

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 2-L22 AND 4-L22, AS SHOWN HEREON.
3. DISTANCES ARE GROUND DISTANCES.
4. PLAT SHOWS ALL EASEMENTS OF RECORD.
5. BEARINGS AND DISTANCES IN PARENTHESES ( ) ARE PER THE WARRANTY DEED, FILED IN BERNALILLO COUNTY, NEW MEXICO ON AUGUST 08, 2006 IN BOOK A121, PAGE 8743.
6. GROSS AREA: 1.8641 ACRES
7. NUMBER OF EXISTING PARCELS: 1
8. NUMBER OF PARCELS CREATED: 1
9. PROPERTY IS ZONED C-2
10. 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 THE LOTS OR PARCELS WITHIN THE AREA OF PROPOSED PLAT. THE FOREGOING REQUIREMENT SHALL BE A CONDITION TO APPROVAL OF THIS PLAT OR SITE DEVELOPMENT PLAN FOR SUBDIVISION.

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

PROPERTY DESCRIPTION

A certain tract of land being in the Southeast Quarter (SE 1/4) of Section 22, Township 10 North, Range 4 East, N.M.P.M., designated as Parcel 3, MANKIN INC., a Subdivision in the City of Albuquerque, 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 September 17, 1964 in Map Book A2, Folio 109, TOGETHER WITH a vacated portion of Skyline Road NE per project # 1005343, said tract being more particularly described by metes and bounds as follows:

BEGINNING at the Southeasterly corner of said Parcel 3, being a point on the South right-of-way of Interstate Highway 40; thence form said point of beginning leaving said right-of-way N 88° 32' 43" W, 104.04 feet; thence S 01° 27' 17" W, 30.00 feet; thence N 88° 32' 43" W, 448.33 feet to the Southwest corner of said tract; thence N 00° 26' 17" E, 275.08 feet to the Northwest corner of said tract, being a point on the South right-of-way of Interstate Highway 40, thence along said right-of-way S 64° 48' 31" E, 608.75 feet to the POINT OF BEGINNING and containing 1.8641 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 GRANT ADDITIONAL EASEMENT(S) AS SHOWN AND DO HEREBY DEDICATE ADDITIONAL STREET RIGHT-OF-WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS.

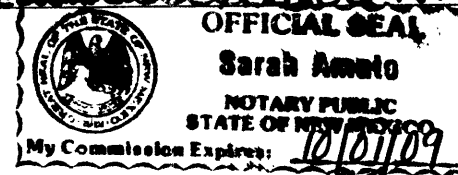
PLAT OF  
 PARCEL 3-A  
 MANKIN, INC.  
 SECTION 22, T. 10 N., R. 4 E., N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 DECEMBER 2007  
 SHEET 1 OF 2

DISCLOSURE STATEMENT

THE PURPOSE OF THIS PLAT IS TO COMBINE ONE (1) EXISTING PARCEL WITH VACATED RIGHT-OF-WAY, CREATING ONE (1) NEW PARCEL, TO GRANT ADDITIONAL EASEMENT(S) AND TO DEDICATE ADDITIONAL STREET RIGHT-OF-WAY.

CITY APPROVALS:	PROJECT NO.:	APPLICATION NO.:
<i>[Signature]</i> CITY SURVEYOR		12-18-07 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
REAL PROPERTY DIVISION		DATE

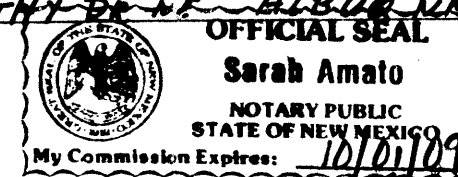
OWNER(S) SIGNATURE: *[Signature]* DATE: 12/17/07  
 OWNER(S) PRINT NAME: MONJEER HINDI  
 ADDRESS: 9108 BERNALILLO ALBUQU NM 87112 TRACT: \_\_\_\_\_  
 ACKNOWLEDGMENT  
 STATE OF NEW MEXICO )  
 )SS  
 COUNTY OF BERNALILLO )



THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 17<sup>TH</sup> DAY OF DECEMBER, 2007.  
 BY: MONJEER HINDI

MY COMMISSION EXPIRES: 10/01/09  
*[Signature]*  
 NOTARY PUBLIC

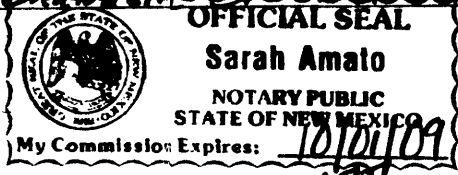
OWNER(S) SIGNATURE: *[Signature]* DATE: 12-17-07  
 OWNER(S) PRINT NAME: FICEL HINDI  
 ADDRESS: 1709 LUTY DR NE ALBUQU NM 87112 TRACT: \_\_\_\_\_  
 ACKNOWLEDGMENT  
 STATE OF NEW MEXICO )  
 )SS  
 COUNTY OF BERNALILLO )



THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 17<sup>TH</sup> DAY OF DECEMBER, 2007.  
 BY: FICEL HINDI

MY COMMISSION EXPIRES: 10/01/09  
*[Signature]*  
 NOTARY PUBLIC

OWNER(S) SIGNATURE: *[Signature]* DATE: 12-17-07  
 OWNER(S) PRINT NAME: AZEEZ HINDI  
 ADDRESS: 12713 Charlotte St. NE Albuquerque NM 87112 TRACT: \_\_\_\_\_  
 ACKNOWLEDGMENT  
 STATE OF NEW MEXICO )  
 )SS  
 COUNTY OF BERNALILLO )



THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 17<sup>TH</sup> DAY OF DECEMBER, 2007.  
 BY: AZEEZ HINDI

MY COMMISSION EXPIRES: 10/01/09  
*[Signature]*  
 NOTARY PUBLIC

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.

*[Signature]* 12-14-07  
 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 R4E SEC. 22

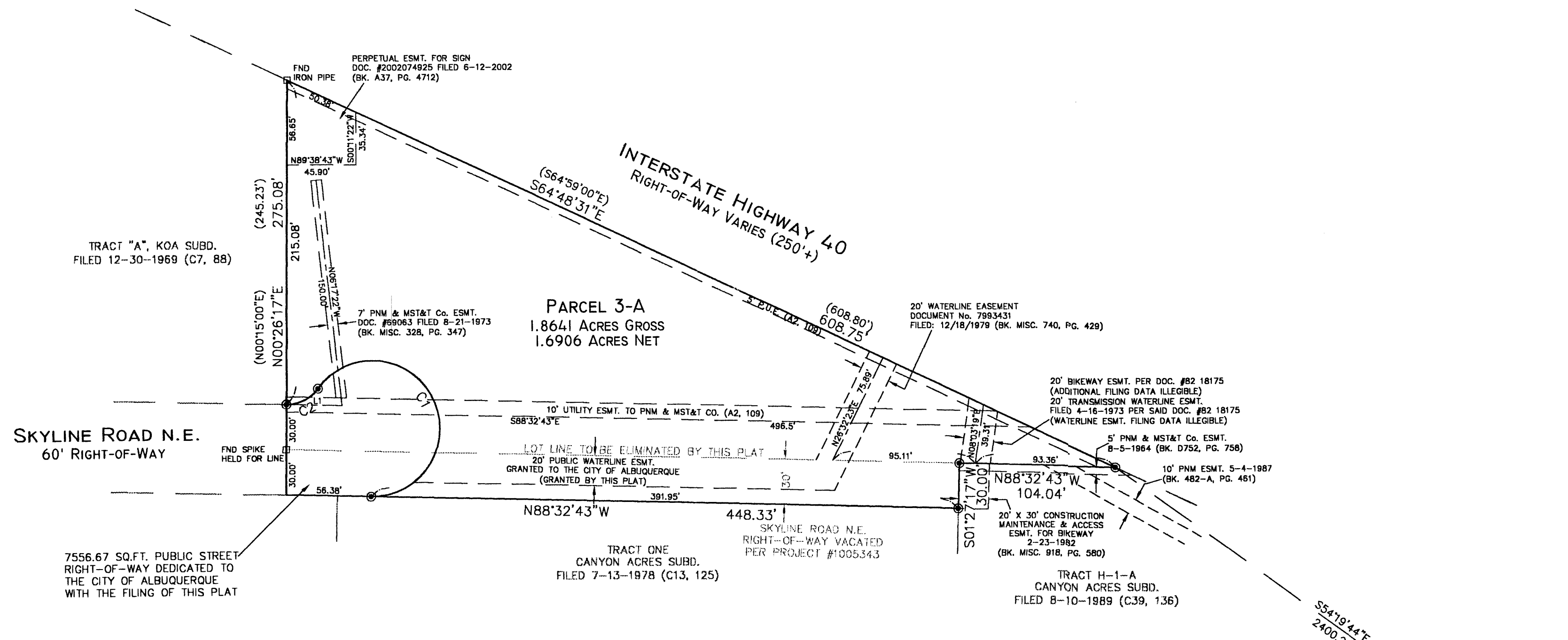
40 25 10 0 15 30 45 60



SCALE: 1" = 60'  
 PROJECT NO. 0610PB13  
 DRAWN BY PGB  
 ZONE ATLAS: L-22-Z  
 MOOSE.CR5



PLAT OF  
 PARCEL 3-A  
 MANKIN, INC.  
 SECTION 22, T. 10 N., R. 4 E., N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 DECEMBER 2007  
 SHEET 2 OF 2



CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	CHORD LENGTH
C1	45.00'	184.69'	235°09'00"	N26°07'13"W	79.78'
C2	25.00'	24.06'	55°09'00"	S63°52'47"W	23.15'

LINE TABLE		
LINE	BEARING	LENGTH
L1	S88°32'43"E	36.90'

STATION: 4-L22  
 X = 1,563,610.492  
 Y = 1,480,509.445  
 GROUND TO GRID = 0.999843379  
 MAPPING ANGLE = -0°08'50.94"  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 1983

STATION: 2-L22  
 X = 1,566,235.480  
 Y = 1,480,207.321  
 GROUND TO GRID = 0.999639275  
 MAPPING ANGLE = -0°08'32.78"  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 1983

MONUMENT LEGEND

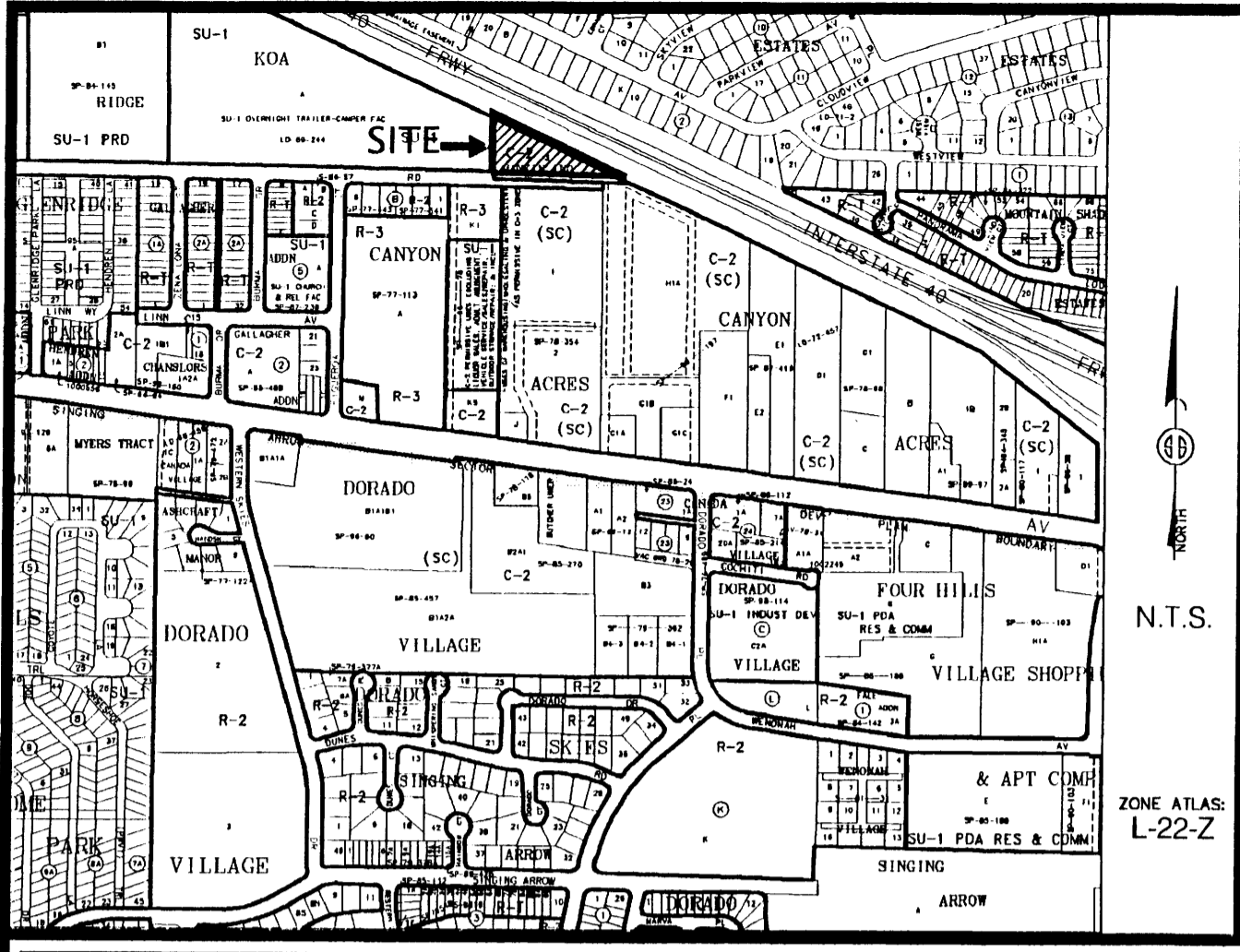
- △ - FOUND CONTROL STATION AS NOTED
- - FOUND MONUMENT AS NOTED
- ⊙ - SET 1/2" REBAR W/RED PLASTIC CAP STAMPED "MWR 11224" UNLESS OTHERWISE NOTED

SURVEYS SOUTHWEST LTD.

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

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

T10N R4E SEC. 22



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 2-L22 AND 4-L22, AS SHOWN HEREON.
3. DISTANCES ARE GROUND DISTANCES.
4. PLAT SHOWS ALL EASEMENTS OF RECORD.
5. BEARINGS AND DISTANCES IN PARENTHESES ( ) ARE PER THE WARRANTY DEED, FILED IN BERNALILLO COUNTY, NEW MEXICO ON AUGUST 08, 2006 IN BOOK A121, PAGE 8743.
6. GROSS AREA: 1.5561 ACRES
7. NUMBER OF EXISTING PARCELS: 1
8. NUMBER OF PARCELS CREATED: 1
9. PROPERTY IS ZONED C-2

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON  
 UPC#: \_\_\_\_\_  
 PROPERTY OWNER OF RECORD: \_\_\_\_\_  
 BERNALILLO COUNTY TREASURER'S OFFICE: \_\_\_\_\_

**LEGAL DESCRIPTION**  
 A certain tract of land being in the Southeast Quarter (SE 1/4) of Section 22, Township 10 North, Range 4 East, N.M.P.M., designated as Parcel 3, MANKIN INC., a Subdivision in the City of Albuquerque, 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 September 17, 1964 in Map Book A2, Folio 109, said tract being more particularly described by metes and bounds as follows:  
 BEGINNING at the Southwest corner of the tract herein described which is the South Quarter corner common to Sections 22 and 27, T10N, R4E, N.M.P.M., Bernalillo County, New Mexico, whence City of Albuquerque Control Station ASC 2-L22 bears S 60° 32' 16" E, 2874.34 feet distant; thence from said point of Beginning N 00° 26' 17" E, 245.08 feet to the Northwest corner, a point on the Southerly right-of-way line of Interstate Highway 40, Thence S 64° 48' 31" E, 608.75 feet along the Southerly right-of-way line of Interstate highway 40 to the Southeast corner; thence N 88° 32' 43" W, 552.90 feet to the Southwest corner and Point of BEGINNING and containing 1.5561 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 GRANT ADDITIONAL EASEMENT(S) 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: Moneer Hindi DATE: 1/18/07  
 OWNER(S) PRINT NAME: MONEER HINDI  
 ADDRESS: 9108 BELLE HAVEN AVE ALBUQUERQUE 87112 TRACT: \_\_\_\_\_  
 ACKNOWLEDGMENT STATE OF NEW MEXICO )  
 ) SS  
 COUNTY OF BERNALILLO )  
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 18<sup>th</sup> DAY OF JANUARY, 2007.  
 BY: MONEER HINDI  
 MY COMMISSION EXPIRES: 10/10/09

OFFICIAL SEAL  
 Sarah Amato  
 NOTARY PUBLIC  
 STATE OF NEW MEXICO  
 My Commission Expires 10/10/09

Sarah Amato  
 NOTARY PUBLIC

**PLAT OF  
 PARCEL 3-A  
 MANKIN, INC.  
 SECTION 22, T. 10 N., R. 4 E., N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 JANUARY 2007  
 SHEET 1 OF 2**

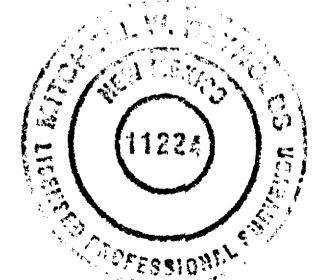
**PRELIMINARY PLAT  
 APPROVED BY DRB  
 ON \_\_\_\_\_**

PURPOSE OF PLAT: THE PURPOSE OF THIS PLAT IS TO VACATE A 20' BIKEWAY EASEMENT AND TO DEDICATE ADDITIONAL STREET RIGHT-OF-WAY

CITY APPROVALS:	PROJECT NO.:	APPLICATION NO.:
<u>[Signature]</u>		<u>1-18-07</u>
CITY SURVEYOR		LATE
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

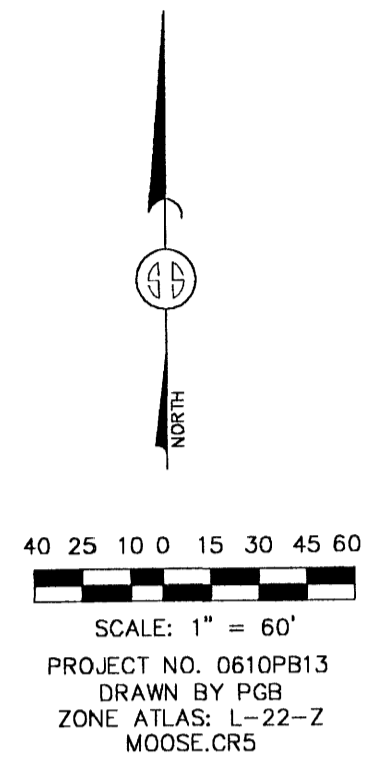
**SURVEYOR'S CERTIFICATION**  
 I, Mitchell W. Reynolds, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or 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 1-18-07  
 Mitchell W. Reynolds Date  
 New Mexico Professional Surveyor, 11224



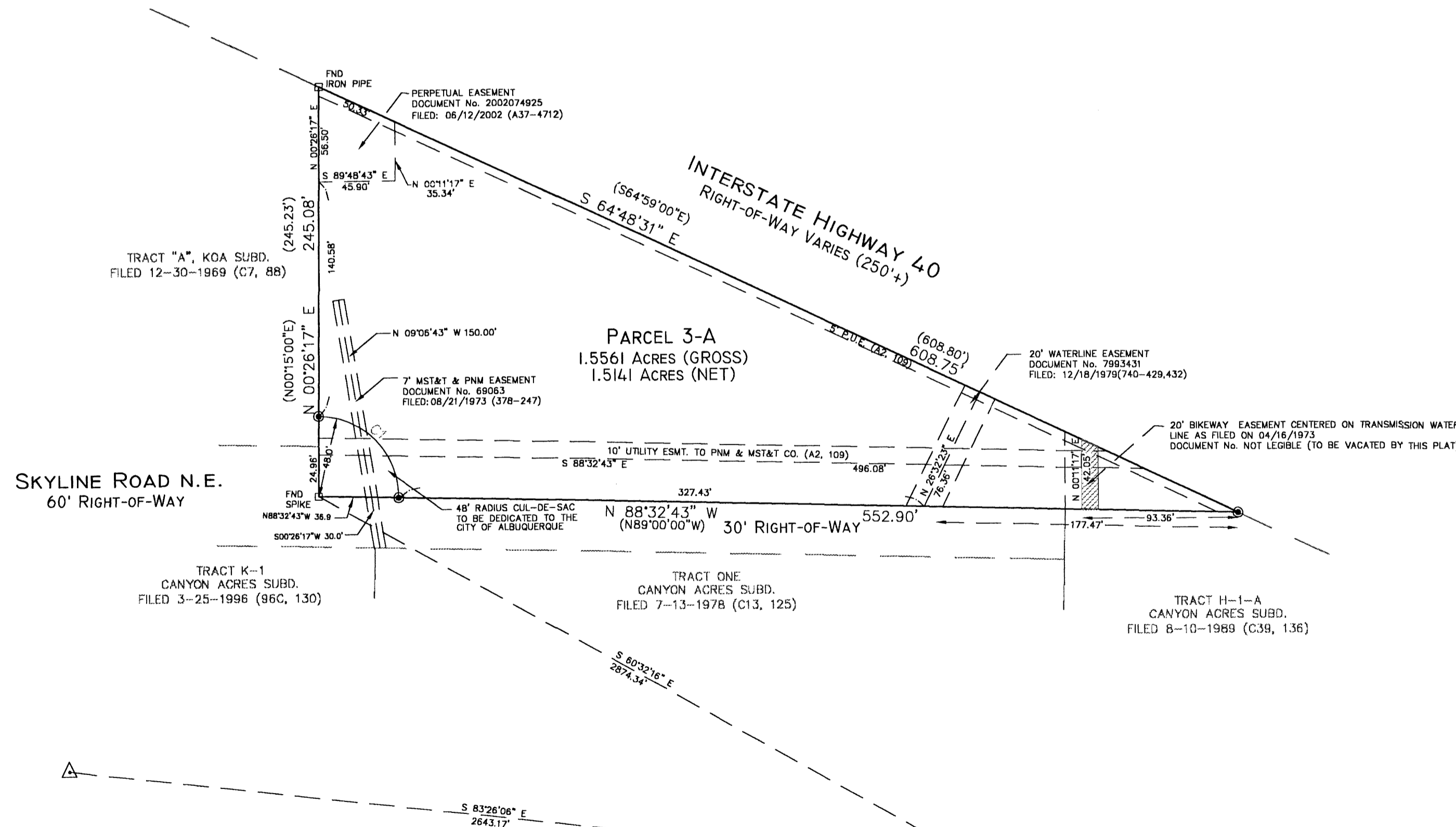
**SURVEYS SOUTHWEST LTD.**  
 333 LOMAS BLVD., N.E. PHONE: (505) 998-0303  
 ALBUQUERQUE, NEW MEXICO FAX: (505) 998-0306  
 87102  
**T10N R4E SEC. 22**

PLAT OF  
 PARCEL 3-A  
 MANKIN, INC.  
 SECTION 22, T. 10 N., R. 4 E., N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 JANUARY 2007  
 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



STATION: 4-L22  
 X = 423,364.73  
 Y = 1,480,446.81  
 GROUND TO GRID = 0.99964079  
 DELTA ALPHA = -0°08'50"  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 1927

STATION: 2-L22  
 X = 425,989.70  
 Y = 1,480,144.72  
 GROUND TO GRID = 0.99963556  
 DELTA ALPHA = -0°08'32"  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 1927

CURVE TABLE						
CURVE	RADIUS	LENGTH	DELTA	TANGENT	CHORD BEARING	CHORD LENGTH
C1	48.00'	76.25'	91°01'00"	48.86'	N44°03'13"W	68.48'

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

T10N R4E SEC. 22