOTS, AND TO DEDICATE STREET RIGHT OF WAY.

CITY APPROVALS:	PROJECT NO.:	APPLICATION NO.:
<u><i>M. B. Ford</i></u>		<u>11-2-06</u>
CITY SURVEYOR		DATE
TRAFFIC ENGINEERING		DATE
PARKS & RECREATION DEPARTMENT		DATE
WATER UTILITIES DEPARTMENT		DATE
A.M.A.F.C.A.		DATE
CITY ENGINEER		DATE
DRB CHAIRPERSON, PLANNING DEPARTMENT		DATE

SURVEYOR'S CERTIFICATE

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.

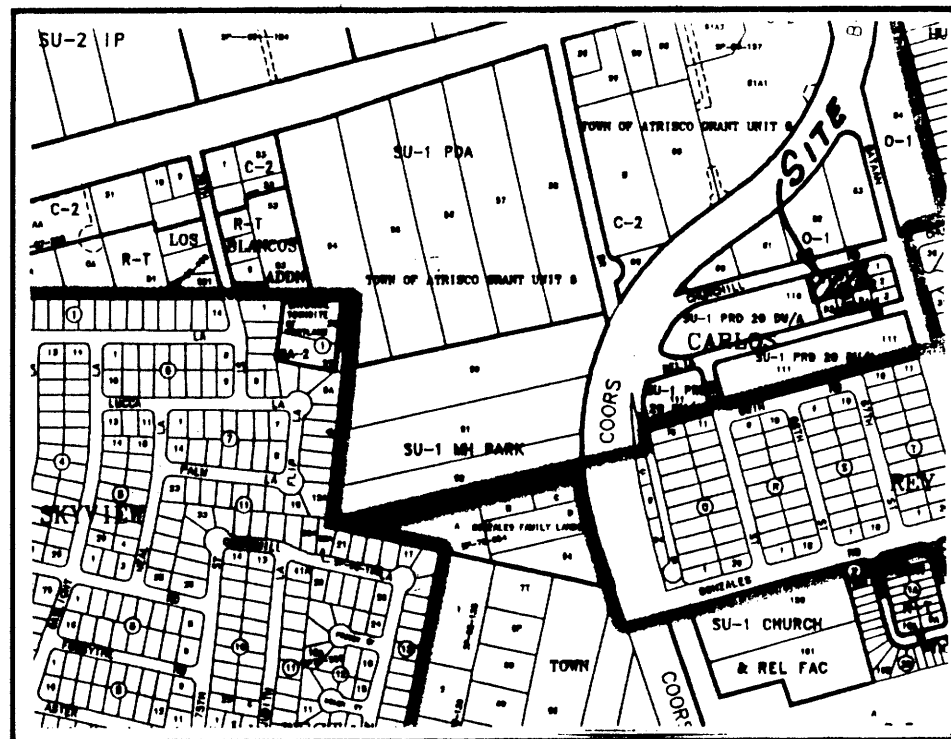
Mitchell W. Reynolds 11-1-06
 Mitchell W. Reynolds
 New Mexico Professional Surveyor, 11224
 Date



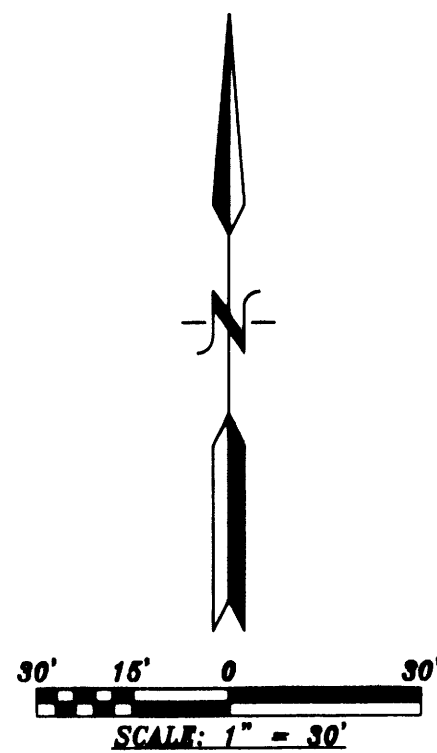
SURVEYS SOUTHWEST LTD.

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

T11N REE SEC. 13



VICINITY MAP No. K-10



LEGAL DESCRIPTION

LOTS LETTERED 'A', 'B', AND 'C' IN BLOCK LETTERED T-1 OF THE PLAT OF LOTS A, B, C, AND D BLOCK T-1, CARLOS REY SUBDIVISION, 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 SEPTEMBER 4, 1981 IN VOLUME B19, FOLIO 40

**PLAT OF
LOTS A-1, A-2, B-1, B-2, C-1, C-2, BLOCK T-1
CARLOS REY SUBDIVISION**
WITHIN THE
TOWN OF ATRISCO GRANT
PROJECTED SECTION 22, TOWNSHIP 10 NORTH, RANGE 2 EAST, N.M.P.M.
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
NOVEMBER, 2006

PROJECT NUMBER: _____
APPLICATION NUMBER: _____
UTILITY APPROVALS:

PNM ELECTRIC SERVICES _____ DATE _____
PNM GAS SERVICES _____ DATE _____
QWEST TELECOMMUNICATIONS _____ DATE _____
COMCAST _____ DATE _____
NEW MEXICO UTILITIES _____ DATE _____

**PRELIMINARY PLAT
APPROVED BY D.R.B.
ON 12/13/06**

CITY APPROVALS:
[Signature] _____ DATE 11-6-06
CITY SURVEYOR _____ DATE _____

*REAL PROPERTY DIVISION (CONDITIONAL) _____ DATE _____

*ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL) _____ DATE _____

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION _____ DATE _____

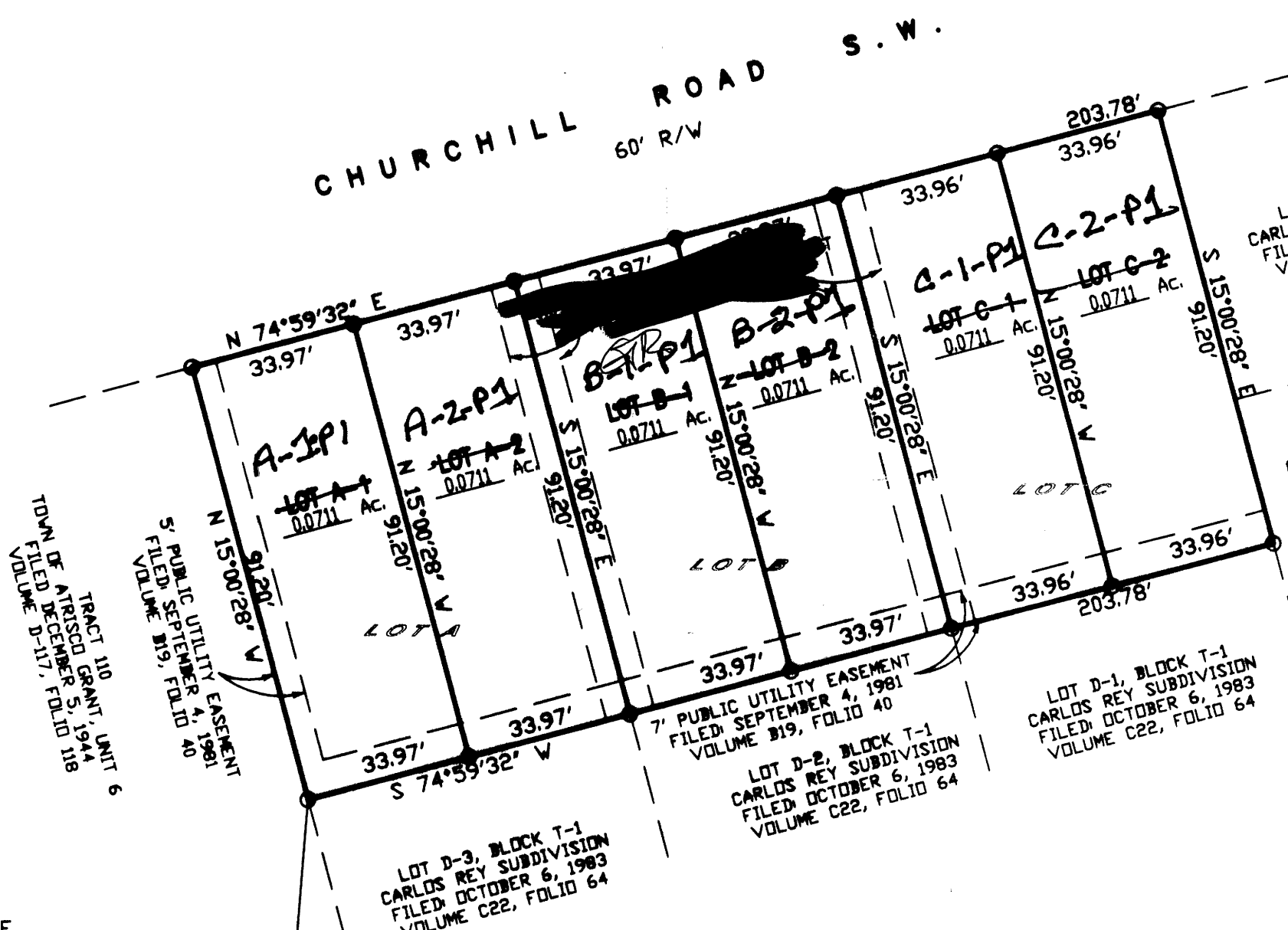
UTILITIES DEVELOPMENT _____ DATE _____

PARKS AND RECREATION DEPARTMENT _____ DATE _____

AMAFCA _____ DATE _____

CITY ENGINEER _____ DATE _____

DRB CHAIRPERSON, PLANNING DEPARTMENT _____ DATE _____



PURPOSE OF PLAT:

THE PURPOSE OF THIS PLAT IS TO DIVIDE LOTS A, B AND C INTO 6 LOTS, VACATE THE PRIVATE DRAINAGE EASEMENTS 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: 0.4266 ACRES.
- TALOS LOG NO. 2006749176
- 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: JULY, 2006
- CURRENT ZONING: R-2

ACS STATION "2-L10"
X=362077.14
Y=1,480,935.16
GRD TO GRID=0.99968111
Δκ = -00° 15' 53"
CENTRAL ZONE, NAD 1927

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.

Jose Rodriguez _____ DATE 11-03-06
JFS Development Inc. _____

ACKNOWLEDGMENT

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC THIS 3rd DAY OF November, 2006.

BY: *Jose Rodriguez* _____
OWNERS NAME

MY COMMISSION EXPIRES: 10-16-2009 BY: *Janet Lucero* _____
NOTARY PUBLIC

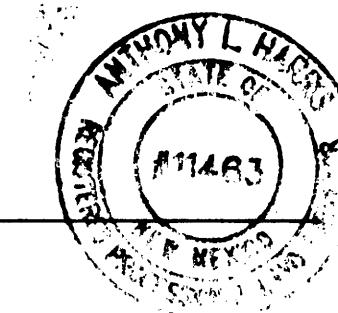
SURVEYORS CERTIFICATE:

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.

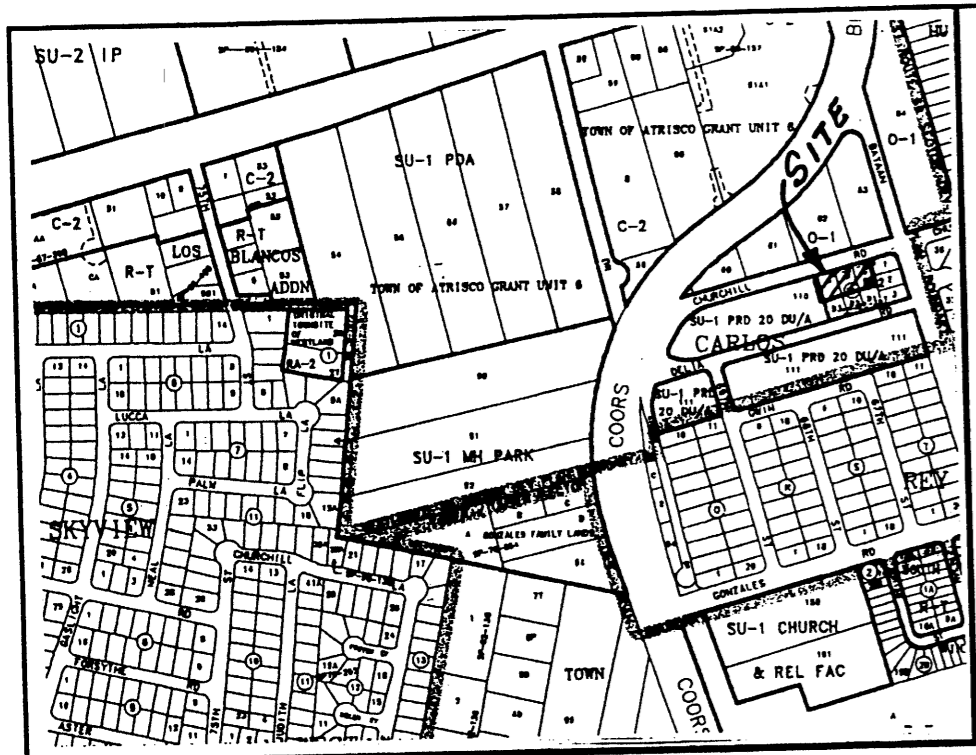
GIVEN UNDER MY HAND AND SEAL AT ALBUQUERQUE, NEW MEXICO,
THIS 3rd DAY OF November, 2006.

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

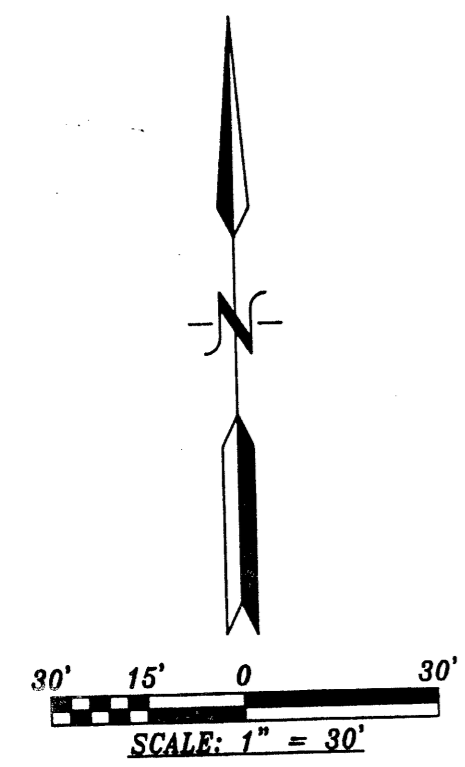


H.E.S. SURVEYING, INC.
ALBUQUERQUE, NEW MEXICO 87110
PHONE: (505) 899-8988
FAX: (505) 899-8945

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

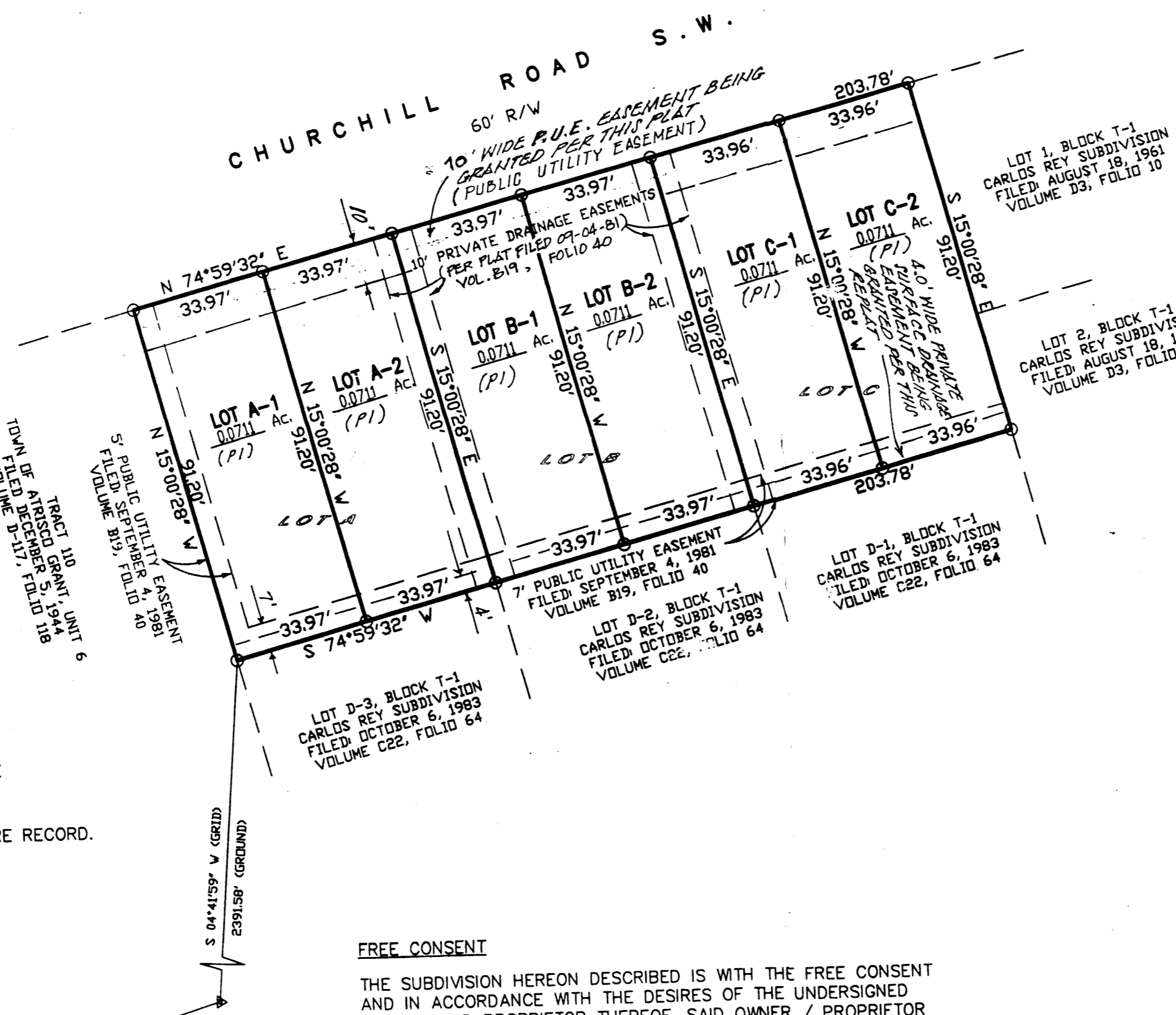
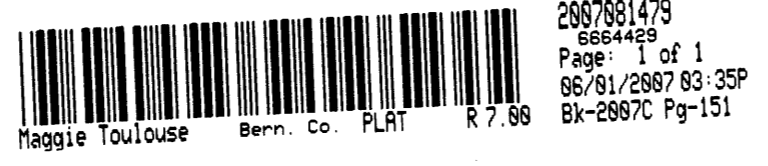


VICINITY MAP No. K-10



LEGAL DESCRIPTION

LOTS LETTERED "A", "B", AND "C" IN BLOCK LETTERED T-1 OF THE PLAT OF LOTS A, B, C, AND D BLOCK T-1, CARLOS REY SUBDIVISION, 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 SEPTEMBER 4, 1981 IN VOLUME B19, FOLIO 40



- PURPOSE OF PLAT:**
THE PURPOSE OF THIS PLAT IS TO DIVIDE LOTS A, B AND C INTO 6 LOTS, AND GRANT ANY EASEMENTS AS SHOWN FOR THE BENEFIT OF SAID LOTS AND INDIVIDUALLY MAINTAINED.
- 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: 0.4266 ACRES.
 - TALOS LOG NO. 2006749176
 - 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: JULY, 2006
 - CURRENT ZONING: R-2

ACS STATION "2-L10"
X=362077.14
Y=1,480,935.16
GRD TO GRID=0.99968111
Δα = -00° 15' 53"
CENTRAL ZONE, NAD 1927

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.

Jose Rodriguez 11-03-06
DATE
J+S Development INC.

ACKNOWLEDGMENT

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC THIS 3rd DAY OF November, 2006

BY: Jose Rodriguez
OWNERS NAME

MY COMMISSION EXPIRES: 10-16-2009 BY: Janet Lucero
NOTARY PUBLIC

All lots with P.I. designated
**PLAT OF
LOTS A-1, A-2, B-1, B-2, C-1, C-2, BLOCK T-1
CARLOS REY SUBDIVISION**
WITHIN THE
TOWN OF ATRISCO GRANT
PROJECTED SECTION 22, TOWNSHIP 10 NORTH, RANGE 2 EAST, N.M.P.M.
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
NOVEMBER, 2006

- PROJECT NUMBER: 1005250
APPLICATION NUMBER: 06DRB 01G13
- UTILITY APPROVALS:**
- | | |
|--------------------------|----------------|
| <u>Paul D. Mads</u> | <u>5-24-07</u> |
| PNM ELECTRIC SERVICES | DATE |
| <u>Paul D. Mads</u> | <u>5-24-07</u> |
| PNM GAS SERVICES | DATE |
| <u>David H. R. Chile</u> | <u>6/1/07</u> |
| QWEST TELECOMMUNICATIONS | DATE |
| <u>Yonke Dawson</u> | <u>5-24-07</u> |
| COMCAST | DATE |
| <u>N/A</u> | DATE |
| NEW MEXICO UTILITIES | DATE |
- CITY APPROVALS:**
- | | |
|---|----------------|
| <u>J.P. Stat</u> | <u>11-6-06</u> |
| CITY SURVEYOR | DATE |
| <u>N/A</u> | DATE |
| *REAL PROPERTY DIVISION (CONDITIONAL) | DATE |
| <u>N/A</u> | DATE |
| **ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL) | DATE |
| <u>Roy L. ...</u> | <u>5-23-07</u> |
| TRAFFIC ENGINEERING, TRANSPORTATION DIVISION | DATE |
| <u>Christina Sandoval</u> | <u>5/23/07</u> |
| UTILITIES DEVELOPMENT | DATE |
| <u>Bradley L. Bingham</u> | <u>5/23/07</u> |
| PARKS AND RECREATION DEPARTMENT | DATE |
| <u>Bradley L. Bingham</u> | <u>5/23/07</u> |
| AMAFCA | DATE |
| <u>Andrew Garcia</u> | <u>6-1-07</u> |
| CITY ENGINEER | DATE |
| <u>Andrew Garcia</u> | <u>6-1-07</u> |
| DRB CHAIRPERSON, PLANNING DEPARTMENT | DATE |

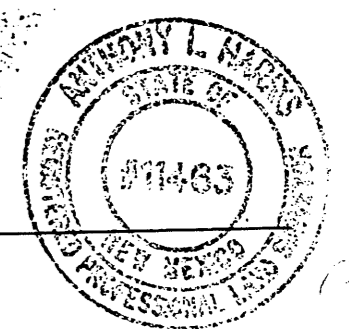
SURVEYORS CERTIFICATE:

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 3rd DAY OF November, 2006.

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



HARRIS SURVEYING, INC.
4412-D MONROE STREET N.E.
ALBUQUERQUE, NEW MEXICO 87110
PHONE: (505) 889-8056
FAX: (505) 889-8645

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON
UPC# 101005749313141411
PROPERTY OWNER OF RECORD: J+S Development Inc
BERNALILLO CO. TREASURER'S OFFICE: Capital Impact 514107

CONSTRUCTION ADDRESS 6616 DELIA RD SW 87121

APPLICANT TO PROVIDE ALL INFORMATION BELOW:

TYPE OF APPLICATION
 NEW BUILDING ADDITION REMODEL REPAIR OTHER

RETAIN FOR RE-ISSUE? YES NO

SEPTIC TANK REQUIRED? YES NO
 (IF YES, SHOW LOCATION OF APPROVED SEPTIC TANK ON SITE PLAN.)

LEGAL DESCRIPTION
 LOT NO. BLOCK NO. T-1 UNIT #6
 SUBDIVISION CARLOS REY SUBDIVISION
 UNIFORM PROPERTY CODE

OWNER INTERNATIONAL PROTECT PAGE PHONE 440-5104
 ADDRESS 504 LOUISIANA BLVD SE ZIP 87108
ALBUQUERQUE, NM

ARCHITECT/ENGINEER OR DESIGNER LENI J. VAJOCZ/ENGINEER PHONE 610-0593
 ADDRESS 12800 SAN JUAN NE ZIP 81123
ALBUQUERQUE NM

CONTRACTOR GAVIOLATE GONZALEZ PHONE 947-42-13
 ADDRESS 124 PASO DEL OCEAN SW #424
ALBUQUERQUE, NM ZIP 81121

ALBUQUERQUE LICENSE NO. 94-136

NM STATE TAX NO. 03-064494-00-1

CITY TAX NO. FA0071188

CONSTRUCTION DATA:
 NUMBER OF STORIES
 SQUARE FOOTAGE
 HEATED
 GARAGE
 CARPORT PORCH
 & PATIO COVER
 TOTAL 2094 SF
 VALUATION OF WORK 100116

OWNERSHIP PRIVATE PUBLIC

DESCRIPTION OF WORK:
REMAINING WALL

SINGLE-FAMILY DWELLING DUPLEX
 TOWNHOUSE GARAGE
 CARPORT SWIMMING POOL
 PATIO COVER FOUNDATION ONLY
 PATIO ENCLOSURE
 (APPENDIX CHAP. 31, DIV. III)
 FOUNDATION FOR MOBILE HOME
 FOUNDATION FOR MODULAR BUILDING
 FOUNDATION FOR MOVED BUILDING
 GARDEN WALL, FENCE, RETAINING WALL

SIGN Guadalupe Gonzalez DATE 1/21/02

GENERAL NOTES

- One set of approved plans shall be kept on the site of the building or work at all times during which the work authorized thereby is in progress.
- Separate permits are required for plumbing, gas and electrical work.
- For foundation-only permits, a separate set of plans must be submitted. Pumping, mechanical and electrical work in/under the slab shall be inspected and approved before any concrete is poured.
- The issuance of a permit does not guarantee that the permit holder (owner) will receive a Certificate of Occupancy upon completion of construction. It is the permit holder's responsibility to comply with all of the requirements for a Certificate of Occupancy including obtaining water and sanitary sewer service, electrical service and natural gas service.
- The issuance of this building permit does not constitute a guarantee of water and sanitary sewer service. Such availability is determined by the Utility Development Division of the Public Works Department.
- City-approved street and alley top-of-curb elevations shall be used when establishing lot grades and rear property lines. In the event that these approved elevations are not used, the City assumes no responsibility for loss of access to property or damage to property-line walls upon construction of streets, alleys, curbs and gutters.
- Separate permits are required for retaining walls, garden walls and fences.
- Gates in walls or fences on private or public property shall not swing over sidewalks, streets, alleys or other public rights-of-way.

INTERNATIONAL RESIDENTIAL CODE

UPC, UMG, NEG

UNIFORM ADMINISTRATIVE CODE OF THE CITY OF ALBUQUERQUE

(505) 924-39

NOTE: Plans shall be drawn to scale and shall be of sufficient clarity to indicate the nature and extent of the work proposed and show in detail that it will conform to the provisions of the technical codes and all relevant laws, ordinances, rules and regulations.

DESCRIPTION OF WORK
 SIZE OF BLDG. (SQ.FT.) OCCUPANCY GROUP
 CONSTRUCTION TYPE VB BUILDING CODE EDITION (YR.)

PLANS DISAPPROVED DATE
 PLANS APPROVED DATE 1-21-02

PLANS CORRECTIONS REQUIRED:
 (INDICATE ORDINANCE SECTION REFERENCE)

Building & Safety
JAN 19 2002

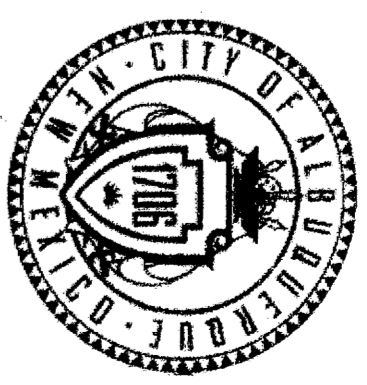
ZONING DISAPPROVED APPROVED
 HYDROLOGY DISAPPROVED APPROVED
BUILDING CODE DISAPPROVED APPROVED

IS THIS DEVELOPMENT WITHIN 1000 FT. OF A FORMER LANDFILL SITE?
 YES NO

PLAN CHECK APPLICATION NO. 07000888
 PLAN CHECK APP. FEE 03.40 ADJUSTED
 ZONING 25.00 F.P.O.

VALUATION OF WORK 100116
 BUILDING PERMIT NO. 07000888
 BUILDING PERMIT FEE 97.03
 FEE FOR DUPLICATE SET(S)

CITY OF
ALBUQUERQUE
 BUILDING SAFETY DIVISION
 600 Second Street N.W.
 Albuquerque, New Mexico 87102



HYDROLOGY

FLOOD HAZARD ORDINANCE CERTIFICATION

(505) 924-3982

THIS SITE IS IN FLOOD HAZARD ZONE

IF ZONE X, NO ADDITIONAL APPROVALS ARE REQUIRED.

IF ZONE AE OR AH,
 • THE FINISHED FLOOR ELEVATION SHALL BE
 • AN ELEVATION CERTIFICATE IS REQUIRED PRIOR TO ISSUING OF A BUILDING PERMIT.

IF ZONE A OR AO (BASE FLOOD ELEVATION NOT DETERMINED), AN APPROVED GRADING AND DRAINAGE PLAN IS REQUIRED PRIOR TO ISSUING OF A BUILDING PERMIT.

PLANS DISAPPROVED DATE
 PLANS APPROVED DATE

- **SEPARATE CERTIFICATION** is required prior to issuing of a Certificate of Occupancy. Certification includes either an Elevation Certificate or a certified grading plan based upon as-built conditions.
- Elevation Certificate forms are available at the Development Services Center, 600 Second Street, N.W., Albuquerque, New Mexico.
- All grading undertaken to construct this home shall be in compliance with the approved grading and drainage plan filed in the City Engineer's office.

ZONING ENFORCEMENT

COMPREHENSIVE CITY ZONING CODE, 14-16, ROA 1994

(505) 924-3849

CITY ZONE R-2 **ZONING MAP** K-10 **LOT ACREAGE**

CASE/FILE NO.

USE

PLANS DISAPPROVED DATE
 PLANS APPROVED DATE 1-21-02

PLANS CORRECTIONS REQUIRED:
 (INDICATE ORDINANCE SECTION REFERENCE)

- **CAUTION ON LOCATION OF STRUCTURE:** City approval is contingent upon correct information being received from the owner's agent (architect, engineer, etc.). Zoning approval is for structures sited exactly as specified on these plans. Setbacks are measured from the lot lines. The lot line at the street right-of-way is not necessarily the curb or the edge of the sidewalk.
- \$ Park Development Fee, Park Dedication and Development Ordinance, Sections 14-9-3(A) and (B), ROA 1994.
- Landscaping and irrigation shall be designed, installed, maintained and operated as required by the Water Conservation, Landscaping and Water Waste Ordinance, 6-1, ROA 1994.
- All construction shall be in compliance with the Solar Permit Ordinance, 14-11, ROA 1994. City approval of plans is not a guarantee of compliance with any private solar rights which may be recorded with the County Clerk pursuant to Section 14-9-1, NMSA, 1978.