

PLAT DATA

DRB NO. _____ PLAT ACRES 10.9861
 NO. OF TRACTS 3 TRACT ACRES 10.9861

ZONE DESIGNATION

TRACT 3B-1 AND 3B-2 SU-2

DISCLOSURE STATEMENT

1. THE PURPOSE OF THIS AMENDED PLAT IS TO REMOVE THE NOTE TITLED "PER CITY OF ALBUQUERQUE DEVELOPMENT BOARD" INDICATING THE CITY OF ALBUQUERQUE'S INTENT TO REMOVE THE TRAFFIC SIGNALS AT HORIZON BOULEVARD AND ALAMEDA BOULEVARD NE.

NOTES

1. ALL BEARINGS SHOWN HEREON ARE GRID BEARINGS BASED ON THE NEW MEXICO STATE PLANE COORDINATE SYSTEM MAD 1983, CENTRAL ZONE, MAPPING ANGLE IS -00°12'12.5". BASIS OF BEARINGS IS THE LINE BETWEEN SURVEY CONTROL MONUMENTS NDC_7_1A AND NDC_7 BEING S.18°53'00"W. BASIS OF COORDINATES IS NDC_7_1A WITH COORDINATES AS SHOWN. DISTANCES ARE HORIZONTAL GROUND DISTANCES IN FEET.
2. ALL BEARINGS AND DISTANCES PER FIELD SURVEY. RECORD INFORMATION WHERE DIFFERENT FROM ACTUAL FIELD SURVEY IS SHOWN IN PARENTHESIS ().
3. BENCHMARK FOR THIS PLAT IS CONTROL POINT NDC_7_1A LOCATED APPROXIMATELY 138' TO THE NORTHWEST OF THE NORTHWEST CORNER OF TRACT 3B-2.
4. ALL PROPERTY CORNERS ARE SET WITH A 5/8" X 24" REBAR WITH RED OR YELLOW PLASTIC CAP STAMPED LS 9243 SET FLUSH WITH THE GROUND, UNLESS OTHERWISE NOTED.
5. OWNER COVENANTS AND AGREES TO PROVIDE THE REQUIRED AMOUNT OF PARKING FOR THE PROPOSED USE ON EACH TRACT SUBDIVIDED AT THE TIME OF BUILDING PERMIT APPLICATION. THIS COVENANT SHALL BE DEEMED A CONDITION TO THIS SUBDIVISION PLAT APPROVAL.

EASEMENTS

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 CentryLink QC FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES.
- D. CABLE TV FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE SERVICES.

INCLUDED, IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, REPLACE, MODIFY, RENEW, OPERATE AND MAINTAIN FACILITIES FOR 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 GRANITOR 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 STRUCTURE 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 TRANSFORMER/SWITCHEARS, AS INSTALLED, SHALL EXTEND TEN (10) FEET IN FRONT OF TRANSFORMER/SWITCHEAR DOORS AND FIVE (5) FEET 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 OR RELEASE ANY EASEMENT OR EASEMENT RIGHTS WHICH MAY HAVE BEEN GRANTED BY PRIOR PLAT, REPLAT OR OTHER RECORDED DOCUMENT AND WHICH ARE NOT SHOWN OR NOTED ON THIS PLAT.

DESCRIPTION

(See Sheet 2 of 2)

DEDICATION AND FREE CONSENT

THE PROPERTY SHOWN HEREON IS REPLATTED 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 TO THE CITY OF ALBUQUERQUE: ALL PUBLIC ACCESS AND PUBLIC UTILITY 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 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. THE OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY ACKNOWLEDGE SAID INSTRUMENT TO BE THEIR FREE ACT AND DEED. THOSE SIGNING WARRANT THAT THEY HOLD INDEFEASIBLE TITLE IN FEE SIMPLE TO PROPERTY BEING REPLATTED HEREON.

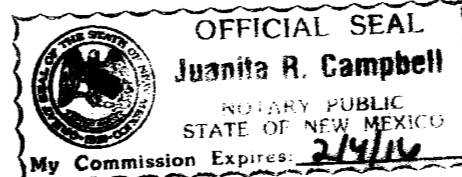
C&S EQUITIES, LLC
 OWNER TRACT 3B

 CSRDA, INC. MANAGING MEMBER
 JEFF D. STUVE, MANAGER

(STATE OF New Mexico) SS
 (COUNTY OF Bernalillo)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON August 6, 2012
 BY JEFF D. STUVE, MANAGER OF CSRDA, INC. MANAGING MEMBER OF C&S EQUITIES, LLC AND SIGNED ON BEHALF OF SAID COMPANY.

BY: Juanita R. Campbell
 NOTARY PUBLIC
 MY COMMISSION EXPIRES: 2/4/16



TREASURER'S CERTIFICATION

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC #:

- UPC # 101706404148320223 (TRACT 3B-1-A)
- UPC # 101706407051320222 (TRACT 3B-2-A)
- UPC # _____ (TRACT 3B-2-A)

BERNALILLO COUNTY TREASURERS OFFICE:
 BY: _____ DATE: _____

SOLAR NOTE

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 WITHIN THE AREA OF THIS PLAT. THE FOREGOING REQUIREMENT SHALL BE A CONDITION TO APPROVAL OF THIS PLAT OR SITE DEVELOPMENT PLAN FOR THIS PLAT.

AMENDED PLAT OF TRACTS 3B-1-A, 3B-2-A AND 3B-2-B LAND OF IHS ACQUISITION NO. 120, INC.
 AMENDED PLAT OF TRACTS 3B-1 AND 3B-2 WITHIN PROJECTED SECTIONS 11 AND 14, T. 11 N., R. 3 E., N. M. P. M. CITY OF ALBUQUERQUE
 ELENA GALLEGOS LAND GRANT BERNALILLO COUNTY, NEW MEXICO
 AUGUST, 2012

PROJECT NO. _____

APPLICATION NO. _____

PLAT APPROVALS

UTILITY APPROVALS

PNM ELECTRIC SERVICES _____ DATE _____
 NEW MEXICO GAS COMPANY _____ DATE _____
 QWEST CORPORATION d/b/a CentryLink QC _____ DATE _____
 COMCAST _____ DATE _____

CITY APPROVALS

J.P. Stuhl 8/6/12
 CITY SURVEYOR DATE
 REAL PROPERTY DIVISION _____ DATE _____
 ENVIRONMENTAL HEALTH DEPARTMENT _____ DATE _____
 TRAFFIC ENGINEERING, TRANSPORTATION DIVISION _____ DATE _____
 WATER UTILITY DEVELOPMENT _____ DATE _____
 DEPARTMENT OF MUNICIPAL DEVELOPMENT _____ DATE _____
 AMAFCA _____ DATE _____
 CITY ENGINEER _____ DATE _____
 DRB CHAIRPERSON, PLANNING DEPARTMENT _____ DATE _____

SURVEYOR'S CERTIFICATION

I, STEPHEN EARL COBB, NEW MEXICO REGISTERED PROFESSIONAL LAND SURVEYOR NO. 10472, DO HEREBY CERTIFY THAT THE PLAT SHOWN HEREON WAS PREPARED UNDER MY DIRECT SUPERVISION, SHOWS ALL EASEMENTS MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS OF THE SUBDIVISION SHOWN HEREON, UTILITY COMPANIES AND OTHER PARTIES EXPRESSING AN INTEREST. THIS PLAT MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND THE "MINIMUM STANDARDS FOR LAND SURVEYS" AS ESTABLISHED BY THE STATE OF NEW MEXICO AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Stephen Earl Cobb
 STEPHEN EARL COBB, P.S. NO. 10472

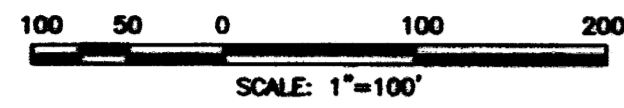
8/3/12
 DATE



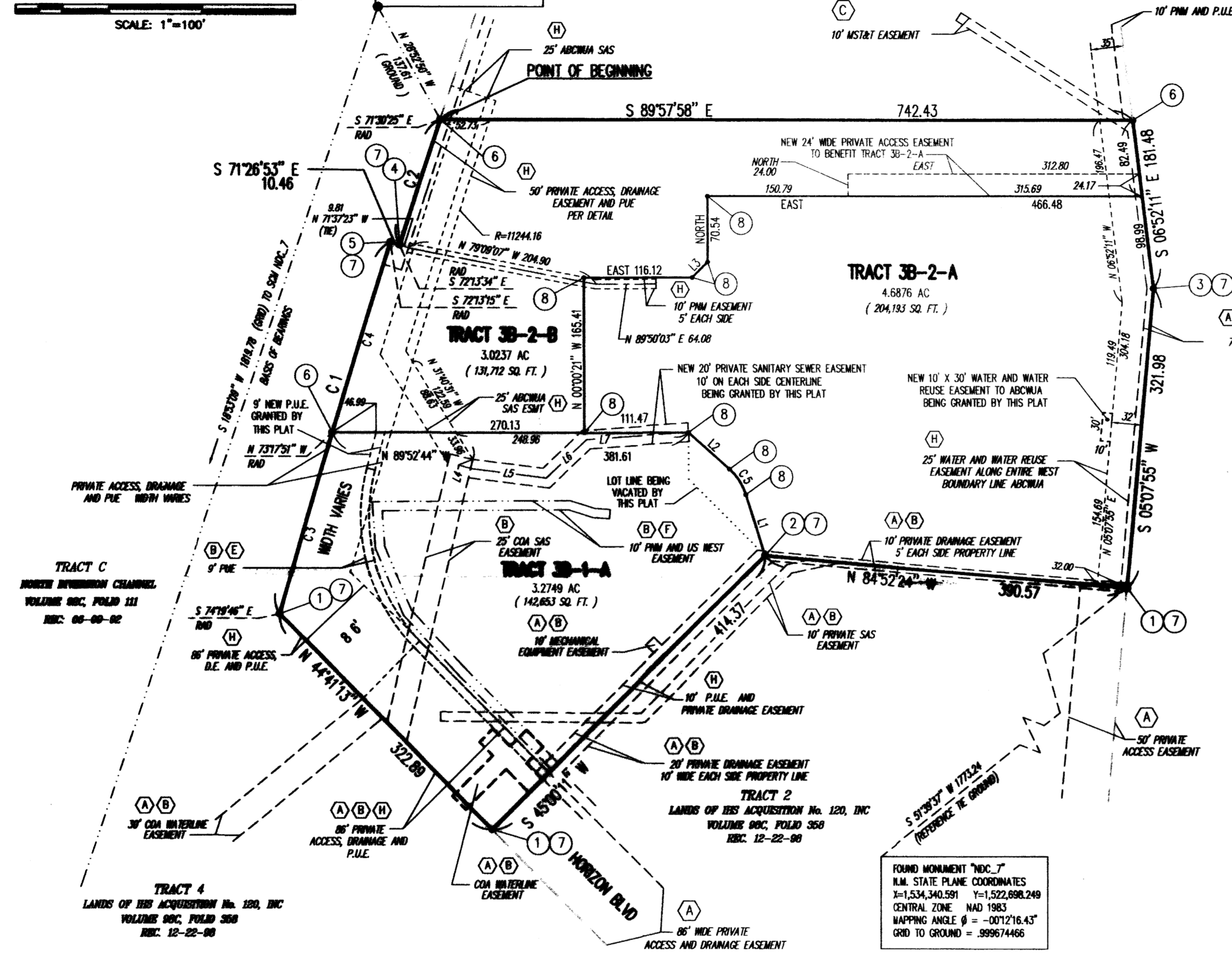
HUITT-ZOLLARS
 333 RIO RANCHO DR. N.E., STE. 101
 RIO RANCHO, N.M., 87124
 (505) 882-5141

**AMENDED PLAT OF
TRACTS 3B-1-A, 3B-2-A AND 3B-2-B
LAND OF IHS ACQUISITION NO. 120, INC.
AMENDED PLAT OF TRACTS 3B-1 AND 3B-2
WITHIN PROJECTED SECTIONS 11 AND 14,
T. 11 N., R. 3 E., N. M. P. M.
CITY OF ALBUQUERQUE
ELENA GALLEGOS LAND GRANT
BERNALILLO COUNTY, NEW MEXICO
AUGUST, 2012**

LAND OF IHS ACQUISITION NO. 120, INC.
TRACT 3B-3
VOLUME 2010C, PAGE 0046 M
RBC: 04-16-10



FOUND MONUMENT "MDC. 7.1A"
N.M. STATE PLANE COORDINATES
X=1,534,929.428 Y=1,524,419.502
CENTRAL ZONE NAD 1983
MAPPING ANGLE $\theta = -0012'12.47"$
GROUND TO GRID = .999674775



EASEMENTS OF RECORD (SEE PLAT)

- (A) EASEMENTS PER RECORDED PLAT, RECORDED ON 12-22-98 IN BOOK 98C, FOLIO 358 RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (B) EASEMENTS PER RECORDED PLAT, RECORDED ON 12-06-99 IN BOOK 99C, FOLIO 326 RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (C) EASEMENT GRANTED TO MOUNTAIN STATES TELEPHONE AND TELEGRAPH COMPANY, A COLORADO CORPORATION, RECORDED ON 06-20-83 IN BOOK MISC. 24-A, PAGES 237-239, DOC. NO. 83-40062, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (D) A WATERLINE EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE, NEW MEXICO RECORDED IN BOOK 92-28, PAGES 3168-3170, DOC. NO. 92119336, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (E) A PERMANENT EASEMENT RECORDED ON DECEMBER 2, 1996 IN BOOK 96-31, PAGES 8823-8825, AS DOC. NO. 96129436, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (F) AN UNDERGROUND EASEMENT RECORDED ON JUNE 27, 1997 IN BOOK 97-17, PAGES 4176-4178, AS DOC. NO. 97065184, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (G) PROPERTY SUBJECT TO ACCESS AND DRAINAGE EASEMENT PER RECIPROCAL EASEMENT OF OPERATING AGREEMENT RECORDED IN BOOK 9820, PAGE 7260, AS DOC. NO. 1998169125, RECORDS OF BERNALILLO COUNTY, NEW MEXICO. NOT ABLE TO PLOT ON MAP.
- (H) EASEMENTS PER RECORDED PLAT, RECORDED ON 04-15-10 IN BOOK 2010C, FOLIO 0046 M RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (I) THERE IS A CROSS-LOT DRAINAGE EASEMENT BENEFITING ALL TRACTS AND MAINTAINED BY EACH UNDERLYING PROPERTY OWNER BY PLAT REFERENCED IN ITEM H ABOVE.

DESCRIPTION

A PARCEL OF LAND BEING ALL OF TRACTS 3B-1 AND 3B-2, LAND OF IHS ACQUISITION NO. 120, INC., WITHIN PROJECTED SECTIONS 11 AND 14, T. 11 N., R. 3 E., N.M.P.M. RECORDED ON APRIL 15, 2010 IN BOOK 2010C, FOLIO 0046 M, DOC. NO. 2010031804, WITHIN THE ELENA GALLEGOS GRANT, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT 3B-2, FROM WHICH THE BRASS CAP MONUMENT "MDC. 7.1A" BEARS N 28°52'50" W 137.61 FEET, THENCE S 89°57'58" E 742.43 FEET ON THE NORTH BOUNDARY LINE OF SAID TRACT; THENCE S 06°52'11" E 181.48 FEET ON THE EAST BOUNDARY LINE OF SAID TRACT; THENCE S 05°07'55" W 321.98 FEET ON THE EAST BOUNDARY LINE OF SAID TRACT; THENCE N 84°52'24" W 390.57 FEET ON THE SOUTHEAST BOUNDARY LINE OF SAID TRACT; THENCE S 45°00'11" W 414.37 FEET ON THE SOUTHWEST BOUNDARY LINE OF SAID TRACT; THENCE N 44°41'13" W 322.89 FEET ON THE SOUTHWEST BOUNDARY LINE OF SAID TRACT TO A POINT ON A NON-TANGENT CURVE FROM WHICH A RADIAL LINE BEARS S 74°19'46" E; THENCE 416.02 FEET TO THE NORTHEAST ON THE WEST BOUNDARY LINE OF SAID TRACT ON THE ARC OF SAID NON-TANGENT CURVE TO RIGHT HAVING A CENTRAL ANGLE OF 2°06'31", A RADIUS OF 11,304.16 FEET AND A CHORD OF 415.99 FEET, A RADIAL LINE AT THE END OF SAID CURVE BEARS S 72°13'15" E; THENCE S 71°26'53" E 10.46 FEET ON THE WEST BOUNDARY LINE OF SAID TRACT TO A POINT ON A NON-TANGENT CURVE FROM WHICH A RADIAL LINE BEARS S 72°13'34" E; THENCE 141.80 FEET TO THE NORTHEAST ON THE WEST BOUNDARY LINE OF SAID TRACT ON THE ARC OF SAID NON-TANGENT CURVE TO RIGHT HAVING A CENTRAL ANGLE OF 00°43'09", A RADIUS OF 11,294.16 FEET AND A CHORD OF 141.80 FEET, A RADIAL LINE AT THE END OF SAID CURVE BEARS S 71°30'09" E, TO THE POINT OF BEGINNING.

PARCEL CONTAINS 10.9861 ACRES, MORE OR LESS AND (3) TRACTS.

BOUNDARY EVIDENCE: UNLESS OTHERWISE INDICATED

- (1) FOUND NO. 5 REBAR W/ PLASTIC CAP STAMPED PS 10466
- (2) FOUND 40D NAIL W/ BRASS WASHER STAMPED PS 11463 IN TREE BASE
- (3) FOUND NO. 5 REBAR W/ PLASTIC CAP STAMPED WEAVER
- (4) FOUND AMAFCA MDC R/W MONUMENT
- (5) FOUND PK W/ WASHER STAMPED PS 10466
- (6) FOUND NO. 5 REBAR W/ PLASTIC CAMP STAMPED LS 9243
- (7) FOUND BRASS TAG STAMPED LS 9243
- (8) FOUND MAG NAIL W/ WASHER STAMPED LS 9243

ABBREVIATIONS

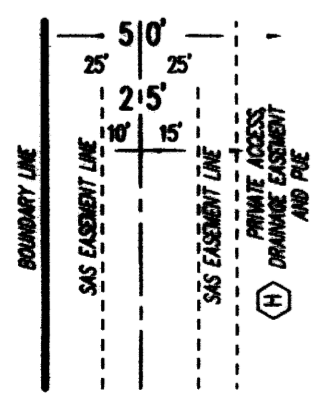
- ABCWUA - ALBUQUERQUE BERNALILLO WATER UTILITY AUTHORITY
- COA - CITY OF ALBUQUERQUE
- MST&T - MOUNTAIN STATES TELEPHONE AND TELEGRAPH
- PNM - PUBLIC SERVICE COMPANY OF NEW MEXICO
- PUE - PUBLIC UTILITY EASEMENT
- SAS - SANITARY SEWER

LINE TABLE

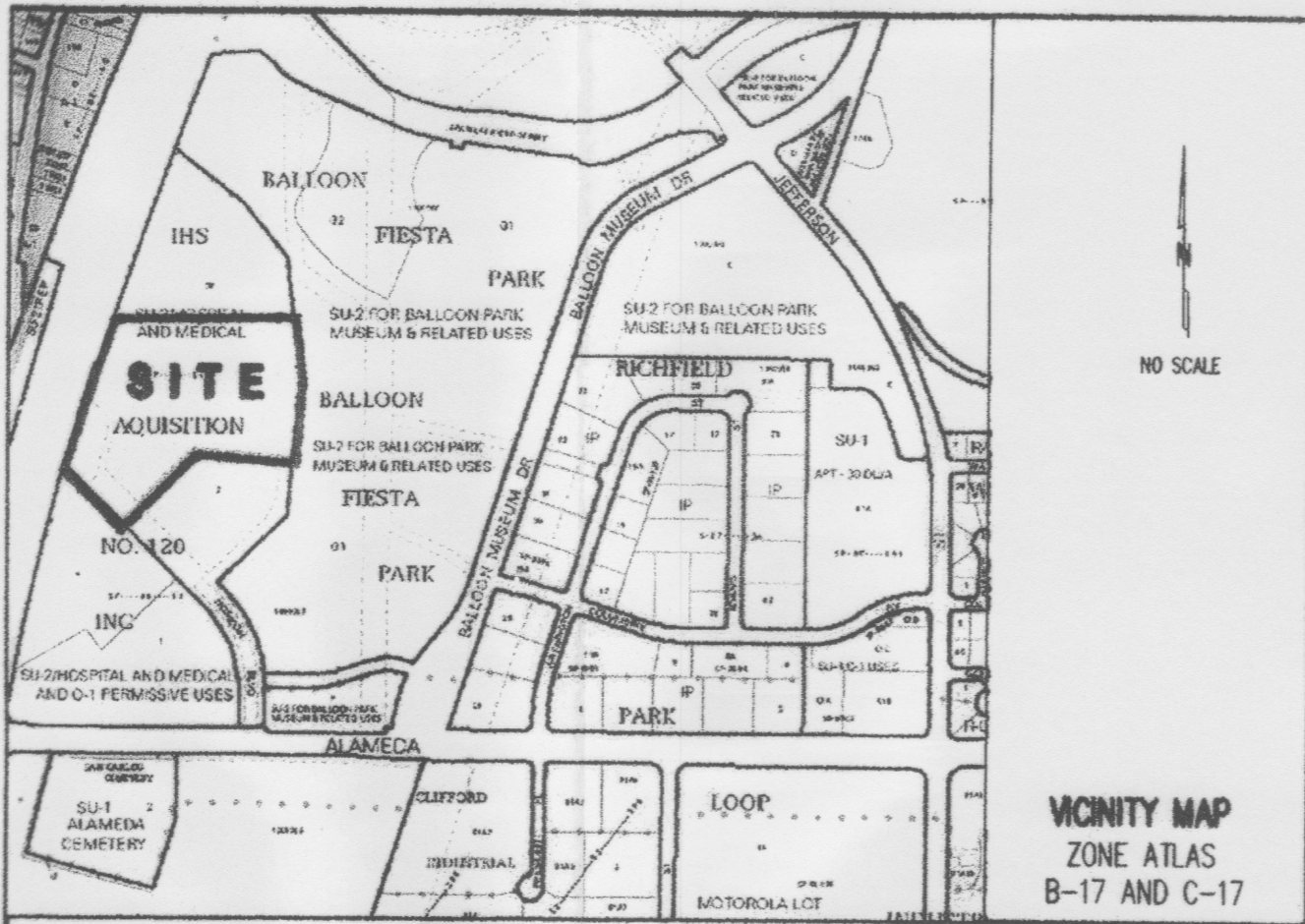
NO	DIRECTION	DISTANCE
L1	N 17°19'51" W	68.47
L2	N 48°26'10" W	58.62
L3	N 45°00'00" E	23.47
L4	N 13°19'29" E	10.06
L5	N 82°56'26" W	81.46
L6	N 46°20'56" E	59.64
L7	N 86°04'49" E	109.70

CURVE TABLE

NO	DELTA	RADIUS	ARC LENGTH	TANGENT	CHORD	CHORD BEARING
C1	02°06'31"	11304.16	416.02	208.03	415.99	N 16°43'30" E
C2	00°43'09"	11294.16	141.80	70.90	141.80	N 18°08'01" E
C3	01°01'55"	11304.16	203.58	101.79	203.58	N 16°11'11" E
C4	01°04'36"	11304.16	212.43	106.22	212.43	N 17°14'27" E
C5	31°06'19"	60.00	32.57	16.70	32.17	N 32°53'01" W



HUITT-ZOLLARS
333 RIO RANCHO DR. N.E., STE. 101
RIO RANCHO, N.M., 87124
(505) 892-5141



DESCRIPTION

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WITHIN PROJECTED SECTIONS 11 AND 14,
T. 11 N., R. 3 E., N. M. P. M.
CITY OF ALBUQUERQUE
ELENA GALLEGOS LAND GRANT
BERNALILLO COUNTY, NEW MEXICO
MAY, 2011

PROJECT NO. 1007490

APPLICATION NO. _____

PLAT APPROVALS

UTILITY APPROVALS

Fernando Vigil
PNM ELECTRIC SERVICES

NEW MEXICO GAS COMPANY
Malachi Ramirez
QWEST TELECOMMUNICATIONS

Robert B...
COMCAST

5-17-11
DATE
5-17-2011
DATE
05-17-11
DATE
05-18-11
DATE

PLAT DATA

DRB NO. _____ PLAT ACRES 10.9861
NO. OF TRACTS 3 TRACT ACRES 10.9861

ZONE DESIGNATION

TRACT 3B-1 AND 3B-2 SU-2

DISCLOSURE STATEMENT

1. THE PURPOSE OF THIS PLAT IS TO REPLAT TRACTS 3B-1 AND 3B-2 INTO (3) TRACTS DESIGNATED AS TRACTS 3B-1-A, 3B-2-A AND 3B-2-B. NEW EASEMENTS BEING GRANTED BY THIS PLAT ARE AS INDICATED.

NOTES

- ALL BEARINGS SHOWN HEREON ARE GRID BEARINGS BASED ON THE NEW MEXICO STATE PLANE COORDINATE SYSTEM NAD 1983, CENTRAL ZONE, MAPPING ANGLE IS -00°12'12.5". BASIS OF BEARINGS IS THE LINE BETWEEN SURVEY CONTROL MONUMENTS NDC_7_1A AND NDC_7_1B BEING S.18°53'09"W. BASIS OF COORDINATES IS NDC_7_1A WITH COORDINATES AS SHOWN. DISTANCES ARE HORIZONTAL GROUND DISTANCES IN FEET.
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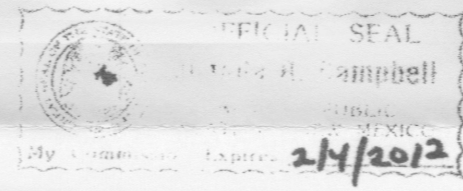
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IN APPROVING THIS PLAT, PUBLIC SERVICE COMPANY OF NEW MEXICO (PNM) AND NEW MEXICO GAS COMPANY (NMGC) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON. CONSEQUENTLY, PNM AND NMGC DO NOT WAIVE OR RELEASE ANY EASMENT OR EASEMENT RIGHTS WHICH MAY HAVE BEEN GRANTED BY PRIOR PLAT, REPLAT OR OTHER RECORDED DOCUMENT AND WHICH ARE NOT SHOWN OR NOTED ON THIS PLAT.

DEDICATION AND FREE CONSENT

THE PROPERTY SHOWN HEREON IS REPLATTED 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 TO THE CITY OF ALBUQUERQUE: ALL PUBLIC ACCESS AND PUBLIC UTILITY 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 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. THE OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY ACKNOWLEDGE SAID INSTRUMENT TO BE THEIR FREE ACT AND DEED. THOSE SIGNING WARRANT THAT THEY HOLD INDEFEASIBLE TITLE IN FEE SIMPLE TO PROPERTY BEING REPLATTED HEREON.

C&S EQUITIES, LLC
OWNER TRACT 3B
Jeff D. Stuve
CSRDA, INC. MANAGING MEMBER
JEFF D. STUVE, MANAGER



(STATE OF New Mexico) SS
(COUNTY OF Bernalillo)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON May 6th, 2011
BY JEFF D. STUVE, MANAGER OF CSRDA, INC. MANAGING MEMBER OF C&S EQUITIES, LLC AND SIGNED ON BEHALF OF SAID COMPANY.

BY: *Opente R Campbell*
NOTARY PUBLIC
MY COMMISSION EXPIRES: 2/4/2012

NOTE PER CITY OF ALBUQUERQUE DEVELOPMENT REVIEW BOARD

FUTURE OWNERS OF THE PROPERTY SUBDIVIDED BY THIS PLAT ARE HEREBY ADVISED THAT IT IS THE INTENT OF THE CITY OF ALBUQUERQUE TO REMOVE THE TRAFFIC SIGNALS AT HORIZON BOULEVARD AND ALAMEDA BOULEVARD NE. THIS ACTION, IF UNDERTAKEN BY THE CITY, WOULD RESULT IN CLOSURE OF THE MEDIAN CUT IN ALAMEDA BOULEVARD AND WOULD ELIMINATE LEFT TURN ACCESS FOR HORIZON BOULEVARD TO ALAMEDA BOULEVARD. C&S EQUITIES, LLC HAS NOT CONSIDERED WITH THE REMOVAL OF THE SIGNALIZATION AND ELIMINATION OF LEFT TURN ACCESS.

Jeff D. Stuve
CSRDA, INC. MANAGING MEMBER
JEFF D. STUVE, MANAGER

TREASURER'S CERTIFICATION

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC #:

UPC # 101706404148320223 (TRACT 3B-1)
UPC # 101706407051320222 (TRACT 3B-2)

BERNALILLO COUNTY TREASURERS OFFICE:

BY: *Greg Padilla*
DATE: 6/10/11

SOLAR NOTE

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 WITHIN THE AREA OF THIS PLAT. THE FOREGOING REQUIREMENT SHALL BE A CONDITION TO APPROVAL OF THIS PLAT OR SITE DEVELOPMENT PLAN FOR THIS PLAT.

CITY APPROVALS

W.B. Holmes
CITY SURVEYOR

REAL PROPERTY DIVISION

ENVIRONMENTAL HEALTH DEPARTMENT
Allen Peter
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION

WATER UTILITY DEVELOPMENT
Dandora
DEPARTMENT OF MUNICIPAL DEVELOPMENT Parks & Rec

AMAFCA
Auto a char
CITY ENGINEER

DBB CHAIRPERSON, PLANNING DEPARTMENT
Paul Chis

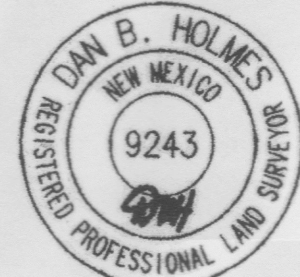
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6-8-11
DATE
6-10-11
DATE

SURVEYOR'S CERTIFICATION

I, DAN B. HOLMES, NEW MEXICO REGISTERED PROFESSIONAL LAND SURVEYOR NO. 9243, DO HEREBY CERTIFY THAT THE PLAT SHOWN HEREON WAS PREPARED UNDER MY DIRECT SUPERVISION, SHOWS ALL EASEMENTS MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS OF THE SUBDIVISION SHOWN HEREON, UTILITY COMPANIES AND OTHER PARTIES EXPRESSING AN INTEREST. THIS PLAT MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND THE "MINIMUM STANDARDS FOR LAND SURVEYS" AS ESTABLISHED BY THE STATE OF NEW MEXICO AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Dan B. Holmes
DAN B. HOLMES, P.S. NO. 9243

MAY 04, 2011
DATE



HUITT-ZOLIARS
333 RIO RANCHO DR. N.E., STE. 101
RIO RANCHO, N.M., 87124
(505) 892-5141

**TRACTS 3B-1A, 3B-2A AND 3B-2B
LAND OF IHS ACQUISITION NO. 120, INC.**

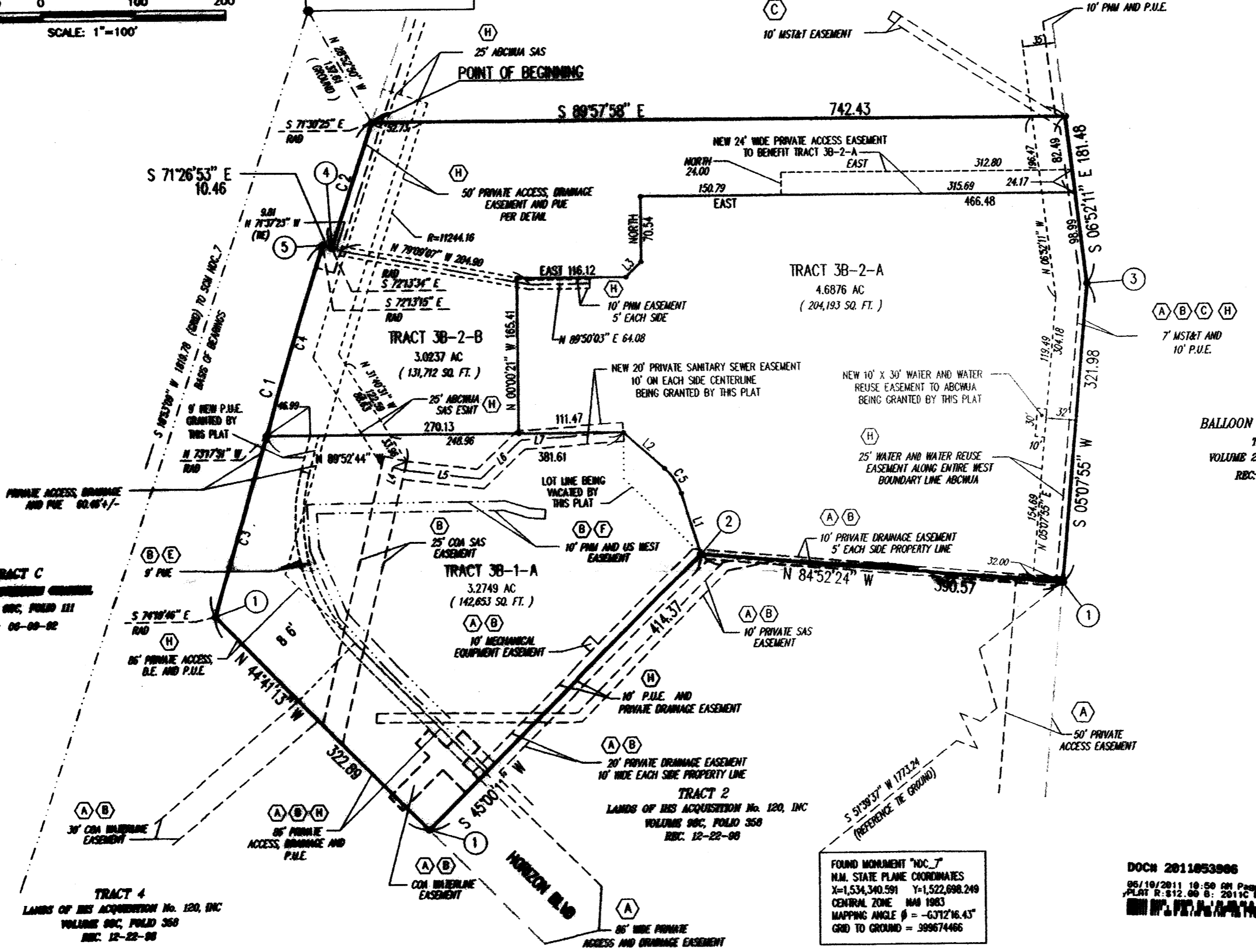
A REPLAT OF TRACTS 3B-1 AND 3B-2
WITHIN PROJECTED SECTIONS 11 AND 14,

T. 11 N., R. 3 E., N. M. P. M.
CITY OF ALBUQUERQUE
ELENA GALLEGOS LAND GRANT
BERNALILLO COUNTY, NEW MEXICO
MAY, 2011

LAND OF IHS ACQUISITION NO. 120, INC.
TRACT 3B-3
VOLUME 2010C, PAGE 0046 M
RBC: 04-15-10

FOUND MONUMENT "NDC_7_1A"
N.M. STATE PLANE COORDINATES
X=1,534,929.428 Y=1,524,419.502
CENTRAL ZONE NAD 1983
MAPPING ANGLE β = -00°12'12.47"
GROUND TO GRID = .998674775

SCALE: 1"=100'



EASEMENTS OF RECORD (SEE PLAT)

- (A) EASEMENTS PER RECORDED PLAT, RECORDED ON 12-22-98 IN BOOK 98C, FOLIO 358 RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (B) EASEMENTS PER RECORDED PLAT, RECORDED ON 12-06-99 IN BOOK 99C, FOLIO 326 RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (C) EASEMENT GRANTED TO MOUNTAIN STATES TELEPHONE AND TELEGRAPH COMPANY, A COLORADO CORPORATION, RECORDED ON 06-20-83 IN BOOK MISC. 24-A, PAGES 237-239, DOC. NO. 83-40062, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (D) A WATERLINE EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE, NEW MEXICO RECORDED IN BOOK 92-28, PAGES 3168-3170, DOC. NO. 92119336, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (E) A PERMANENT EASEMENT RECORDED ON DECEMBER 2, 1996 IN BOOK 96-31, PAGES 8823-8825, AS DOC. NO. 96129436, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (F) AN UNDERGROUND EASEMENT RECORDED ON JUNE 27, 1997 IN BOOK 97-17, PAGES 4176-4178, AS DOC. NO. 97065184, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (G) PROPERTY SUBJECT TO ACCESS AND DRAINAGE EASEMENT PER RECIPROCAL EASEMENT OF OPERATING AGREEMENT RECORDED IN BOOK 9820, PAGE 7260, AS DOC. NO. 1998169125, RECORDS OF BERNALILLO COUNTY, NEW MEXICO. NOT ABLE TO PLOT ON MAP.
- (H) EASEMENTS PER RECORDED PLAT, RECORDED ON 04-15-10 IN BOOK 2010C, FOLIO 0046 M RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- (I) THERE IS A CROSS-LOT DRAINAGE EASEMENT BENEFITING ALL TRACTS AND MAINTAINED BY EACH UNDERLYING PROPERTY OWNER BY PLAT REFERENCED IN ITEM H ABOVE.

CURVE TABLE

NO	DELTA	RADIUS	ARC LENGTH	TANGENT	CHORD	CHORD BEARING
C1	02°06'31"	11304.16	416.02	208.03	415.90	N 10°43'30" E
C2	00°43'09"	11294.16	141.80	70.90	141.80	N 18°06'01" E
C3	01°01'55"	11304.16	203.58	101.79	203.58	N 16°11'11" E
C4	01°04'36"	11304.16	212.43	106.22	212.43	N 17°14'27" E
C5	31°06'19"	60.00	32.57	16.70	32.17	N 32°53'01" W

LINE TABLE

NO	DIRECTION	DISTANCE
L1	N 17°19'54" W	68.47
L2	N 48°26'10" W	58.82
L3	N 45°00'00" E	23.47
L4	N 13°19'29" E	10.86
L5	N 82°56'26" W	61.46
L6	N 46°20'56" E	58.84
L7	N 89°04'40" E	188.70

BOUNDARY EVIDENCE: UNLESS OTHERWISE INDICATED

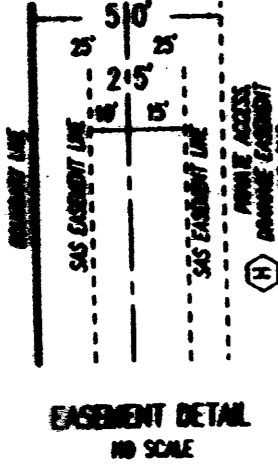
ALL BOUNDARY CORNERS ARE SET WITH A NO. 5 REBAR WITH PLASTIC CAP STAMPED LS 9243

- (1) FOUND NO. 5 REBAR W/ PLASTIC CAP STAMPED PS 10466
- (2) FOUND 40D NAIL W/ BRASS WASHER STAMPED PS 11463 IN TREE BASE
- (3) FOUND NO. 5 REBAR W/ PLASTIC CAP STAMPED WEAVER
- (4) FOUND AMAFCA NDC R/W MONUMENT
- (5) FOUND PK W/ WASHER STAMPED PS 10466

ATTACHED A BRASS TAG STAMPED LS 9243 WITH THE WIRE TO ACCEPTED POINTS N ITEMS ABOVE

ABBREVIATIONS

- ABQWA - ALBUQUERQUE BERNALILLO WATER UTILITY AUTHORITY
- COA - CITY OF ALBUQUERQUE
- MST&T - MOUNTAIN STATES TELEPHONE AND TELEGRAPH
- PMM - PUBLIC SERVICE COMPANY OF NEW MEXICO
- P&E - PUBLIC UTILITY EASEMENT
- SAS - SANITARY SEWER



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