

VICINITY MAP ZONE ATLAS L-19-Z

SUBDIVISION NOTES

1. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD83, AND ARE BASED ON GPS OBSERVATIONS REFERENCED TO ACS CONTROL MONUMENT 6-K20R.
2. RECORD BEARINGS AND DISTANCES ARE SHOWN IN PARENTHESIS () WHERE RECORD DATA DIFFERS FROM MEASURED DATA.
3. DISTANCES ARE GROUND DISTANCES IN US FEET.
4. PLAT SHOWS ALL EASEMENTS OF RECORD MADE KNOWN TO THIS SURVEYOR.
5. GROSS AREA: 0.2324 ACRE, MORE OR LESS
6. NUMBER OF EXISTING LOTS: 2
7. NUMBER OF LOTS CREATED: 2

NOTE: SOLAR RESTRICTIONS

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.

EASEMENT NOTES:

- 15' Private Access, Private Water & Sanitary Sewer and Public Utility Easement granted by this plat for the benefit and use of the owners of Lot 9-A. The road within this easement shall be maintained by the owners of said Lot 9-A.
- 7' Public Utility Easement granted by this plat for the installation and maintenance of overhead and underground public utility lines and related equipment.

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON

UPC#: 1-019-056-348419-113-20

PROPERTY OWNER OF RECORD:

BOSQUE SANCHEZ JOSE O

BERNALILLO COUNTY TREASURER'S OFFICE:

[Signature] 10-26-09

Talos Log No.: 2009-1304-56

LEGAL DESCRIPTION

Lot numbered Eight (8) and the North One-half (N. 1/2) of Lot numbered Nine (9) in Block numbered Six (6) of the CASAS SERENAS ADDITION, to the City of Albuquerque, New Mexico, as the same are shown and designated on the Map of said Addition, filed in the office of the County Clerk of Bernalillo County, New Mexico on May 13, 1946 in Plat Book D, Folio 7. Said Lots 8 and the North half of Lot 9 being the same property as described in the Warranty Deed filed for record on December 23, 1955 as Document No. 81290. Said entire tract being more particularly described as follows: Beginning at the northwest corner of said tract, being the northwest corner of said Lot 8, whence the A.G.R.S. Station "6-K20R" bears N.52°45'09"E., 2472.66 feet distant; thence, S.89°04'42"E., 135.00 feet to the northeast corner of said tract, being the northeast corner of said Lot 8; thence, S.00°55'17"W., 75.00 feet to the southeast corner of said tract, being the southeast corner of said N.1/2 of Lot 9; thence, N.89°04'42"W., 135.00 feet to the southwest corner of said tract, being the southwest corner of said N.1/2 of Lot 9; thence, N.00°55'17"E., 75.00 feet to the point of beginning and containing 0.2324 acre, 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. THE UNDERSIGNED DO HEREBY REPRESENT THAT THEY ARE AUTHORIZED TO SO ACT. THE UNDERSIGNED HEREBY GRANT THE EASEMENT(S) AS SHOWN HEREON. THE UNDERSIGNED WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

Fernando Aragon



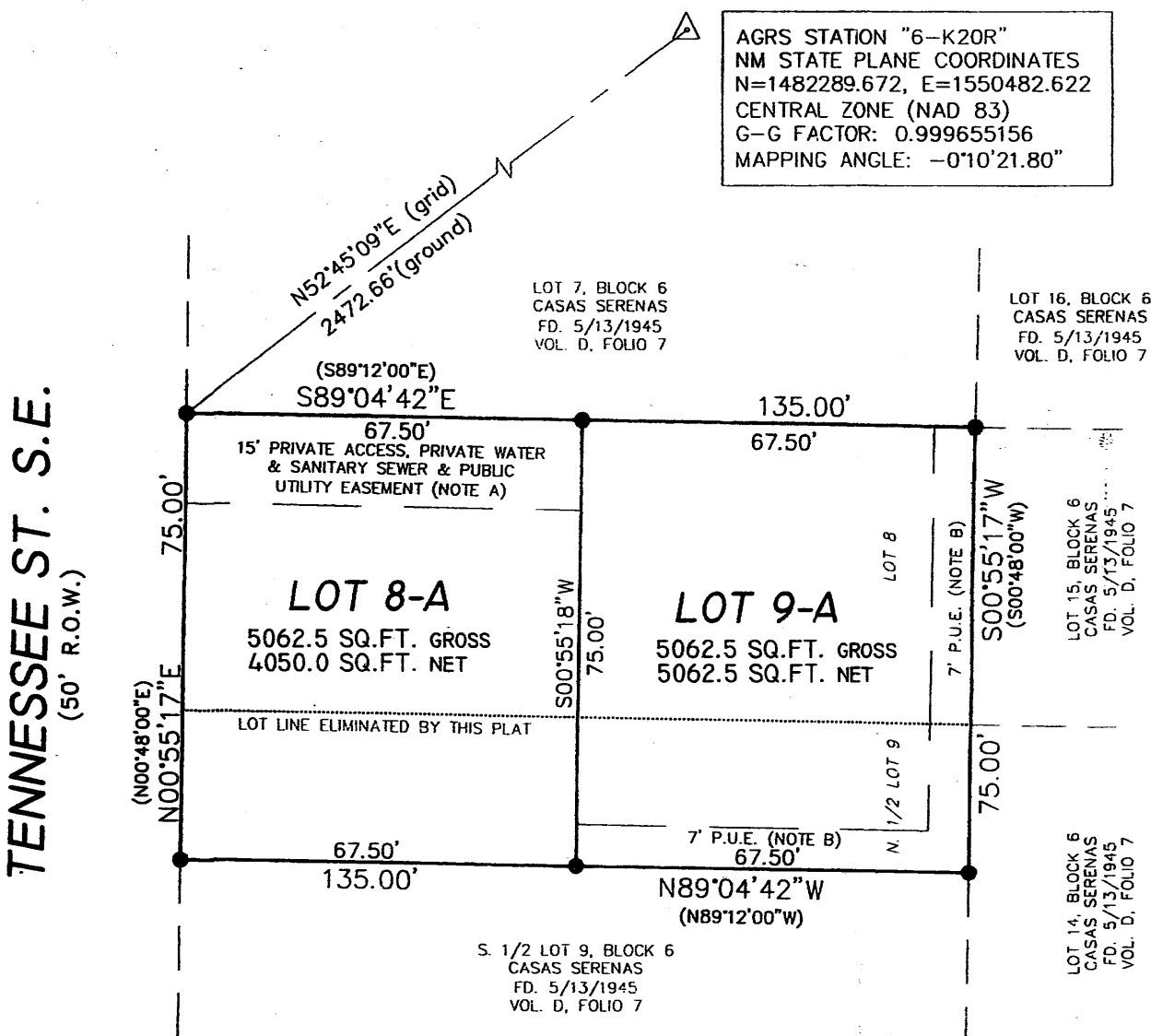
STATE OF NEW MEXICO)
COUNTY OF BERNALILLO)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON September 3, 2009.

BY: Fernando Aragon

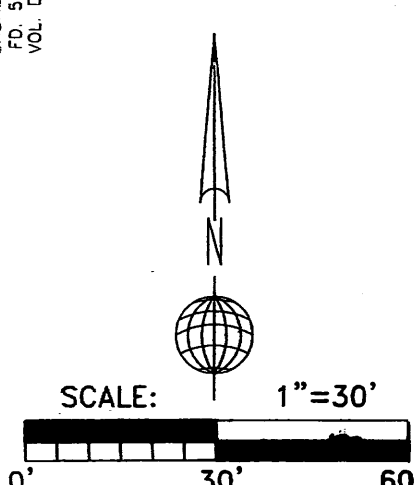
MY COMMISSION EXPIRES: 10-01-09

[Signature]
NOTARY PUBLIC



MONUMENT LEGEND

- △ - FOUND CONTROL STATION AS NOTED
- - FOUND MONUMENT AS NOTED
- - SET 1/2" REBAR W/ORANGE PLASTIC CAP STAMPED "G.GRITSKO PLS8686" UNLESS OTHERWISE NOTED



PLAT OF
LOTS 8-A & 9-A, BLOCK 6
CASAS SERENAS ADDITION
in Section 30, T10N, R4E, NMPM
City of Albuquerque
Bernalillo County, New Mexico
September 2009

PURPOSE OF PLAT

THE PURPOSE OF THIS PLAT IS TO DIVIDE ONE EXISTING TRACT (Lot 8 & N. 1/2 of Lot 9... per Warranty Deed filed 12/23/1955, Doc. # 81290) INTO TWO (2) NEW LOTS, AND TO GRANT THE EASEMENTS SHOWN HEREON.

CITY DRB APPROVALS:

PROJECT NO. 1007637 APPLICATION NO. 09DRB-70298

<i>[Signature]</i>	9-4-09
CITY SURVEYOR	DATE
<i>[Signature]</i>	10/06/09
TRAFFIC ENGINEERING	DATE
<i>[Signature]</i>	9/23/09
PARKS & RECREATION DEPARTMENT	DATE
<i>[Signature]</i>	9-23-09
UTILITIES DEVELOPMENT	DATE
<i>[Signature]</i>	9/23/09
A.M.A.F.C.A.	DATE
<i>[Signature]</i>	9/23/09
CITY ENGINEER	DATE
<i>[Signature]</i>	9/23/09
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE

SURVEYOR'S CERTIFICATION

I, Gary E. Grisko, 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.

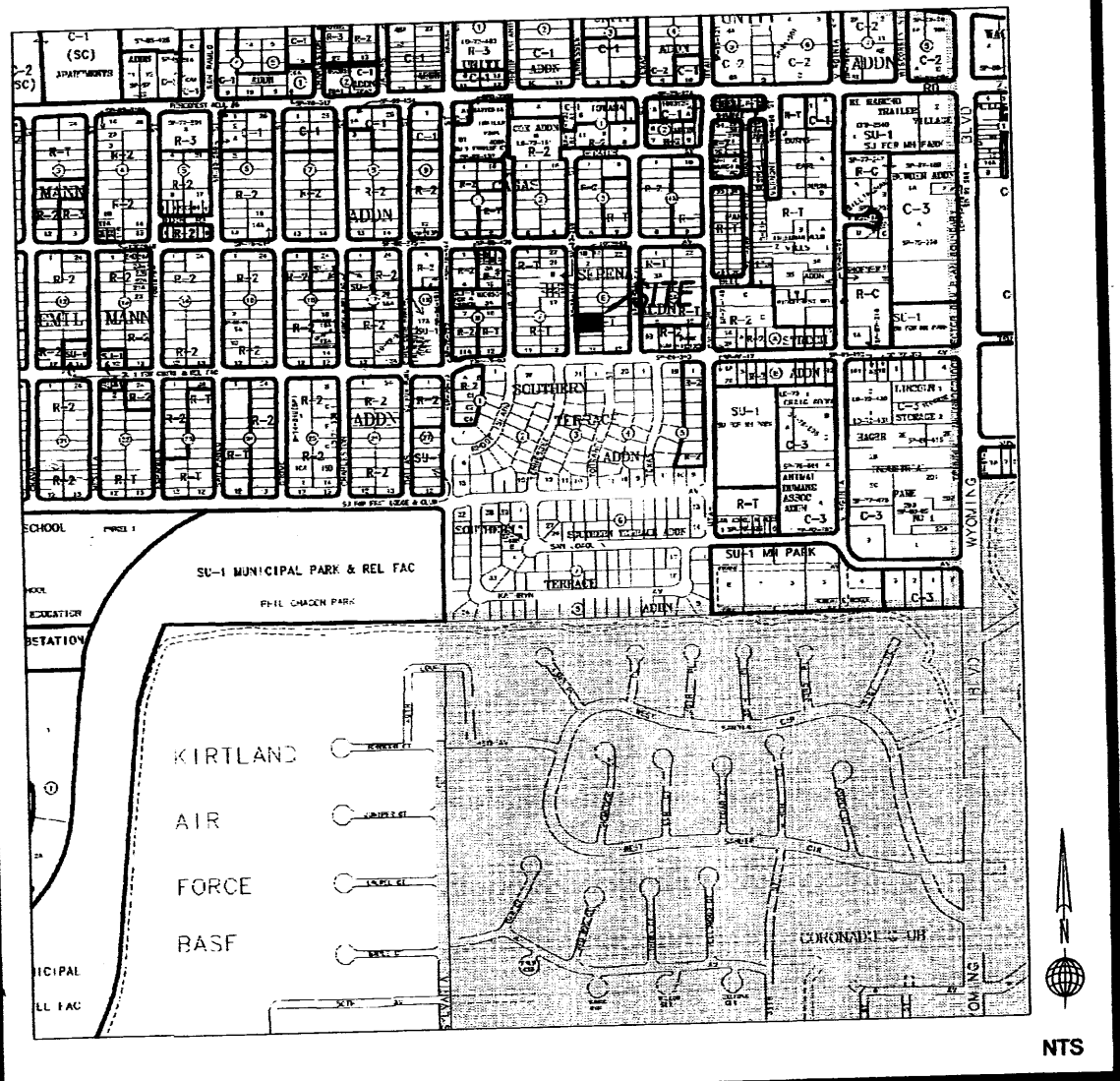
[Signature] Sept. 4, 2009
Date
Gary E. Grisko
New Mexico Professional Surveyor No. 8686

DOCH 2009118244

10/26/2009 09:37 AM Page: 1 of 1
PLAT R: 57.00 B: 2000C P: 0158 N. Toulous Olivera, Bernalillo Count



ALPHA PROFESSIONAL SURVEYING, INC.
P.O. BOX 46316, RIO RANCHO, NEW MEXICO 87174
(505) 892-1076 FAX (505) 891-0471
DRAWN BY: GEG FILE NO: 09-016



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EASEMENT NOTES:
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 B. 7' Public Utility Easement granted by this plat for the installation and maintenance of overhead and underground public utility lines and related equipment.

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON

UPC#: _____
 PROPERTY OWNER OF RECORD: _____
 BERNALILLO COUNTY TREASURER'S OFFICE: _____

Talos Log No.: 2009-1304-56

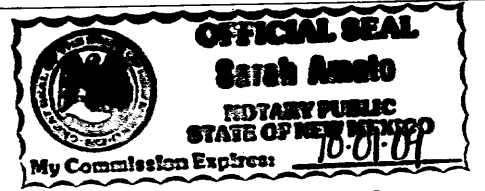
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Fernando Aragon *Fernando Aragon* 9-3-09



STATE OF NEW MEXICO)
 COUNTY OF BERNALILLO)
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON September 3, 2009.

BY: Fernando Aragon
 MY COMMISSION EXPIRES: 10-01-09 *Sarah Amato*
 NOTARY PUBLIC

PLAT OF
 LOTS 8-A & 9-A, BLOCK 6
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 Bernalillo County, New Mexico
 September 2009

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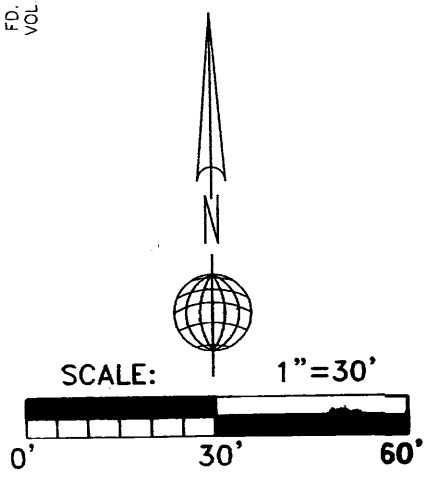
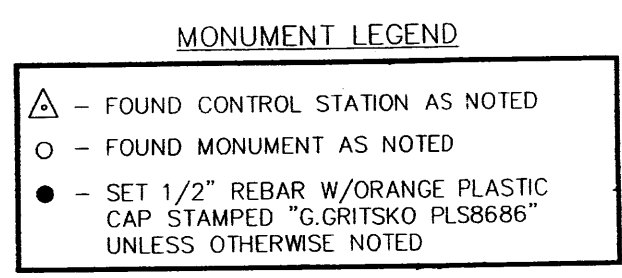
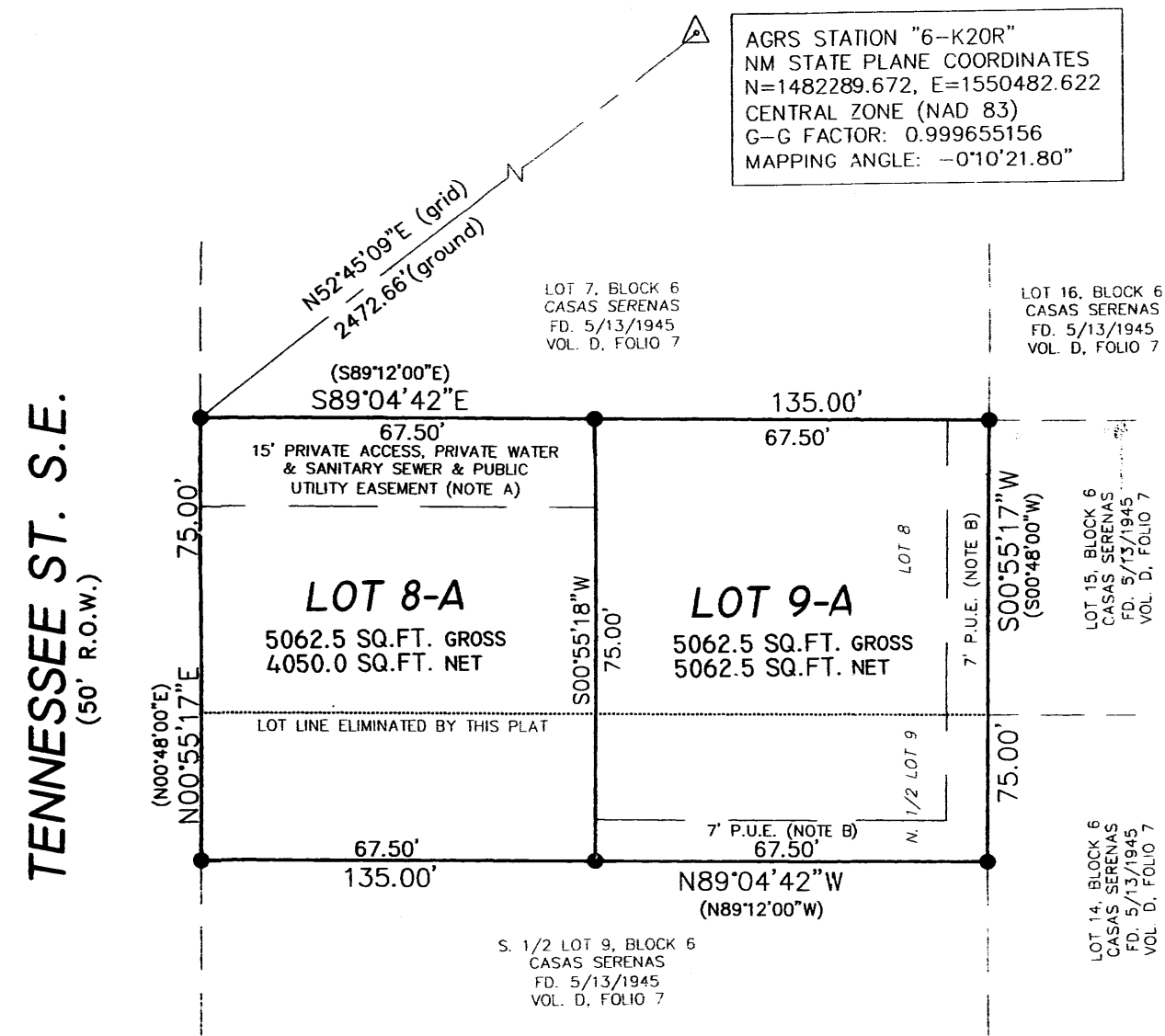
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Gary E. Gritsko
 Gary E. Gritsko
 New Mexico Professional Surveyor No. 8686
 Sept. 1, 2009
 Date



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 P.O. BOX 46316, RIO RANCHO, NEW MEXICO 87174
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 DRAWN BY: GEG FILE NO: 09-016