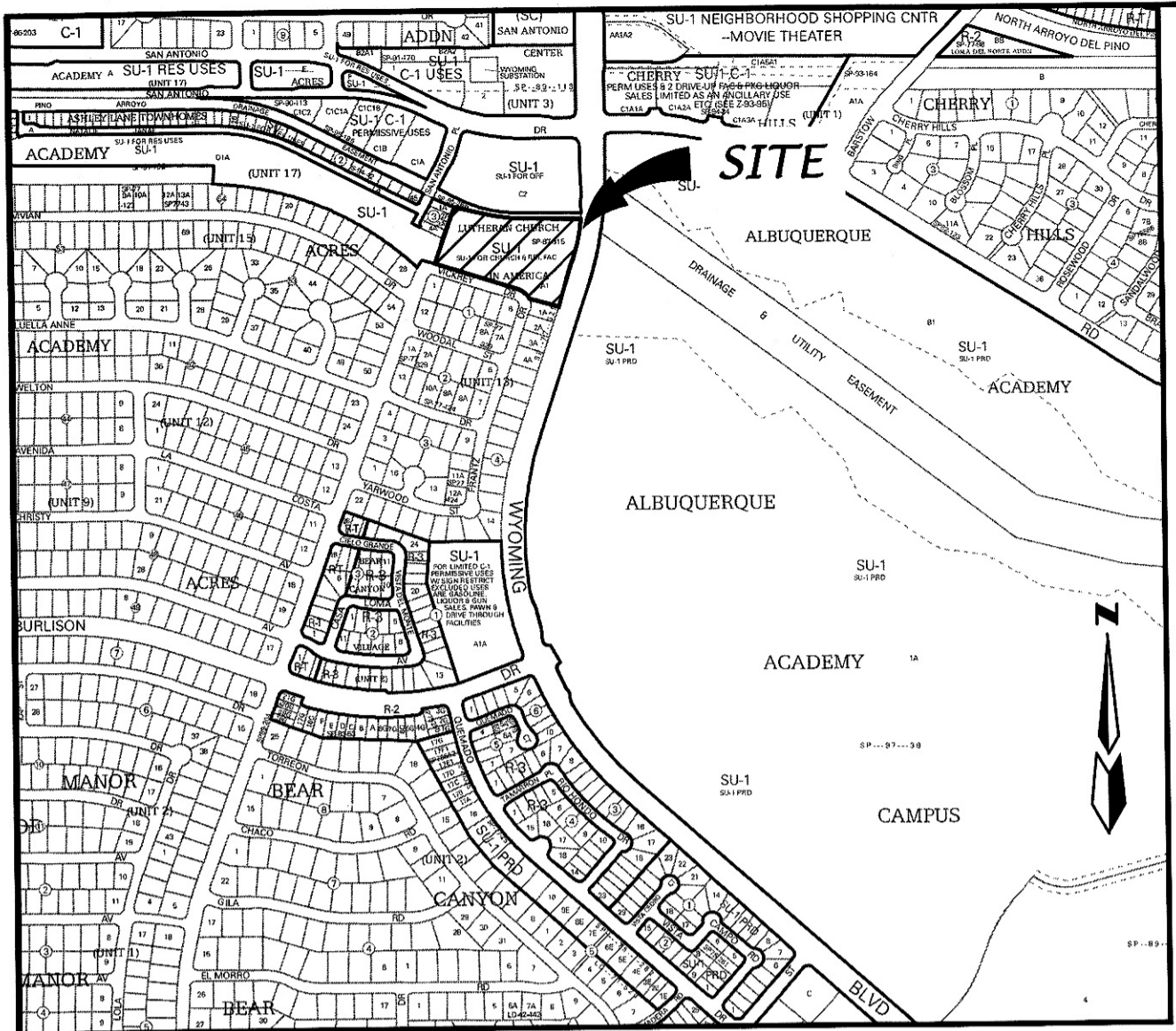


**PLAT FOR  
TRACT A-1-A & A-1-B  
LANDS OF  
LUTHERAN CHURCH IN AMERICA  
WITHIN  
SECTION 30  
TOWNSHIP 11 NORTH, RANGE 4 EAST, NMPM  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
JULY 2015**



**VICINITY MAP NO SCALE ZONE ATLAS: E-19-Z**

**SUBDIVISION DATA**

GROSS ACREAGE . . . . .	4.1078 Acres
ZONE ATLAS NO. . . . .	E-19-Z
NO. OF EXISTING LOTS/TRACTS . . . . .	1 TRACT
NO. OF LOTS/TRACTS CREATED. . . . .	2 TRACT
NO. OF LOTS/TRACTS ELIMINATED. . . . .	1 TRACT
MILES OF FULL WIDTH STREETS CREATED. . . . .	0.0 Miles
AREA DEDICATED TO CITY OF ALBUQUERQUE. . . . .	0.0 Acres
DATE OF SURVEY . . . . .	MAY, 2015

**FREE CONSENT AND DEDICATION:**

THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S) THEREOF AND SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY GRANT: ALL ACCESS, UTILITY AND DRAINAGE EASEMENTS SHOWN HEREON INCLUDING THE RIGHT TO CONSTRUCT, OPERATE, INSPECT, AND MAINTAIN FACILITIES THEREIN; AND ALL PUBLIC UTILITY EASEMENTS SHOWN HEREON FOR THE COMMON AND JOINT USE OF GAS, ELECTRICAL POWER, WATER, SEWER AND COMMUNICATION SERVICES FOR BURIED DISTRIBUTION LINES, CONDUITS, AND PIPES FOR UNDERGROUND UTILITIES WHERE SHOWN OR INDICATED, AND INCLUDING THE RIGHT OF INGRESS AND EGRESS FOR CONSTRUCTION AND MAINTENANCE, AND THE RIGHT TO TRIM INTERFERING TREES AND SHRUBS. SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY CONSENT TO ALL OF THE FOREGOING AND DO HEREBY CERTIFY THAT THIS SUBDIVISION IS THEIR FREE ACT AND DEED. SAID OWNERS(S) WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

Holy Cross Lutheran Church  
Joseph A. Pappe Jr, President of Church Council

\_\_\_\_\_  
Joseph A. Pappe Jr, President of Church Council Date

**OWNER'S ACKNOWLEDGMENT:**

STATE OF NEW MEXICO  
COUNTY OF BERNALILLO ss

This instrument was acknowledged before me on \_\_\_\_\_  
By Joseph A. Pappe Jr, President of Church Council of Holy Cross Lutheran Church, a New Mexico Corporation on behalf of said Company

\_\_\_\_\_  
NOTARY PUBLIC MY COMMISSION EXPIRES

**LEGAL DESCRIPTION:**

A TRACT OF LAND SITUATE WITHIN THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, BEING ALL OF "TRACT A-1, LUTHERAN CHURCH IN AMERICA" AS THE SAME IS SHOWN AND DESIGNATED ON SAID PLAT FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON SEPTEMBER 11, 1987 IN BOOK C34, FOLIO 138 AND CONTAINING 4.1078 ACRES MORE OR LESS.

**PURPOSE OF PLAT:**

1. SUBDIVIDE TRACT A-1, LUTHERAN CHURCH IN AMERICA INTO 2 TRACTS.
2. GRANT EASEMENTS AS SHOWN HEREON IN THIS PLAT.
3. VACATE EASEMENTS AND AS SHOWN.

**TABLE OF CONTENTS:**

- SHEET 1 COVER SHEET
- SHEET 2 EXISTING CONDITIONS
- SHEET 3 FINAL PLAT GEOMETRY

**NOTES:**

1. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS (CENTRAL ZONE).
2. DISTANCES ARE GROUND DISTANCES.
3. BEARINGS AND DISTANCES IN PARENTHESIS ARE RECORD.
4. BASIS OF BOUNDARY IS FROM THE PLAT OF RECORD ENTITLED:  
"TRACT A-1 LANDS OF LUTHERAN CHURCH IN AMERICA", (8-11-1987, C34-138)  
ALL BEING RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
5. FIELD SURVEY PERFORMED IN MAY, 2015.
6. TITLE REPORT(S): PROVIDED BY STEWART TITLE GUARANTEE COMPANY  
FILE NO.: 01147-19002 (EFFECTIVE DATE: 06-17-06)

**APPROVED AND ACCEPTED BY:**

APPROVAL AND CONDITIONAL ACCEPTANCE as specified by the Albuquerque subdivision Ordinance, Chapter 14 Article 14 of the Revised Ordinances of Albuquerque, New Mexico, 1994.

Project Number: 1006844

Application Number: 15DRB-70241

**PLAT APPROVAL**

Utility Approvals:

_____	_____
PNM Electric Services	Date
_____	_____
New Mexico Gas Company	Date
_____	_____
CenturyLink QC	Date
_____	_____
XFINITY	Date

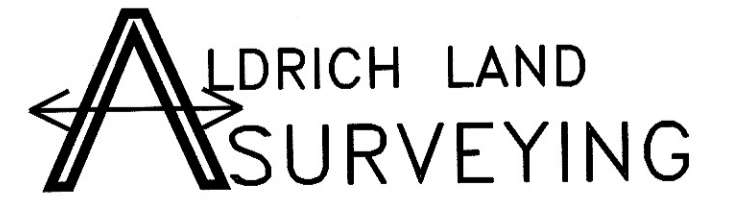
City Approvals:

_____	_____
City Surveyor	Date
_____	_____
Real Property Division	Date
_____	_____
Environmental Health Department	Date
_____	_____
Traffic Engineering, Transportation Division	Date
_____	_____
Albuquerque Bernalillo Water Utility Authority	Date
_____	_____
Parks and Recreation Department	Date
_____	_____
AMAFCA	Date
_____	_____
City Engineer	Date
_____	_____
DRB Chairperson, Planning Department	Date

**SURVEYOR'S CERTIFICATION:**

"I, Timothy Aldrich, 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."

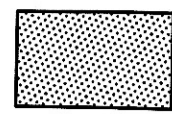
\_\_\_\_\_  
Timothy Aldrich P.S. No. 7719 Date



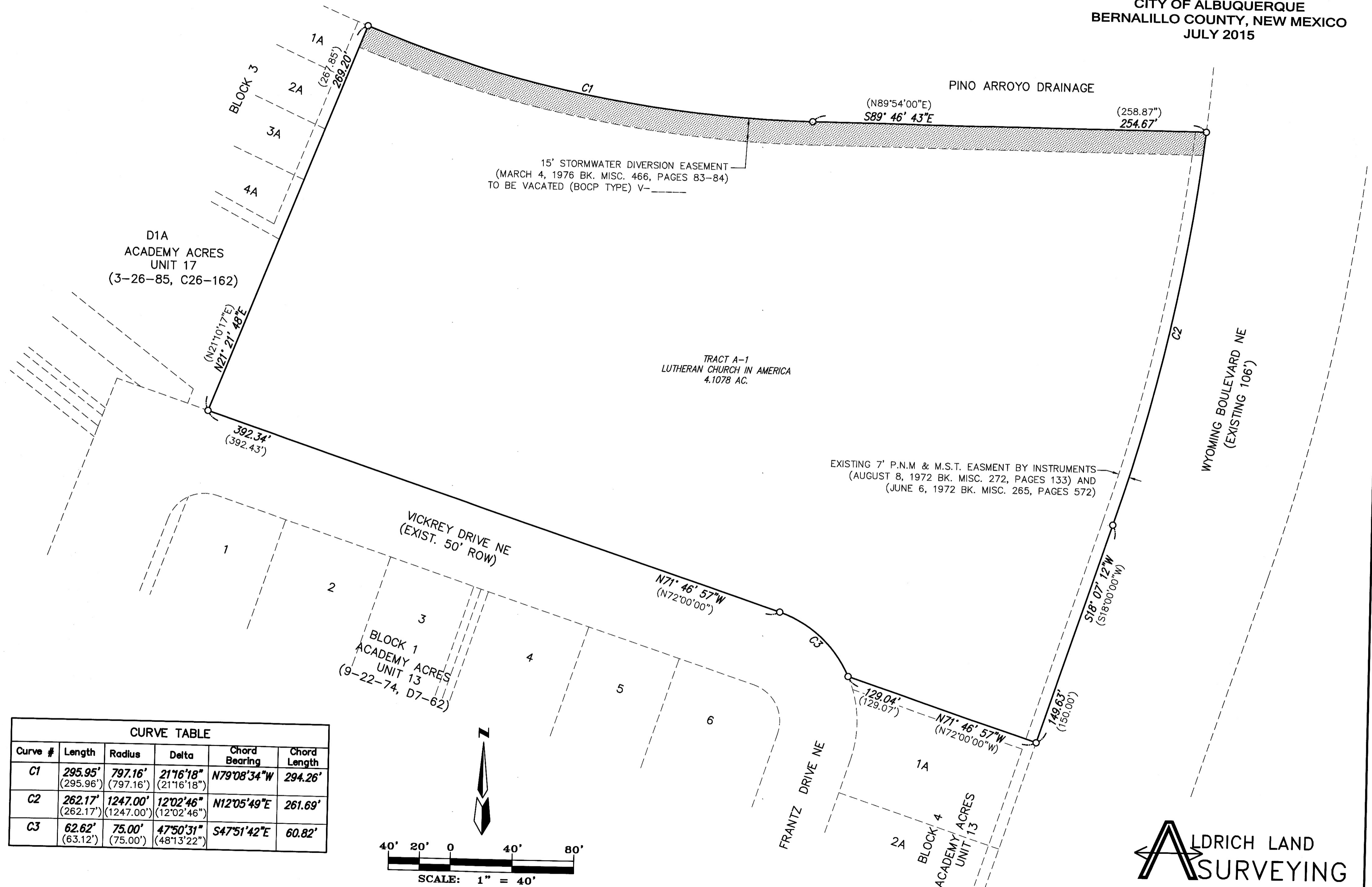
P.O. BOX 30701, ALBQ., N.M. 87190  
505-884-1990

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Scale: AS SHOWN	Date: 6/25/2015	Job: A14052	

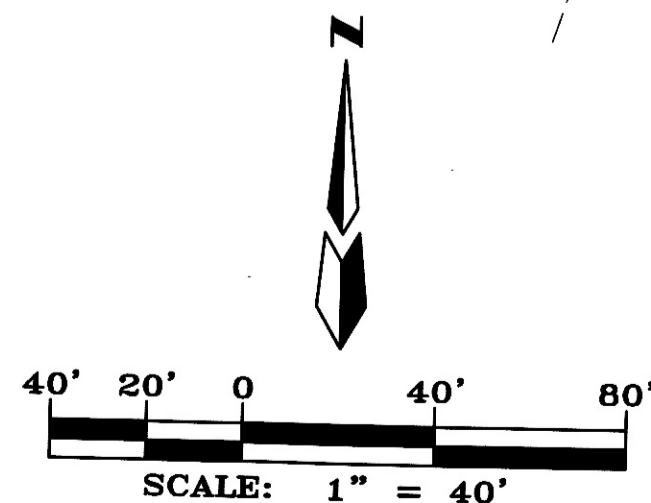
**LEGEND**

 LIMITS OF VACATED EASEMENT  
(.0001 AC.)

PLAT FOR  
TRACT A-1-A & A-1-B  
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JULY 2015



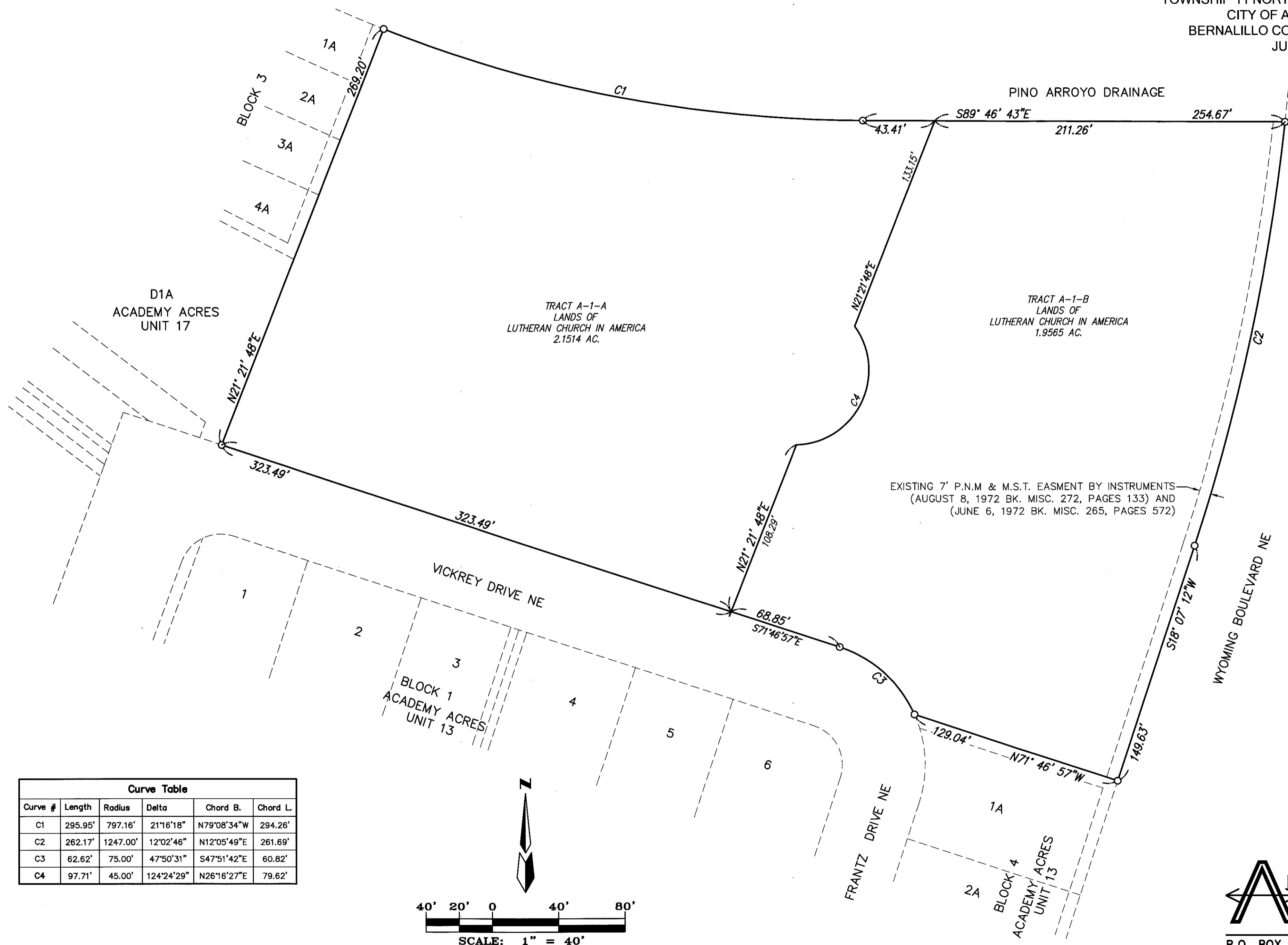
CURVE TABLE					
Curve #	Length	Radius	Delta	Chord Bearing	Chord Length
C1	295.95' (295.96')	797.16' (797.16')	21°16'18" (21°16'18")	N79°08'34"W	294.26'
C2	262.17' (262.17')	1247.00' (1247.00')	12°02'46" (12°02'46")	N12°05'49"E	261.69'
C3	62.62' (63.12')	75.00' (75.00')	47°50'31" (48°13'22")	S47°51'42"E	60.82'



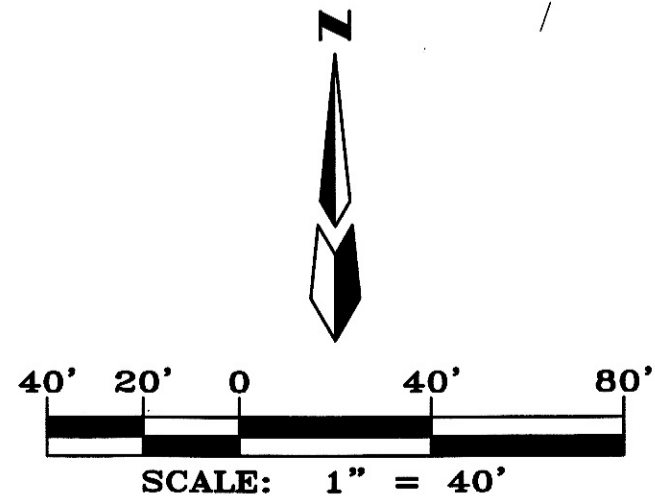
BULK PLAT.dwg	Drawn: SPS	Checked: TA	Sheet
Scale: AS SHOWN	Date: 6/25/2015	Job: A14052	2 of 3

 ALDRICH LAND  
SURVEYING  
P.O. BOX 30701, ALBQ., N.M. 87190  
505-884-1990

PLAT FOR  
TRACT A-1-A & A-1-B  
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CITY OF ALBUQUERQUE  
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JULY 2015



Curve Table					
Curve #	Length	Radius	Delta	Chord B.	Chord L.
C1	295.95'	797.16'	21°16'18"	N79°08'34"W	294.26'
C2	262.17'	1247.00'	12°02'46"	N12°05'49"E	261.69'
C3	62.62'	75.00'	47°50'31"	S47°51'42"E	60.82'
C4	97.71'	45.00'	124°24'29"	N26°16'27"E	79.62'



EXISTING 7' P.N.M. & M.S.T. EASMENT BY INSTRUMENTS  
(AUGUST 8, 1972 BK. MISC. 272, PAGES 133) AND  
(JUNE 6, 1972 BK. MISC. 265, PAGES 572)



P.O. BOX 30701, ALBQ., N.M. 87190  
505-884-1990