

VICINITY MAP No. K-13

**LEGAL DESCRIPTION**

A CERTAIN TRACT OF LAND BEING LOTS NUMBERED TWENTY-THREE (23) AND TWENTY-FOUR (24) IN BLOCK NUMBERED FIFTY-FIVE (55) OF THE SUPPLEMENTAL PLAT OF THE RAYNOLDS ADDITION TO THE CITY OF 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 NOVEMBER 24, 1924 IN VOLUME DL, FOLIO 33 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT, BEING A POINT ON THE NORTHERLY LINE OF STOVER AVENUE, WHENCE CITY OF ALBUQUERQUE CONTROL STATION "8-L13" HAVING NEW MEXICO STATE PLANE COORDINATES OF (CENTRAL ZONE, NAD 1983) X=1,518,508.493 AND Y=1,481,048.910 BEARS S 15°35'40" E, A DISTANCE OF 3669.14 FEET RUNNING THENCE N 80°55'39" W, ALONG THE NORTHERLY LINE OF STOVER AVENUE, A DISTANCE OF 50.00 FEET TO THE SOUTHWEST CORNER, BEING A POINT ON THE EASTERLY LINE OF 11TH STREET, THENCE N 09°04'21" E, ALONG THE EASTERLY LINE OF 11TH STREET, A DISTANCE OF 142.00 FEET TO THE NORTHWEST CORNER, BEING A POINT ON THE SOUTHERLY LINE OF A 16 FOOT PUBLIC ALLEY, THENCE S 80°55'39" E, ALONG THE SOUTHERLY LINE OF A 16 FOOT PUBLIC ALLEY, A DISTANCE OF 50.00 FEET TO THE NORTHEAST CORNER, THENCE S 09°04'21" W, A DISTANCE OF 142.00 FEET TO THE SOUTHEAST CORNER AND PLACE OF BEGINNING CONTAINING 0.1630 ACRES MORE OR LESS

**PLAT OF  
LOT 24-A, BLOCK 55  
RAYNOLDS ADDITION**

WITHIN  
TOWN OF ALBUQUERQUE GRANT  
PROJECTED SECTION 19, TOWNSHIP 10 NORTH, RANGE 3 EAST, N.M.P.M.  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
APRIL, 2009

PROJECT NUMBER: 1007675  
APPLICATION NUMBER: 09 DRB-70138

**UTILITY APPROVALS:**

*Fernando Villar* 4-15-2009  
PUBLIC SERVICE COMPANY OF NEW MEXICO DATE  
*Amel Salil* 4/16/2009  
NEW MEXICO GAS COMPANY DATE  
*Robert Machy* 4/15/09  
QWEST TELECOMMUNICATIONS DATE  
COMCAST DATE

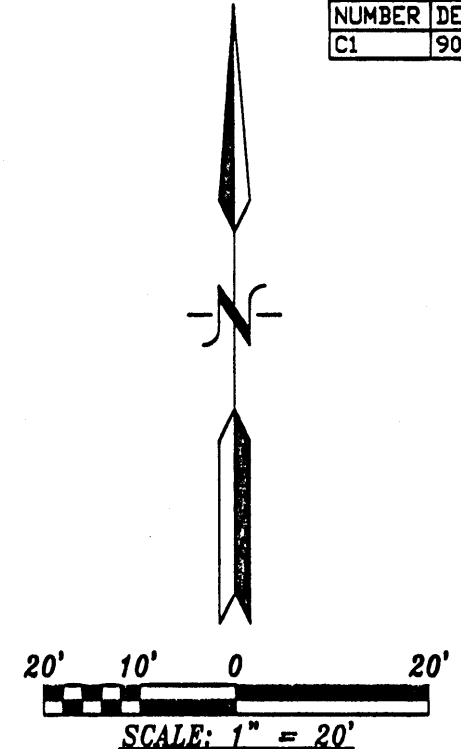
N/A  
NEW MEXICO UTILITIES DATE  
CITY APPROVALS:  
*W. B. Hat* 4-9-09  
CITY SURVEYOR DATE

N/A  
REAL PROPERTY DIVISION (CONDITIONAL) DATE  
N/A  
ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL) DATE  
*W. B. Hat* 04-22-09  
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION DATE

*Roger A. Drea* 4-22-09  
ABCWUA DATE  
*Christina Sanboral* 4/22/09  
PARKS AND RECREATION DEPARTMENT DATE  
*Bradley L. Bingham* 4/22/09  
AMAFCA DATE  
*Bradley L. Bingham* 4/22/09  
CITY ENGINEER DATE  
*Jack Chod* 4/22/09  
DRB CHAIRPERSON, PLANNING DEPARTMENT DATE

**CURVE TABLE**

NUMBER	DELTA ANGLE	CHORD DIRECTION	RADIUS	ARC LENGTH	CHORD LENGTH
C1	90°00'00"	S 35°55'39" E	20.00	31.42	28.28

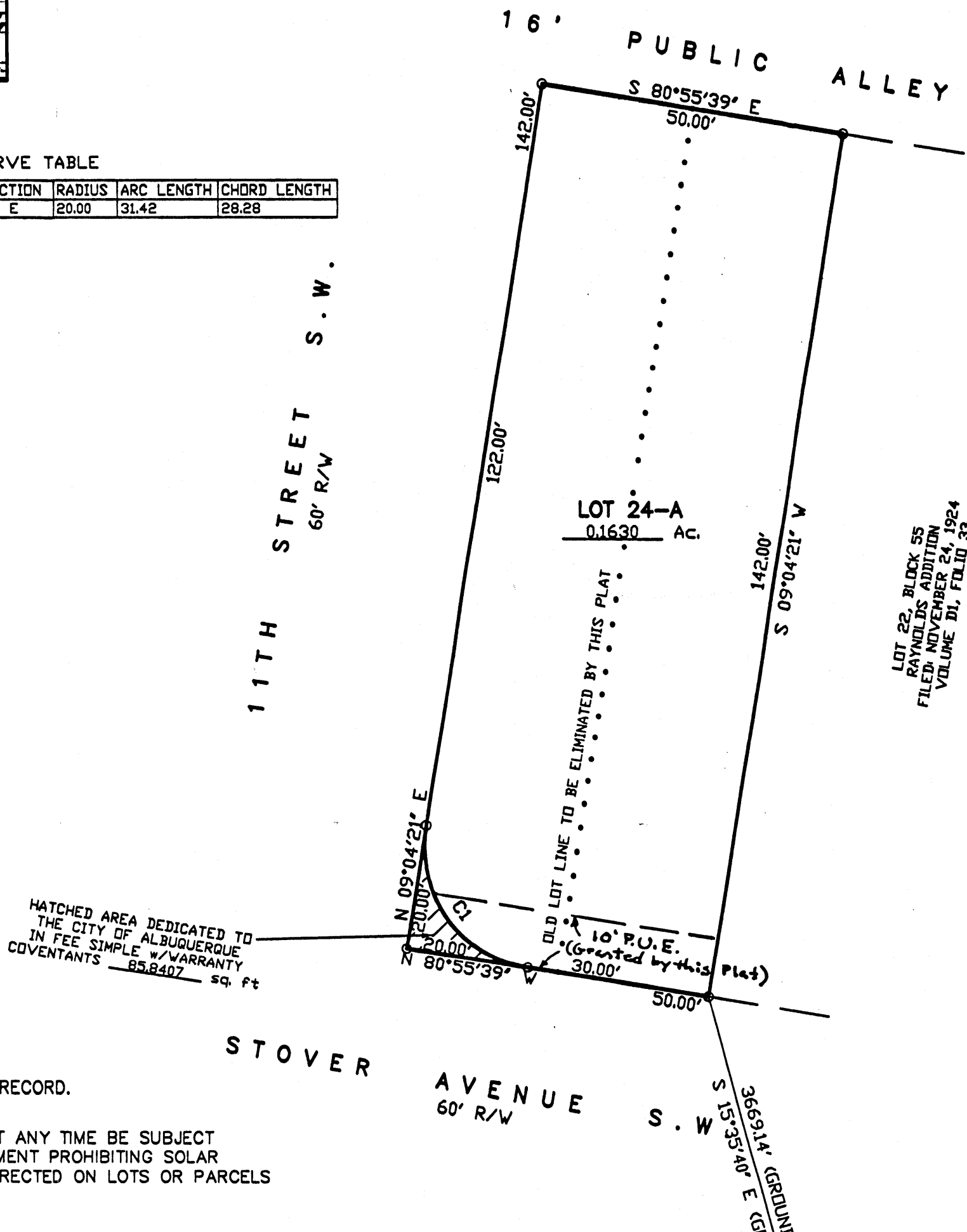


**PURPOSE OF PLAT:**

THE PURPOSE OF THIS PLAT IS TO COMBINE LOTS 23 AND 24 INTO 1 LOT, GRANT ADDITIONAL STREET RIGHT-OF-WAY 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: 0.1630 ACRES.
- TALOS LOG NO. 2009011203
- BASIS OF BEARINGS IS THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 1983.
- DISTANCES ARE GROUND, BEARINGS ARE GRID.
- BEARINGS AND DISTANCES SHOWN IN PARENTHESIS ARE RECORD.
- DATE OF FIELD WORK: APRIL 2009
- 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 ERECTED ON LOTS OR PARCELS WITHIN THE AREA OF PROPOSED PLAT



HATCHED AREA DEDICATED TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE w/WARRANTY COVENANTS 85,647 sq. ft

LOT 22, BLOCK 55 RAYNOLDS ADDITION VOLUME DL, FOLIO 33

**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. AND DO HEREBY DEDICATE ADDITIONAL RIGHT-OF-WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE w/WARRANTY COVENANTS

*Dirk Edmunds* 4-7-09  
DIRK EDMONDS DATE

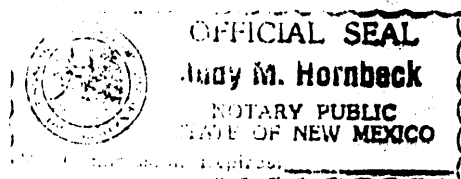
**ACKNOWLEDGMENT**

STATE OF NEW MEXICO ) S.S.  
COUNTY OF BERNALILLO )  
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC THIS 7<sup>th</sup> DAY OF APRIL 2009

BY: DIRK EDMONDS  
OWNERS NAME

MY COMMISSION EXPIRES: 10-20-2012 BY: *Judy M. Hornbeck*  
NOTARY PUBLIC

ACS STATION "8-L13"  
X=1,518,508.493  
Y=1,481,048.910  
GRD TO GRID=0.999683861  
ΔX = -00' 14' 02.76"  
CENTRAL ZONE, NAD 1983



DOCH 2009043471

04/22/2009 10:45 AM Page: 1 of 1  
PLAT R: \$7.00 B: 2095C P: 0062 M: Toulous Olivera, Bernalillo Count

**SURVEYORS CERTIFICATE:**

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

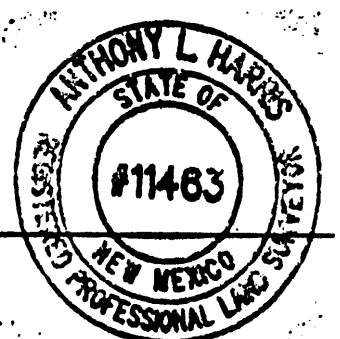
I, ANTHONY L. HARRIS, A DULY PROFESSIONAL LICENSED LAND SURVEYOR, UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THE PLAT WAS PREPARED UNDER MY DIRECT SUPERVISION, THAT I AM RESPONSIBLE FOR SAID PLAT AND MEETS THE REQUIREMENTS FOR MONUMENTATION AND SURVEY OF THE ALBUQUERQUE SUBDIVISION 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 6th DAY OF April 2009.

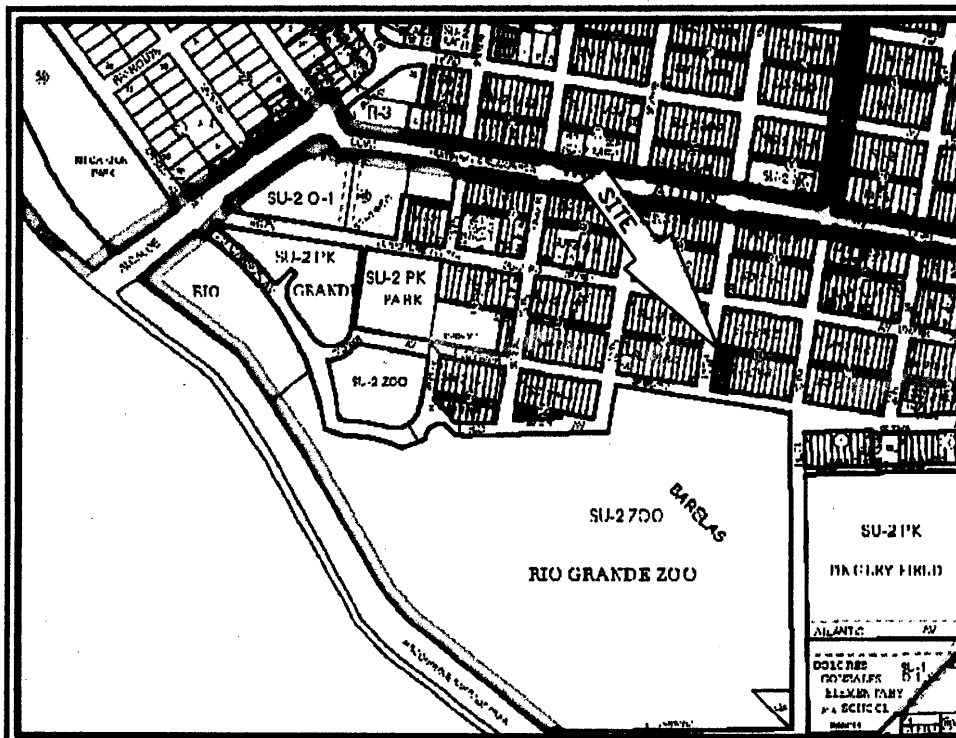
*Anthony L. Harris*  
ANTHONY L. HARRIS P.S. # 11463

HARRIS SURVEYING INC. PHONE: (505) 889-8058  
2415-D MANROSE STREET, N.E. ALBUQUERQUE, NEW MEXICO 87110 FAX: (505) 889-8045

**PUBLIC UTILITY EASEMENTS**  
PUBLIC UTILITY EASEMENTS shown on this plat are granted for the common and joint use of utilities, including but not limited to the following: Electric, Gas, Telephone, Cable, Sewer, Storm Drain, and other utilities. The City of Albuquerque, New Mexico, is authorized to install, maintain, and operate any and all utility lines, conduits, and other facilities necessary to provide such services. The City of Albuquerque, New Mexico, is authorized to install, maintain, and operate any and all utility lines, conduits, and other facilities necessary to provide such services. The City of Albuquerque, New Mexico, is authorized to install, maintain, and operate any and all utility lines, conduits, and other facilities necessary to provide such services.



THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON  
UPC# 101305742126543201  
PROPERTY OWNER OF RECORD: Brazen Percy H  
BERNALILLO CO. TREASURER'S OFFICE: Cynthia Yumiller 4/22/09



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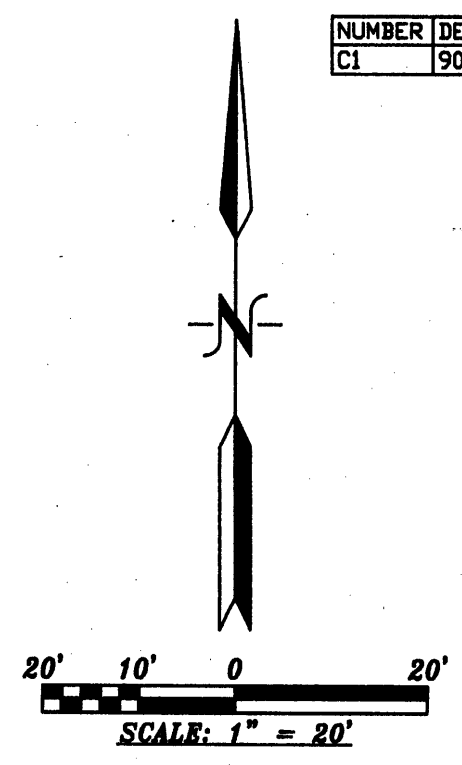
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BERNALILLO COUNTY, NEW MEXICO  
APRIL, 2009

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 APPLICATION NUMBER: \_\_\_\_\_  
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 NEW MEXICO GAS COMPANY \_\_\_\_\_ DATE \_\_\_\_\_  
 QWEST TELECOMMUNICATIONS \_\_\_\_\_ DATE \_\_\_\_\_  
 COMCAST \_\_\_\_\_ DATE \_\_\_\_\_  
 NEW MEXICO UTILITIES \_\_\_\_\_ DATE \_\_\_\_\_  
 CITY APPROVALS:  
 CITY SURVEYOR [Signature] \_\_\_\_\_ DATE 4-9-09  
 \*REAL PROPERTY DIVISION (CONDITIONAL) \_\_\_\_\_ DATE \_\_\_\_\_  
 \*\*ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL) \_\_\_\_\_ DATE \_\_\_\_\_  
 TRAFFIC ENGINEERING, TRANSPORTATION DIVISION \_\_\_\_\_ DATE \_\_\_\_\_  
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 AMAFCA \_\_\_\_\_ DATE \_\_\_\_\_  
 CITY ENGINEER \_\_\_\_\_ DATE \_\_\_\_\_  
 DRB CHAIRPERSON, PLANNING DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_

**CURVE TABLE**

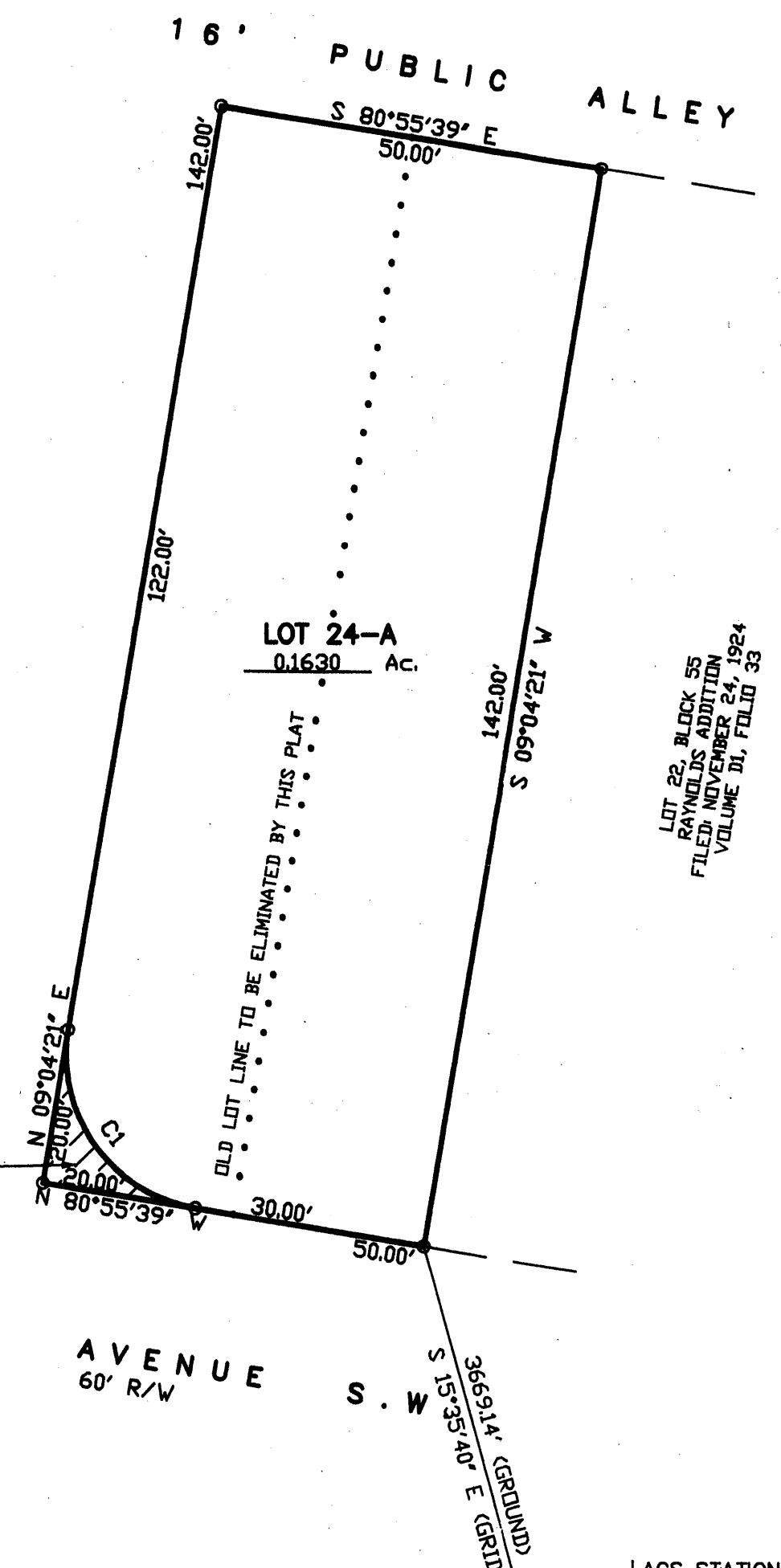
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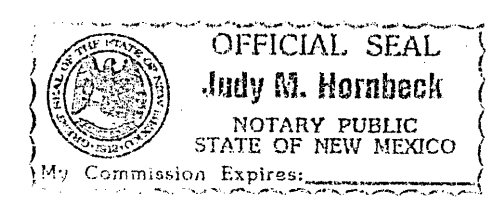


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[Signature] 4-7-09  
 DIRK EDMONDS DATE

**ACKNOWLEDGMENT**  
 STATE OF NEW MEXICO ) s.s.  
 COUNTY OF BERNALILLO )  
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC THIS 7<sup>th</sup> DAY OF APRIL, 2009  
 BY: DIRK EDMONDS  
 OWNERS NAME  
 MY COMMISSION EXPIRES: 10-30-2012 BY: Judy M. Hornbeck  
 NOTARY PUBLIC

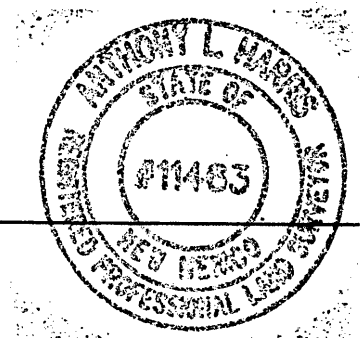


**SURVEYORS CERTIFICATE:**  
 STATE OF NEW MEXICO ) s.s.  
 COUNTY OF BERNALILLO )

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 6th DAY OF April, 2009.

[Signature]  
 ANTHONY L. HARRIS P.S. # 11463



**HARRIS SURVEYING, INC.**  
 4112-D MONROE STREET N.E.  
 ALBUQUERQUE, NEW MEXICO 87110  
 PHONE: (505) 889-8056  
 FAX: (505) 889-8045

09-0191.DWG (APRIL, 2009)

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