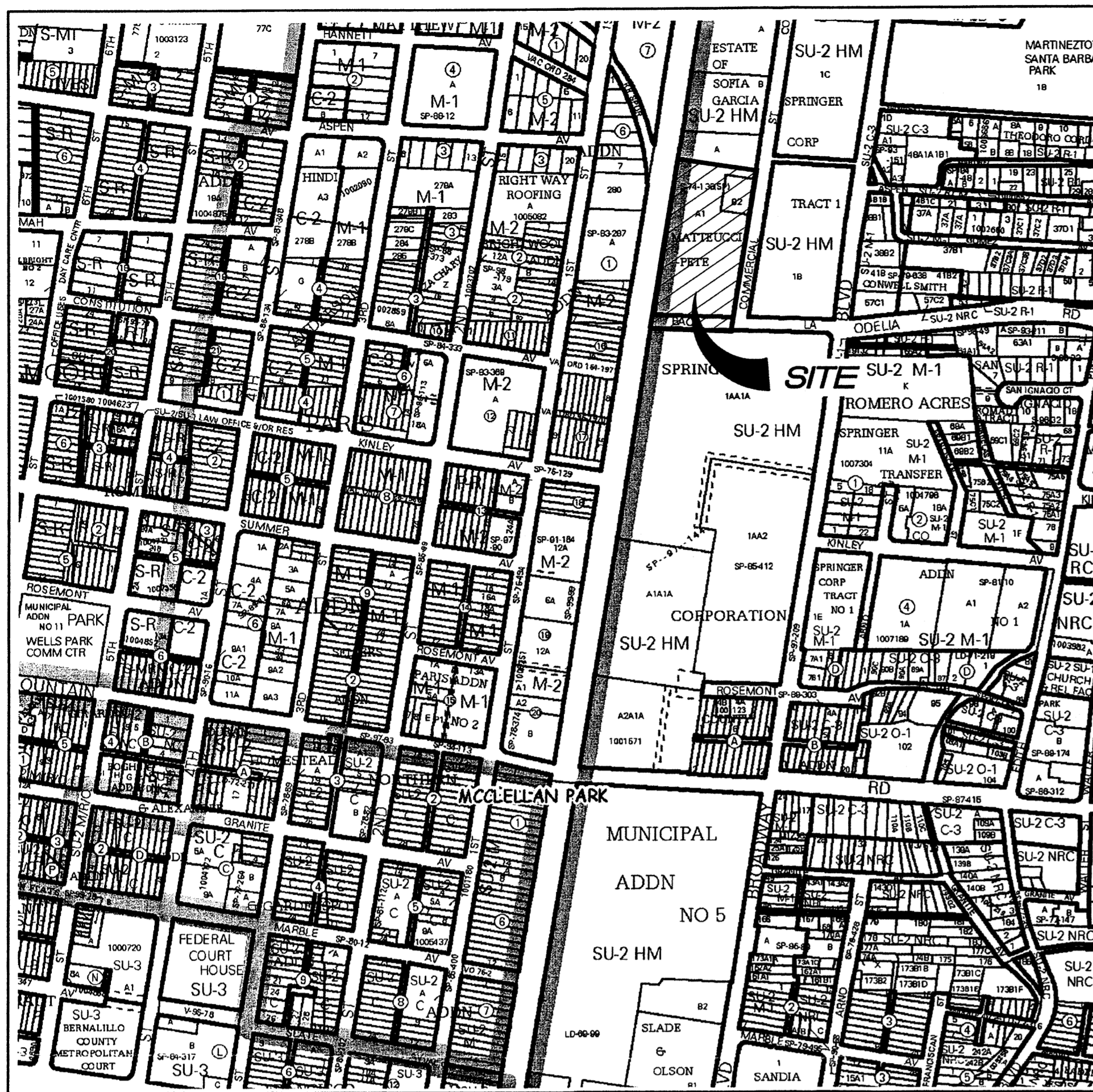


ALTA / A.C.S.M. LAND TITLE SURVEY OF
TRACTS A-1 AND B-2
LANDS OF PETE MATTEUCCI
AND THE EASTERLY PORTION OF BACA LANE N.E.
 SITUATE WITHIN
 THE TOWN OF ALBUQUERQUE GRANT
 IN
 PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST
 NEW MEXICO PRINCIPAL MERIDIAN
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 APRIL, 2009



VICINITY MAP
 Not To Scale

TITLE COMPANY LEGAL DESCRIPTION

Tracts "A-1" and "B-2", of the Plat of Division of LAND OF PETE MATTEUCCI, Albuquerque, New Mexico, as the same are shown on the Plat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico, on April 26, 1974, as Document No. 5931, recorded in Vol. 89, folio 115, records of Bernalillo County, New Mexico.

SURVEYORS LEGAL DESCRIPTION

That certain parcel of land situate within the Town of Albuquerque Grant in Projected Section 17, Township 10 North, Range 3 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico, being and comprising all of Tracts A-1 and B-2, Lands of Pete Matteucci, as the same is shown and designated on the plat entitled "PLAT OF DIVISION OF LAND OF PETE MATTEUCCI, ALBUQUERQUE, NEW MEXICO COMPRISING A PORTION OF TRACT 3-A-1-1 AND ALL OF TRACTS 3-A-2, 3-B, 39, 40, 58 AND 59 ON MIDDLE RIO GRANDE CONSERVANCY DISTRICT PROPERTY MAP NO. 37, TOGETHER WITH THE ADJACENT VACATED 20 FEET OF COMMERCIAL STREET N.E.", filed in the office of the County Clerk of Bernalillo County, New Mexico on April 26, 1974 in Volume 89, Folio 115.

TOGETHER WITH

The easterly portion of Baca Lane N.E. adjacent to the southerly boundary of said Tract A-1, Lands of Pete Matteucci.

More particularly described by survey performed by Russ P. Hugg, New Mexico Professional Surveyor Number 9750, using New Mexico State Plane Coordinate System, Central Zone (NAD 83) grid bearings and ground distances as follows:

Beginning at the northeasterly corner of the parcel herein described (a 2" angle iron found on place), said point also being the northeasterly corner of said Tract A-1, Lands of Pete Matteucci, and also being the southeasterly corner of unplatted lands described in Warranty Deed filed January 24, 1986 in Volume D261-A, Folio 563, and also being a point on the westerly right of way line of Commercial Street N.E., whence Albuquerque Control Station Monument "17-J14" bears S 51°35'56" E, 5,026.56 feet distant; Thence,

S 09°10'13" W, 603.61 feet along said westerly right of way line of Commercial Street N.E. and the easterly boundaries of said Tracts A-1 and A-2, Lands of Pete Matteucci and said easterly portion of Baca Lane N.E. to the southeasterly corner of the parcel herein described, whence a brass disk stamped "LS 7248" bears S 88°00'43" E, 353.09 feet distant; Thence,

N 88°00'43" W, 292.50 feet along the southerly boundary of said easterly portion of Baca Lane N.E. and the northerly boundary of Parcel 1-A-A-1-A, Lands of Springer Corporation, as the same is shown and designated on the plat entitled "PLAT OF PARCELS 1-A-A-1-A AND 1-A-1-A-1-A, LANDS OF SPRINGER CORPORATION, WITHIN M.R.G.C.D. MAP NO. 37, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO", filed in the office of the County Clerk of Bernalillo County, New Mexico, on July 16, 1997, in Volume 97C, Folio 220, to the southwesterly corner of the parcel herein described, said point also being a point on the easterly boundary of the A, T. and S. F. Railroad right of way; Thence,

N 09°10'13" E, 640.94 feet along said easterly boundary of the A, T. and S. F. Railroad right of way and the westerly boundaries of said easterly portion of Baca Lane N.E. and said Tract A-1, Lands of Pete Matteucci to the northwesterly corner of the parcel herein described, said point also being the northwesterly corner of said Tract A-1, Lands of Pete Matteucci, and also being the southwesterly corner of said unplatted lands; Thence,

S 80°40'47" E, 290.21 feet along the northerly boundary of said Tract A-1 and the southerly boundary of said unplatted lands to the point of beginning.

Said Parcel contains 4.1457 acres, more or less.

FLOOD ZONE DETERMINATION

The subject property appears to lie within "ZONE X" (Areas determined to be outside the 0.2% annual chance floodplain) as shown on National Flood Insurance Program Flood Insurance Rate Map Number 35001C0332G, Map Revised September 26, 2008

GENERAL NOTES

- Bearings are grid based upon the New Mexico State Plane Coordinate System, Central Zone (NAD 83).
- Distances are ground.
- Record Plat or Deed bearings and distances, where they differ from those established by this field survey, are shown in parenthesis ().
- All corners found in place and held were tagged with a brass disk stamped L.S. 9750.
- Vertical datum for the project is based upon the Albuquerque Survey Control Monument "17-J14" having a published elevation of 4957.484 feet (NAVD 88).
- Contour interval is one foot.
- Field surveys were performed during the month of April, 2009.
- This property is subject to all exceptions pertaining to this property as listed in SCHEDULE B - SECTION II, EXCEPTIONS of the Title Report prepared for this property by Commonwealth Land Title Insurance Company of New Mexico, Commitment for Title Insurance File No. 6218003836, Effective Dated: March 4, 2009.
- The above described Title Commitment was used in defining easements as shown hereon. Circled numbers by the easement description correspond to the Title Commitment's Schedule B II item number. Where possible, said easements have been plotted.
- Existing underground utility line locations are shown in an approximate manner only. The indication on the survey of the location of any such underground utility lines is based solely on observed evidence and visual surface indications at the surveyed property. All utilities should be field verified and spotted by the contractor(s) prior to commencement of any construction.
- The subject property is currently zoned SU-2 per the Albuquerque Geographic Information System (AGIS).
- City Zone Atlas Page J-14.
- Documents used in the preparation of this survey are as follows:
 - Plat entitled "PLAT OF DIVISION OF LAND OF PETE MATTEUCCI, ALBUQUERQUE, NEW MEXICO, COMPRISING A PORTION OF TRACT 3-A-1 AND ALL OF TRACTS 3-A-2, 3-B, 39, 40, 58 AND 59 ON MIDDLE RIO GRANDE CONSERVANCY DISTRICT PROPERTY MAP NO. 37, TOGETHER WITH THE ADJACENT VACATED 20 FEET OF COMMERCIAL STREET N.E.", filed in the office of the County Clerk of Bernalillo County, New Mexico on April 26, 1974 in Volume 89, Folio 115.
 - Warranty Deed filed January 24, 1986 in Volume D261-A, Folio 563.
 - Plat entitled "PLAT OF PARCELS 1-A-A-1-A AND 1-A-1-A-1-A, LANDS OF SPRINGER CORPORATION, WITHIN M.R.G.C.D. MAP NO. 37, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO", filed in the office of the County Clerk of Bernalillo County, New Mexico, on July 16, 1997 in Volume 97C, Folio 220.
 - Plat entitled "PLAT OF TRACT NO. 1, SPRINGER CORPORATION, IN THE CITY OF ALBUQUERQUE, NEW MEXICO, FOR ASSESSMENT PURPOSES", filed in the office of the County Clerk of Bernalillo County, New Mexico, on November 28, 1966 in Volume D3, Folio 152.
- Parking areas are indicated by concrete "parking bumpers". Striped parking lines are faded.

EXCEPTIONS

As listed in SCHEDULE B - SECTION II, EXCEPTIONS of the Title Commitment prepared for this property by Commonwealth Land Title Insurance Company, Commitment for Title Insurance File No. 6218003836, Effective Date: March 4, 2009

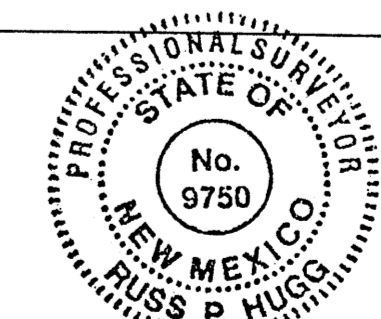
- Easement granted to Public Service Company of New Mexico, a New Mexico corporation and Mountain States Telephone and Telegraph Company, a Colorado corporation, filed December 12, 1975, recorded in Book Misc. 656, Page 883, as Document No. 78-91106, records of Bernalillo County, New Mexico. (Affects Property - Plotted Hereon)
- Any and all rights, liens, claims or equities in favor of the Middle Rio Grande Conservancy District, which affects the insured premises. (None Found, None Provided)
- Rights of tenant or occupants under leases, subleases or rental agreements. (None Found, None Provided)

SURVEYORS CERTIFICATION

To:
 SOUTHERN WINE & SPIRITS OF NEW MEXICO, INC.,
 COMMONWEALTH LAND TITLE INSURANCE COMPANY and
 COMMONWEALTH LAWYERS TITLE COMPANY OF NEW MEXICO

This is to certify that this map or plat and the survey on which it is based were made in accordance with "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys," jointly established and adopted by ALTA and NSPS in 2005, and includes Items 1, 2, 3, 4, 5, 7(5), 8, 9, 10, 11(a), 11(b) and 14 of Table A specifically defined therein. Pursuant to the Accuracy Standards as adopted by ALTA and NSPS and in effect on the date of this certification, the undersigned further certifies that in my professional opinion, as a Professional Land Surveyor registered in the State of New Mexico, the Relative Positional Accuracy of this survey does not exceed that which is specified therein. The undersigned also certifies that this survey is in accordance with the current Minimum Standards for Land Surveying adopted by the New Mexico Board of Registration for Professional Engineers and Land Surveyors.

Russ P. Hugg
 N.M.P.S. No. 9750
 April 22, 2009



ALTA. / A.C.S.M. LAND TITLE SURVEY OF
TRACTS A-1 AND B-2
LANDS OF PETE MATTEUCCI
AND THE EASTERLY PORTION OF BACA LANE N.E.
 SITUATE WITHIN
 THE TOWN OF ALBUQUERQUE GRANT
 IN
 PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST
 NEW MEXICO PRINCIPAL MERIDIAN
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 APRIL, 2009

Project Benchmark
 5/8" Rebar and cap stamped
 "Sur-Tek, Inc. - Control"
 Elevation = 4854.32 (NAVD 88)

Albuquerque Control Survey Monument "77-714"
 New Mexico State Plane Coordinates (Central)
 Zone 10N
 S = 1,488,882.762
 T = 1,253,163.117
 Elevation = 4857.484 (NAVD88)
 Delta Alpha = +00°13'59.00"
 Combined Ground to Grid factor = 0.999683611

SANITARY SEWER MH
 Rm = 4953.52
 Inv. = 4958.22(N)
 Inv. = 4958.15(S)

STORM DRAIN MH
 Rm = 4953.49
 Inv. = 4955.91(N)
 Inv. = 4955.91(S)
 Inv. = 4958.96(W)

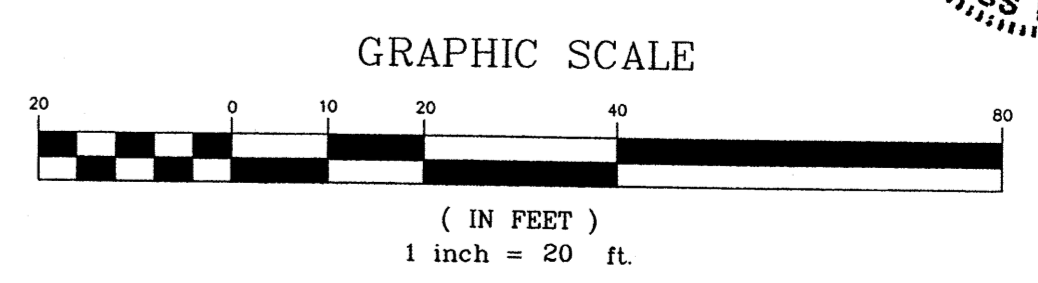
STORM DRAIN MH
 Rm = 4953.02
 Inv. = 4952.00(N)
 Inv. = 4956.08(S)
 Inv. = 4954.95(W)
 Inv. = 4958.30(W)

Project Benchmark
 5/8" Rebar and cap stamped
 "Sur-Tek, Inc. - Control"
 Elevation = 4854.84 (NAVD 88)

TRACT 1-B
 SPRINGER TRANSFER COMPANY
 Filed October 24, 1982 in Volume 85, Page 80

LEGEND

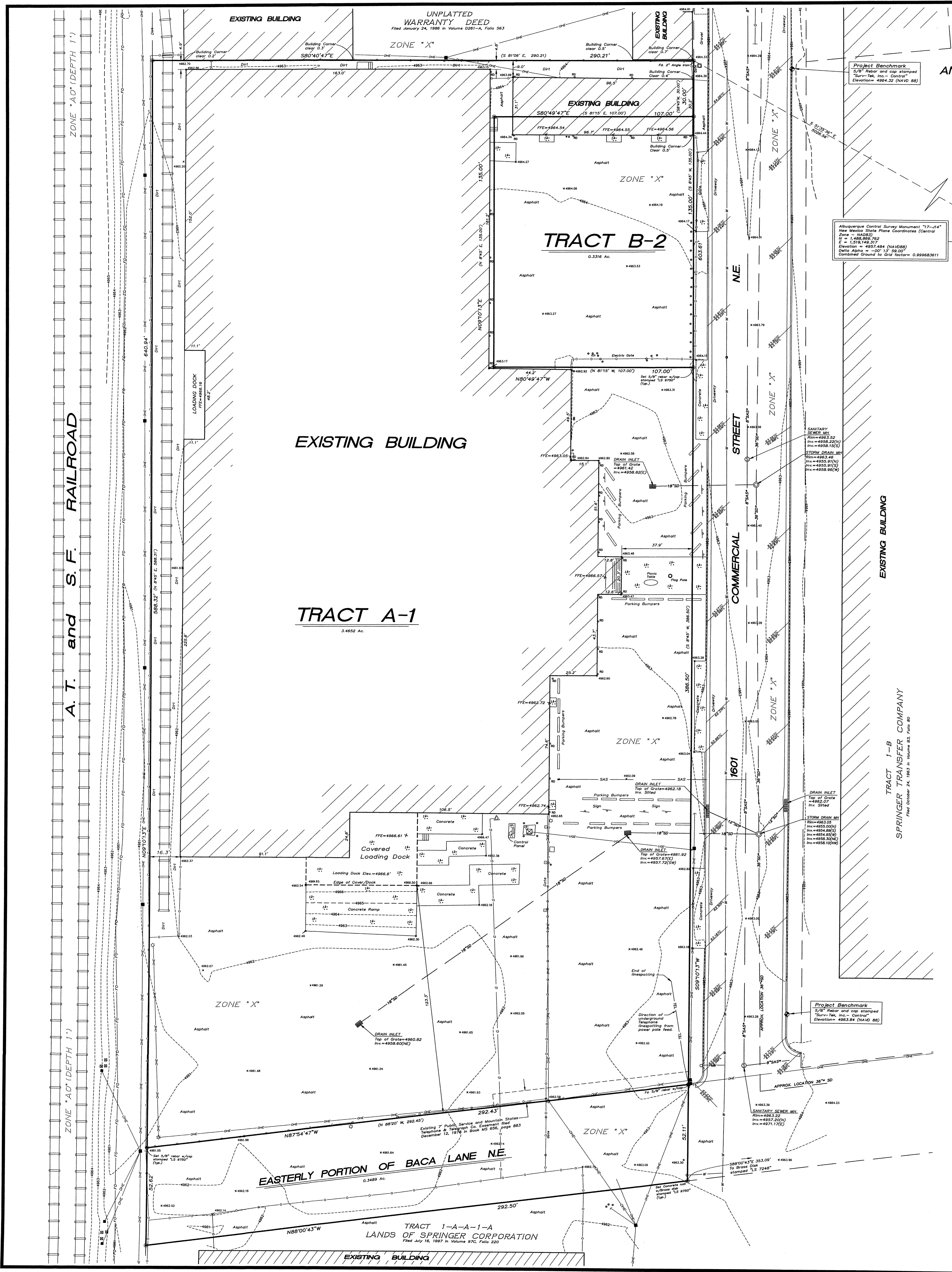
- ⊙ Storm Drain Manhole
- ⊙ Sanitary Sewer Manhole
- SAS— Sanitary Sewer Line
- SD— Storm Drain Line
- ⊠ Storm Drain Inlet
- Power Pole
- O— Overhead Wires
- F— Fence
- ⊙ Light Pole
- ⊙ Bonard
- ⊠ Concrete Symbol
- ⊠ Roof Drain
- ⊠ Gas Meter
- ⊠ Gas Line
- ⊠ Gas Line
- ⊠ Water Meter
- ⊠ Rail Road Tracks
- ⊠ Utility Pedestal
- ⊠ Sign
- TEL— Telephone Line
- G— Guy Wire
- FO— Fiber Optic Line



SHEET 2 OF 2

SURV-TEK, INC.
 Consulting Surveyors

090169 ALTA.dwg 4/22/2009 11:15:06 AM, Oct TDS400 [3636].pc3 Phone: 505-897-3366 9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114 Fax: 505-897-3377



LEGAL DESCRIPTION

That certain parcel of land situate within the Town of Albuquerque Grant in Projected Section 17, Township 10 North, Range 3 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico, being and comprising all of Tract A-1, Lands of Pete Matteucci, as the same is shown and designated on the plat entitled "PLAT OF DIVISION OF LAND OF PETE MATTEUCCI, ALBUQUERQUE, NEW MEXICO COMPRISING A PORTION OF TRACT 3-A-1 AND ALL OF TRACTS 3-A-2, 3-B, 39, 40, 58 AND 59 ON MIDDLE RIO GRANDE CONSERVANCY DISTRICT PROPERTY MAP NO. 37, TOGETHER WITH THE ADJACENT VACATED 20 FEET OF COMMERCIAL STREET N.E., filed in the office of the County Clerk of Bernalillo County, New Mexico on April 26, 1974 in Volume B9, Folio 115 and All of Parcel 1-A-A-1-A, Lands of Springer Corporation as the same is shown and designated on the plat entitled "PLAT OF PARCELS 1-A-A-1-A AND A-1-A-1-A, LANDS OF SPRINGER CORPORATION WITHIN M.R.G.C.D. MAP NO. 37, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO", filed in the office of the County Clerk of Bernalillo County, New Mexico on July 16, 1997 in Volume 97C, Folio 220.

TOGETHER WITH:

A portion of Baca Lane N.E. adjacent to the southerly boundary of said Tract A-1, Lands of Pete Matteucci, which was VACATED by 09DRB-xxx, more particularly described by survey performed by Russ P. Hugg, New Mexico Professional Surveyor Number 9750, using New Mexico State Plane Coordinate System, Central Zone (NAD 83) grid bearings and ground distances as follows:

Beginning at the northeasterly corner of the parcel herein described, (a 2" angle iron found in place) the northeasterly corner of said Tract A-1, Lands of Pete Matteucci and the southeasterly corner of unplatted lands described in Warranty Deed filed January 24, 1986 in Volume D261-A, Folio 563, said point also being a point on the westerly right of way line of Commercial Street N.E., whence Albuquerque Control Station Monument "9-J15" bears S 51°35'36" E, 5,026.56 feet distant; Thence,

- S 09°10'13" W, 30.00 feet along said westerly right of way line of Commercial Street N.E. to the northeast corner of Tract B-2 of said Lands of Pete Matteucci (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- N 80°49'47" W, 107.00 feet to the northwest corner of Tract B-2 of said Lands of Pete Matteucci (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- S 09°10'13" W, 135.00 feet to the southwest corner of Tract B-2 of said Lands of Pete Matteucci (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- S 80°49'47" E, 107.00 feet to the southeast corner of Tract B-2 of said Lands of Pete Matteucci (a 5/8" rebar and cap stamped "L.S. 9750" set) said point being a point on said westerly right of way line of Commercial Street N.E.; Thence,
- S 09°10'13" W, 386.50 feet along said westerly right of way line of Commercial Street N.E. to the southeast corner of said Tract A-1 and a point of intersection with the Northerly right of way line of Baca Lane N.E. (a 5/8" rebar found in place); Thence,
- S 09°10'13" W, 52.11 feet to a point on the southerly right of way line of Baca Lane N.E. and a point on the northerly boundary of Parcel 1-A-A-1-A, Lands of Springer Corporation, as the same is shown and designated on the plat entitled "PLAT OF PARCELS 1-A-A-1-A AND A-1-A-1-A, LANDS OF SPRINGER CORPORATION, WITHIN M.R.G.C.D. MAP NO. 37, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO", filed in the office of the County Clerk of Bernalillo County, New Mexico, on July 16, 1997, in Volume 97C, Folio 220 (a concrete nail and brass disc stamped "L.S. 9750" set); Thence,
- S 88°00'43" E, 353.09 feet along said southerly right of way line of Baca Lane N.E. to a point of curvature (a PK nail and brass disc stamped "L.S. 7248" found in place); Thence,
- Southeasterly, 41.26 feet on the arc of a curve to the right (said curve having a radius of 25.00 feet, a central angle of 94°33'05" and a chord which bears S 40°44'02" E, 36.73 feet) to a point of tangency on the westerly right of way line of Broadway Boulevard N.E. (a PK nail and brass disc stamped "L.S. 7248" found in place); Thence Southwesterly along said westerly right of way line of Broadway Boulevard N.E. for the following two (2) courses:
- S 06°34'17" W, 271.25 feet to a point(a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- S 09° 23'37" W, 232.49 feet to the southeast corner of said Parcel 1-A-A-1-A (a 5/8" rebar and cap stamped "L.S. 9750" set) said point also being the northeast corner of Parcel 1-A-A-2 of the aforesaid Lands of Springer Corporation; Thence northwesterly, southwesterly and southeasterly along a line common to said Parcels 1-A-A-1-A and 1-A-A-2 for the following four (4) courses:
- N 80°36'23" W, 384.20 feet to a point (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- S 09°23'49" W, 255.86 feet to a point (a PK nail and brass disc stamped "L.S. 7248" found in place); Thence,

- S 80°55'38" E, 58.61 feet to a point (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- S 09°05'37" W, 83.44 feet to the southeast corner of said Parcel 1-A-A-1-A (a PK nail and brass disc stamped "L.S. 7248" found in place) said point also being the Northeast corner of Parcel A-1-A-1-A of the aforesaid Lands of Springer Corporation; Thence,
- N 80°52'05" W, 352.80 feet along a line common to said Parcels 1-A-A-1-A and A-1-A-1-A to the Southwest corner of said Parcel 1-A-A-1-A and the Northwest corner of said Parcel A-1-A-1-A (a 5/8" rebar and cap stamped "L.S. 9750" set) said point also being a point on the easterly right of way line of the A. T. and S. F. Railroad; Thence northeasterly along said easterly right of way line of the A. T. and S. F. Railroad for the following two (2) courses:
- N 09°07'04" E, 784.35 to the northwest corner of said Parcel 1-A-A-1-A and the Southwest corner of said Tract A-1, Lands of Pete Matteucci (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- N 09°10'13" E, 640.94 feet to the northwest corner of said Tract A-1, Lands of Pete Matteucci (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- S 80°40'47" E, 290.21 feet along the northerly boundary of said Tract A-1, Lands of Pete Matteucci to the point of beginning of the parcel herein described.

Said Parcel contains 13.7988 acres, more or less.

FREE CONSENT AND DEDICATION

SURVEYED and REPLATTED and now comprising PLAT OF TRACTS 1 AND 2, LANDS OF MATTEUCCI TRUST AND SPRINGER CORPORATION (BEING A REPLAT OF TRACT A-1, LANDS OF PETE MATTEUCCI; PARCEL 1-A-A-1-A, LANDS OF SPRINGER CORPORATION AND A VACATED PORTION OF BACA LANE, N.E.) SITUATE WITHIN SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN, BERNALILLO COUNTY, NEW MEXICO, with the free consent of and in accordance with the wishes and desires of the undersigned owner(s) and/or proprietor(s) thereof. Said owner(s) and/or proprietor(s) do hereby consent to the subdivision as shown hereon and do hereby grant the public easements as shown hereon. Said owner(s) and proprietor(s) do hereby warrant that they hold among them, complete and indefeasible title in fee simple to the land subdivided. Said owner(s) and proprietor(s) do hereby consent to all of the foregoing and do hereby represent that they are so authorized to act.

OWNER(S)

TRACT A-1, LANDS OF PETE MATTEUCCI

The Estate of Ralph L. Matteucci, Deceased; Richard L. Matteucci; Alexander P. Matteucci. Individually and with Nancy P. Matteucci, Co-Trustees of the Alexander P. Matteucci and Nancy P. Matteucci Trust dated 12-2-88; Margaret Mary matteucci; and Alice A. J. Matteucci, Trustee UAD 1-18-01.

By: SOUTHERN WINE & SPIRITS OF NEW MEXICO, INC., a New Mexico corporation as Attorney-in-fact under Power of Attorney recorded November 3, 2009 as Document Number 2009121838

By: Laurence Chaplin, Administrative Vice President

PARCEL 1-A-A-1-A, LANDS OF SPRINGER CORPORATION

Springer Industrial Center, Ltd., a New Mexico limited partnership
By: ROGER COX EQUITY CORPORATION, General Partner

By: Roger S. Cox, President

ACKNOWLEDGMENT

STATE OF Florida
COUNTY OF Dade SS

This instrument was acknowledged before me on this 7 day of December, 2009, by Laurence Chaplin.

Julia R. Urbasa My commission expires NOV 30, 2012
Notary Public



PLAT OF TRACTS 1 AND 2 LANDS OF MATTEUCCI TRUST AND SPRINGER CORPORATION

(BEING A REPLAT OF TRACT A-1, LANDS OF PETE MATTUECCI; PARCEL 1-A-A-1-A, LANDS OF SPRINGER CORPORATION AND A VACATED PORTION OF BACA LANE N.E.)

SITUATE WITHIN THE TOWN OF ALBUQUERQUE GRANT IN PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST NEW MEXICO PRINCIPAL MERIDDIAN CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO

NOVEMBER, 2009

SOLAR NOTE

SECTION 14-14-4-7 PROHIBITION ON PRIVATE RESTRICTIONS ON THE INSTALLATION OF SOLAR COLLECTORS

"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 the lots or parcels within the area of proposed plat. The foregoing requirement shall be a condition to approval of this plat."

EASEMENT NOTES

Tract 1-A-A-1-A, Lands of Springer Corporation is subject to the following easements and agreements pertaining to this property as listed in SCHEDULE B - SECTION II, EXCEPTIONS of the Title Report prepared for this property by Commonwealth Land Title Insurance Company of New Mexico, Commitment for Title Insurance File No. 6218004300, Effective Dated: October 21, 2009:

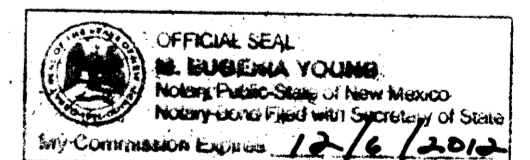
- 1 Temporary Grant of Easement reserved across the Southerly portion of Tract 1-A-A-1-A, to an undetermined extent in width; and a railroad spur easement traversing said tract to an undetermined extent in width as shown on plat filed on July 16, 1997, in Volume 97C, Folio 220.
- 2 Agreement Regarding Floating Easement filed July 3, 1991 in Book BCR 91-11, Page 5685, as Document Number 91053342, records of Bernalillo County, New Mexico. Said Easement is noted on plat filed on July 16, 1997, in Volume 97C, Folio 220.
- 3 Perpetual Easement for Ingress & Egress for using the Railroad Unloading Dock filed October 30, 1974 in Book Misc. 393, Page 168, records of Bernalillo County, New Mexico. Said Easement is noted on plat filed on July 16, 1997, in Volume 97C, Folio 220.

ACKNOWLEDGMENT

STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

This instrument was acknowledged before me on this 8th day of DECEMBER, 2009, by Roger S. Cox.

M Eugenia Young My commission expires 12/6/2012
Notary Public



SURVOTEK, INC.

Consulting Surveyors Phone: 505-897-3366
9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114 Fax: 505-897-3377

**PLAT OF
TRACTS 1 AND 2
LANDS OF
MATTEUCCI TRUST AND SPRINGER CORPORATION**

(BEING A REPLAT OF TRACT A-1, LANDS OF PETE MATTUECCI; PARCEL 1-A-A-1-A,
LANDS OF SPRINGER CORPORATION AND A VACATED PORTION OF BACA LANE N.E.)

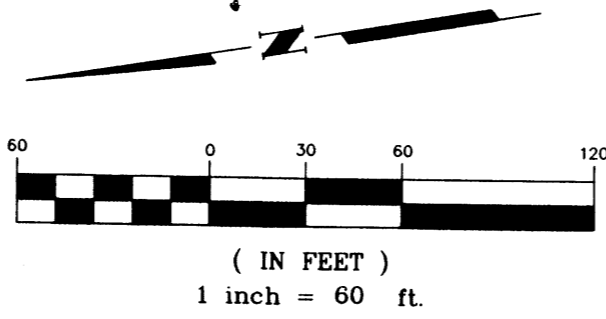
SITUATE WITHIN
THE TOWN OF ALBUQUERQUE GRANT
IN

**PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST
NEW MEXICO PRINCIPAL MERIDDIAN
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO**

NOVEMBER, 2009

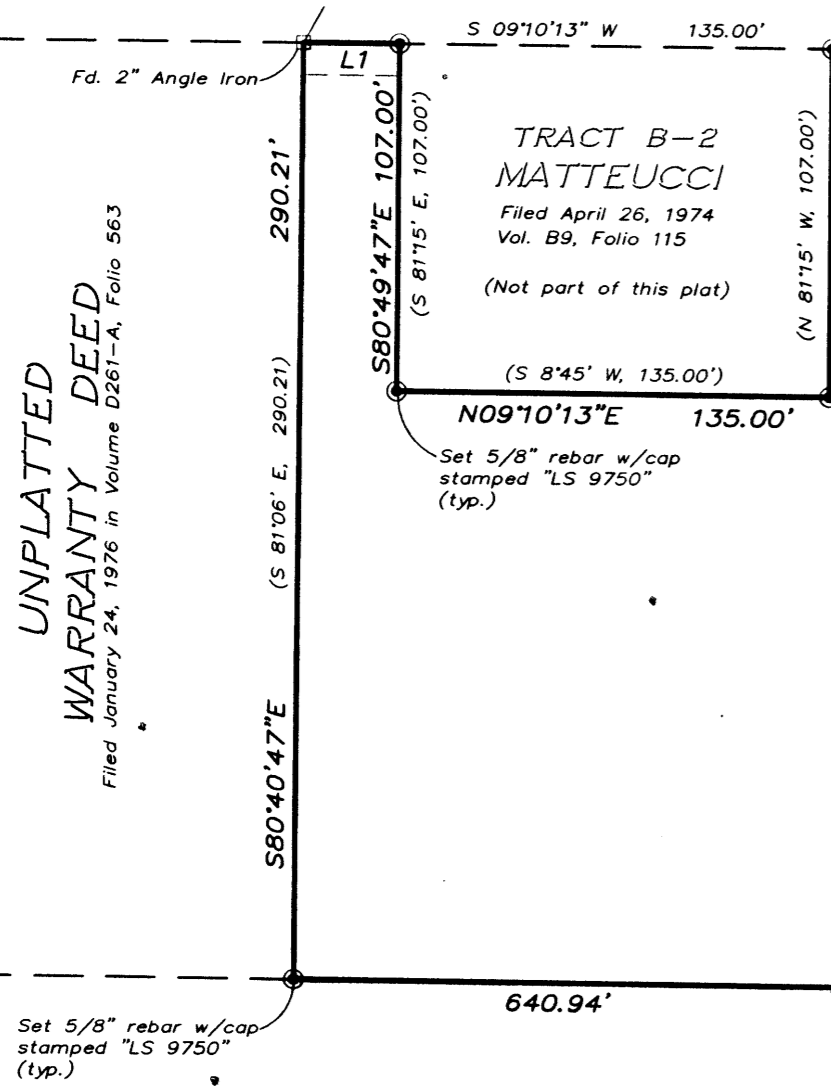
TRACT 1-C
SPRINGER TRANSFER COMPANY
Filed October 24, 1963 in Volume B3, Folio 80

Albuquerque Control Survey Monument "9-J15"
New Mexico State Plane Coordinates (Central
Zone - NAD83)
N = 1,489,021.809
E = 1,526,869.928
Elevation = 5093.057 (NAVD88)
Delta Alpha = -00° 13' 05.60"
Combined Ground to Grid factor = 0.999675053



TRACT 1-B
SPRINGER TRANSFER COMPANY
Filed October 24, 1963 in Volume B3, Folio 80

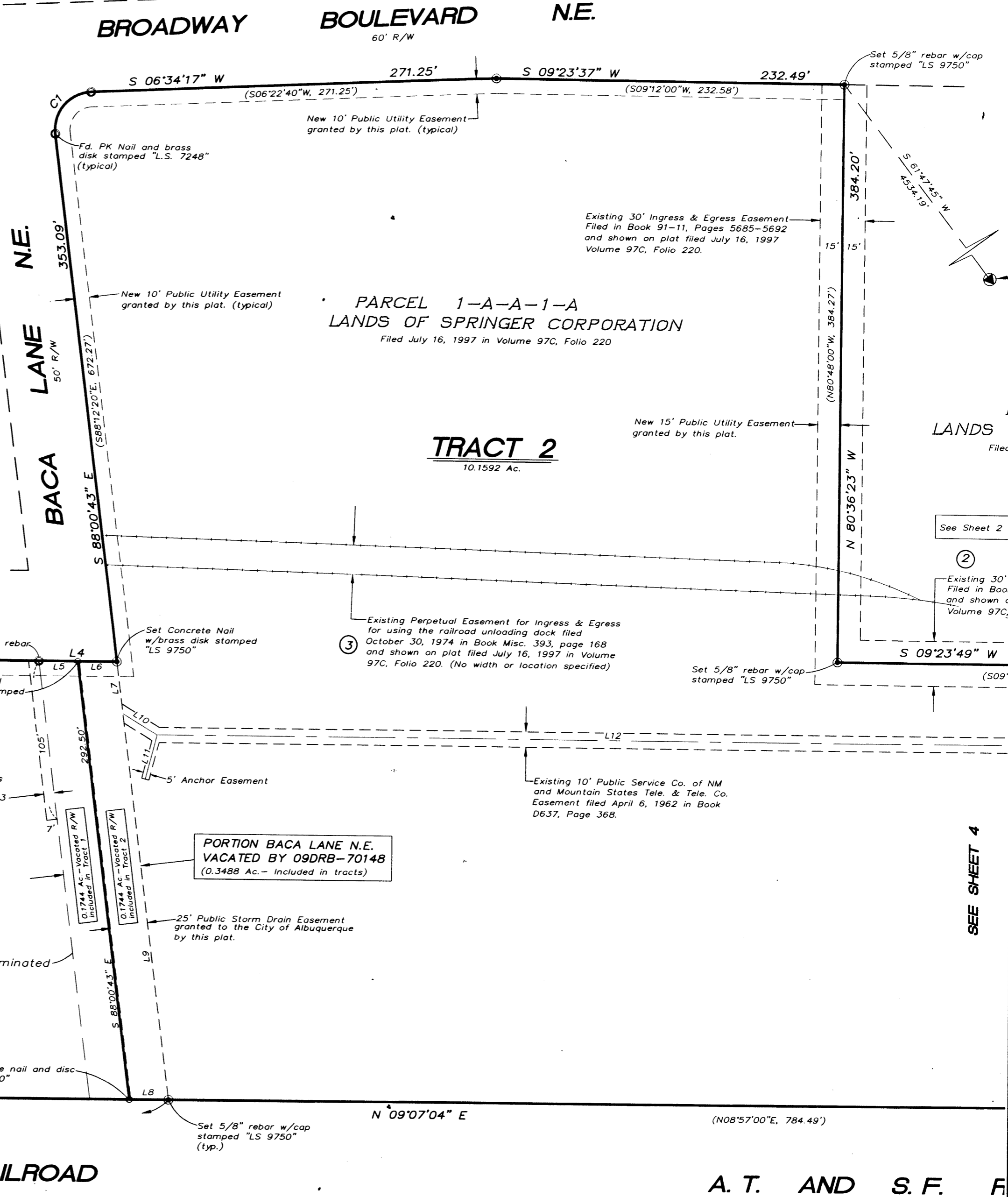
COMMERCIAL STREET N.E.
60' R/W



TRACT A-1
LANDS OF MATTEUCCI
Filed April 26, 1974 in Vol. B9, Folio 115

TRACT 1
3.6396 Ac.

A. T. AND S. F. RAILROAD
100' R/W



UNPLATTED
WARRANTY DEED
Filed January 24, 1976 in Volume D261-A, Folio 563

See Sheet 2

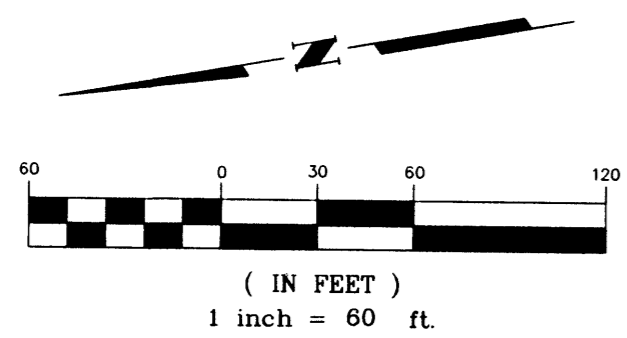
Existing 30'
Filed in Boo.
and shown c
Volume 97C

SEE SHEET 4

SHEET 3 OF 4
SURVOTEK, INC.

Consulting Surveyors
9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114
Phone: 505-897-3366 Fax: 505-897-3377

090169 PLAT.dwg



CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	CHORD	CHORD BEARING	DELTA
C1	41.26'	25.00'	27.08'	36.73'	N40°44'02"W	94°33'05"
C2	83.37'	451.33'	41.81'	83.26'	N49°16'15"E	10°35'03"

PLAT OF
TRACTS 1 AND 2
LANDS OF
MATTEUCCI TRUST AND SPRINGER CORPORATION
 (BEING A REPLAT OF TRACT A-1, LANDS OF PETE MATTEUCCI; PARCEL 1-A-A-1-A,
 LANDS OF SPRINGER CORPORATION AND A VACATED PORTION OF BACA LANE N.E.)

SITUATE WITHIN
THE TOWN OF ALBUQUERQUE GRANT
 IN
PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST
NEW MEXICO PRINCIPAL MERIDIAN
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
 NOVEMBER, 2009

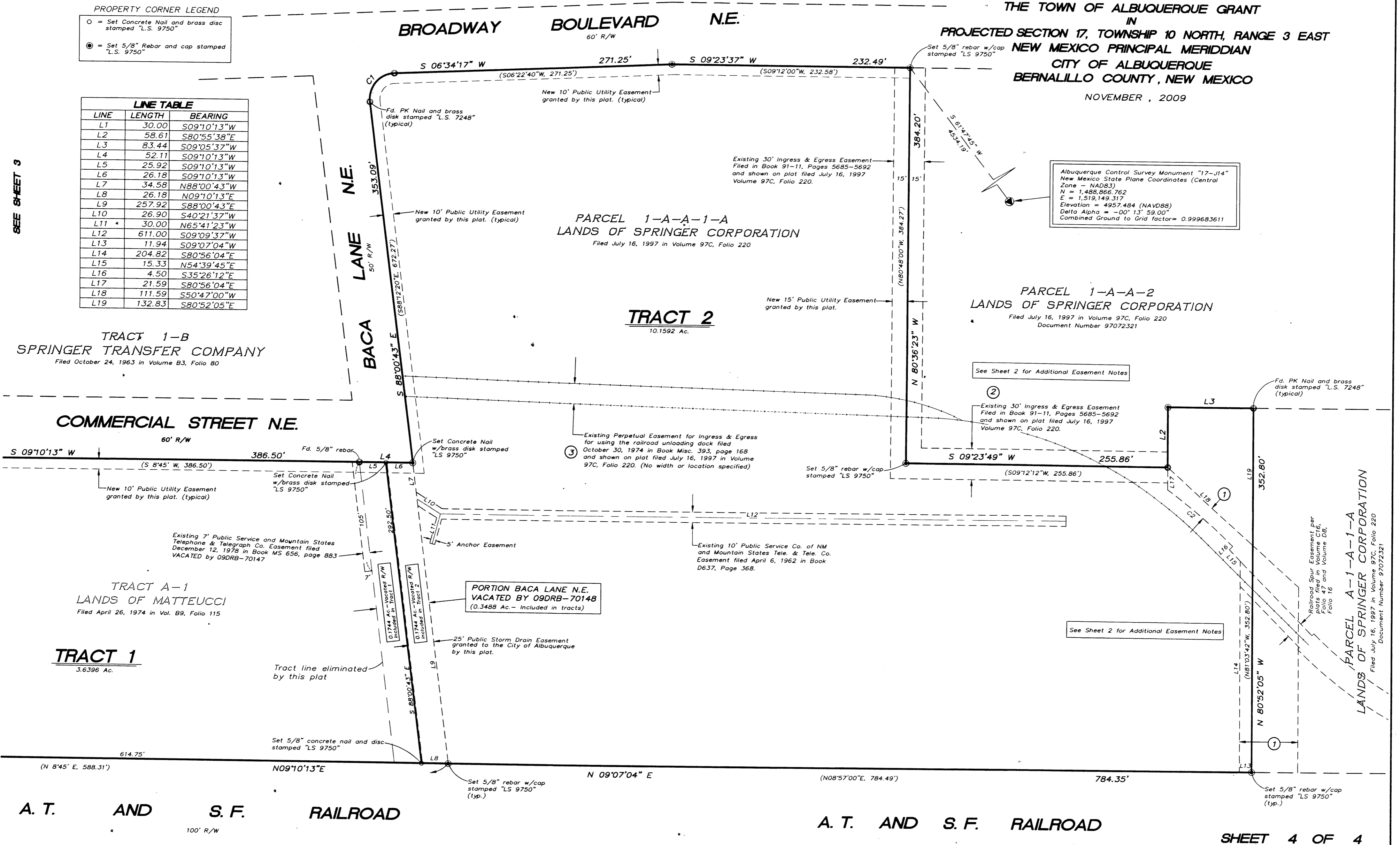
PROPERTY CORNER LEGEND

○ = Set Concrete Nail and brass disc stamped "L.S. 9750"

● = Set 5/8" Rebar and cap stamped "L.S. 9750"

LINE TABLE		
LINE	LENGTH	BEARING
L1	30.00	S09°10'13"W
L2	58.61	S80°55'38"E
L3	83.44	S09°05'37"W
L4	52.11	S09°10'13"W
L5	25.92	S09°10'13"W
L6	26.18	S09°10'13"W
L7	34.58	N88°00'43"W
L8	26.18	N09°10'13"E
L9	257.92	S88°00'43"E
L10	26.90	S40°21'37"W
L11	30.00	N65°41'23"W
L12	611.00	S09°09'37"W
L13	11.94	S09°07'04"W
L14	204.82	S80°56'04"E
L15	15.33	N54°39'45"E
L16	4.50	S35°26'12"E
L17	21.59	S80°56'04"E
L18	111.59	S50°47'00"W
L19	132.83	S80°52'05"E

SEE SHEET 3



Albuquerque Control Survey Monument "17-J14"
 New Mexico State Plane Coordinates (Central
 Zone - 14083)
 N = 1,488,866.762
 E = 1,519,149.317
 Elevation = 4957.484 (NAVD88)
 Delta Alpha = -00° 13' 59.00"
 Combined Ground to Grid factor = 0.999683611

TRACT 1-B
SPRINGER TRANSFER COMPANY
 Filed October 24, 1963 in Volume B3, Folio 80

PARCEL 1-A-A-1-A
LANDS OF SPRINGER CORPORATION
 Filed July 16, 1997 in Volume 97C, Folio 220

TRACT 2
 10.1592 Ac.

PARCEL 1-A-A-2
LANDS OF SPRINGER CORPORATION
 Filed July 16, 1997 in Volume 97C, Folio 220
 Document Number 97072321

COMMERCIAL STREET N.E.
 60' R/W

TRACT A-1
LANDS OF MATTEUCCI
 Filed April 26, 1974 in Vol. B9, Folio 115

TRACT 1
 3.6396 Ac.

PORTION BACA LANE N.E.
VACATED BY OSDRB-70148
 (0.3488 Ac. - Included in tracts)

A. T. AND S. F. RAILROAD
 100' R/W

A. T. AND S. F. RAILROAD

SURV TEK, INC.
 Consulting Surveyors
 9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114
 Phone: 505-897-3366
 Fax: 505-897-3377

**PLAT OF
TRACTS 1 AND 2
LANDS OF
MATTEUCCI TRUST AND SPRINGER CORPORATION**

(BEING A REPLAT OF TRACT A-1, LANDS OF PETE MATTUECCI; PARCEL 1-A-A-1-A,
LANDS OF SPRINGER CORPORATION AND A VACATED PORTION OF BACA LANE N.E.)

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NEW MEXICO PRINCIPAL MERIDDIAN
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

NOVEMBER, 2009

PLAT APPROVAL 1007766

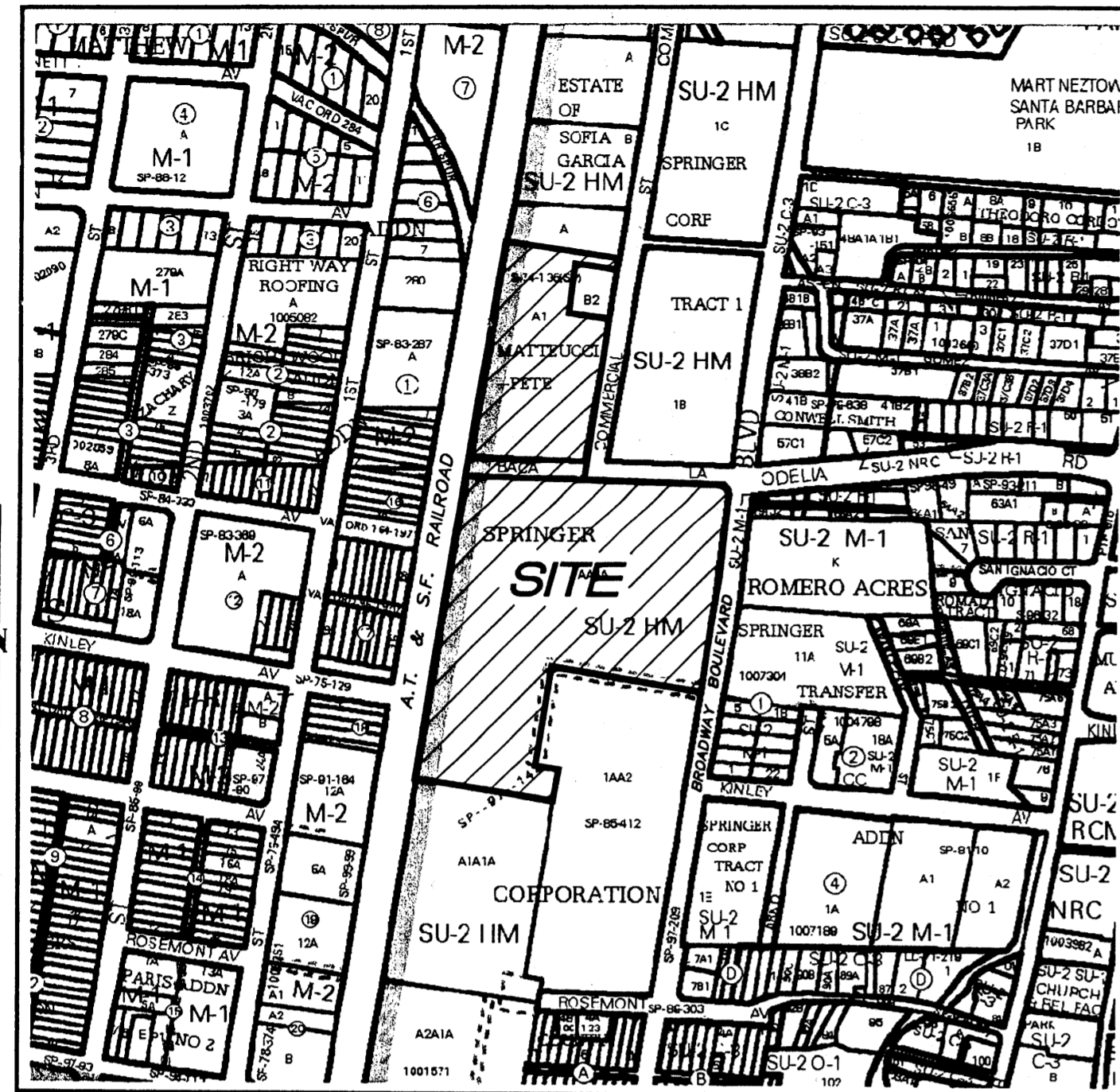
UTILITY APPROVALS

<i>Fernando Vigil</i>	12-11-09
Public Service Company of New Mexico	Date
<i>Am - JH</i>	01/05/2010
New Mexico Gas Company	Date
<i>David B. ...</i>	12/29/09
QWest Communications	Date
<i>Robert ...</i>	1-5-10
Comcast Cable	Date

CITY APPROVALS

<i>[Signature]</i>	12-11-09
City Surveyor	Date
Department of Municipal Development	
<i>[Signature]</i>	1-26-10
Real Property Division	Date
<i>[Signature]</i>	
Environmental Health Department	Date
<i>[Signature]</i>	12/23/09
Traffic Engineering, Transportation Division	Date
<i>[Signature]</i>	12/23/09
ABCWUA	Date
<i>[Signature]</i>	12/23/09
Parks and Recreation Department	Date
<i>[Signature]</i>	12/23/09
AMAFC	Date
<i>[Signature]</i>	12/23/09
City Engineer	Date
<i>[Signature]</i>	01-25-10
DRB Chairperson, Planning Department	Date

SHEET 1 OF 4



VICINITY MAP
Not To Scale

GENERAL NOTES

- Bearings are grid based upon the New Mexico State Plane Coordinate System, Central Zone (NAD 83).
- Distances are ground.
- Distances along curved lines are arc lengths.
- Record Plat or Deed bearings and distances, where they differ from those established by this field survey, are shown in parenthesis ().
- All corners found in place and held were tagged with a brass disc stamped L.S. 9750 unless otherwise indicated hereon.
- All corners that were set are either a 5/8" rebar with cap stamped "HUGG LS 9750" or a concrete nail with brass disk stamped "HUGG LS 9750" unless otherwise indicated.
- U.C.L.S. Log Number: 2009172583
- City of Albuquerque Zone Atlas Page: J-14-Z

PURPOSE OF PLAT

- Show the vacation of the Portion of Baca Lane N.E. VACATED by 09 DRB-70148 and the Public Utility Easement VACATED by 09 DRB-70147.
- Create 2 new tracts
- Grant the new Public Easements as shown hereon.

SHEET INDEX

- SHEET 1 - General Notes, Approvals, Surveyor Certification
SHEET 2 - Legal Description, Free Consent, Easement Notes
SHEET 3 - North 1/2 of Plat Boundary
SHEET 4 - South 1/2 of Plat Boundary

SUBMISSION DATA

Total number of existing Tracts: 2
Total number of New Tracts: 2
Gross Subdivision Acreage: 13.7988 acres

TREASURER'S CERTIFICATE

This is to certify that taxes are current and paid for on the following:

10140584163941633
matteucci margaret B Trustee
Crystal Trujillo 1/26/10
Bernalillo County Treasurer Date

PUBLIC UTILITY EASEMENTS

PUBLIC UTILITY EASEMENTS shown on this plat are granted for the common and joint use of:

- Public Service Company of New Mexico (PNM) for installation, maintenance, and service of underground electrical lines, transformers, and other equipment and related facilities reasonably necessary to provide electrical service.
- New Mexico Gas Company (NMGC) for installation, maintenance, and service of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas.
- QWest Corporation for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide communication services, including but not limited to ground pedestals and closures.
- Comcast Cable for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide Cable TV services

Included, is the right to build, rebuild, construct, reconstruct, locate, relocate, change, remove, modify, renew, operate, and maintain facilities for the purposes described above, together with free access to, from, and over said easements, 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 erected 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 transformers/switchgears, as installed, shall extend ten feet (10') in front of transformer/switchgear doors and five feet (5') 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 to which may have been granted by prior plat, replat or other document and which are not shown on this plat.

SURVEYORS CERTIFICATION

I, Russ P. Hugg, New Mexico Professional Surveyor Number 9750, hereby certify that this plat of survey was prepared from field notes of an actual ground survey performed by me or under my direct supervision; that it meets the Standards for Land Surveys in New Mexico as adopted by the New Mexico State Board of Registration for Professional Engineers and Professional Surveyors; that it meets the minimum requirements for surveys and monumentation of the Albuquerque Subdivision Ordinance; that it shows all easements of record; and that it is true and correct to the best of my knowledge and belief.

[Signature]
Russ P. Hugg
NMPS No. 9750
November 30, 2009



DOCH 201006833

01/26/2010 04:17 PM Page: 1 of 4
PLAT R \$22.00 B: 2010C.P. 0010 N. Toulous Oliveira, Bernalillo Cou

SURV TEK, INC.
Consulting Surveyors
9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114
Phone: 505-897-3366 Fax: 505-897-3377

LEGAL DESCRIPTION

That certain parcel of land situate within the Town of Albuquerque Grant in Projected Section 17, Township 10 North, Range 3 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico, being and comprising all of Tract A-1, Lands of Pete Matteucci, as the same is shown and designated on the plat entitled "PLAT OF DIVISION OF LAND OF PETE MATTEUCCI, ALBUQUERQUE, NEW MEXICO COMPRISING A PORTION OF TRACT 3-A-1 AND ALL OF TRACTS 3-A-2, 3-B, 39, 40, 58 AND 59 ON MIDDLE RIO GRANDE CONSERVANCY DISTRICT PROPERTY MAP NO. 37, TOGETHER WITH THE ADJACENT VACATED 20 FEET OF COMMERCIAL STREET N.E. filed in the office of the County Clerk of Bernalillo County, New Mexico on April 26, 1974 in Volume B9, Folio 115 and All of Parcel 1-A-A-1-A, Lands of Springer Corporation as the same is shown and designated on the plat entitled "PLAT OF PARCELS 1-A-A-1-A AND A-1-A-1-A, LANDS OF SPRINGER CORPORATION WITHIN M.R.G.C.D. MAP NO. 37, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO", filed in the office of the County Clerk of Bernalillo County, New Mexico on July 16, 1997 in Volume 97C, Folio 220.

TOGETHER WITH:

A portion of Baca Lane N.E. adjacent to the southerly boundary of said Tract A-1, Lands of Pete Matteucci, which was VACATED by 09DRB-xxx, more particularly described by survey performed by Russ P. Hugg, New Mexico Professional Surveyor Number 9750, using New Mexico State Plane Coordinate System, Central Zone (NAD 83) grid bearings and ground distances as follows:

Beginning at the northeasterly corner of the parcel herein described, (a 2" angle iron found in place) the northeasterly corner of said Tract A-1, Lands of Pete Matteucci and the southeasterly corner of unplatted lands described in Warranty Deed filed January 24, 1986 in Volume D261-A, Folio 563, said point also being a point on the westerly right of way line of Commercial Street N.E., whence Albuquerque Central Station Monument "9-J15" bears S 51°35'36" E, 5,026.56 feet distant; Thence,

- S 09°10'13" W , 30.00 feet along said westerly right of way line of Commercial Street N.E. to the northeast corner of Tract B-2 of said Lands of Pete Matteucci (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- N 80°49'47" W , 107.00 feet to the northwest corner of Tract B-2 of said Lands of Pete Matteucci (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- S 09°10'13" W , 135.00 feet to the southwest corner of Tract B-2 of said Lands of Pete Matteucci (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- S 80°49'47" E , 107.00 feet to the southeast corner of Tract B-2 of said Lands of Pete Matteucci (a 5/8" rebar and cap stamped "L.S. 9750" set) said point being a point on said westerly right of way line of Commercial Street N.E.; Thence,
- S 09°10'13" W , 386.50 feet along said westerly right of way line of Commercial Street N.E. to the southeast corner of said Tract A-1 and a point of intersection with the Northerly right of way line of Baca Lane N.E. (a 5/8" rebar found in place); Thence,
- S 09°10'13" W , 52.11 feet to a point on the southerly right of way line of Baca Lane N.E. and a point on the northerly boundary of Parcel 1-A-A-1-A, Lands of Springer Corporation, as the same is shown and designated on the plat entitled "PLAT OF PARCELS 1-A-A-1-A AND A-1-A-1-A, LANDS OF SPRINGER CORPORATION, WITHIN M.R.G.C.D. MAP NO. 37, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO", filed in the office of the County Clerk of Bernalillo County, New Mexico, on July 16, 1997, in Volume 97C, Folio 220 (a concrete nail and brass disc stamped "L.S. 9750" set); Thence,
- S 88°00'43" E , 353.09 feet along said southerly right of way line of Baca Lane N.E. to a point of curvature (a PK nail and brass disc stamped "L.S. 7248" found in place); Thence,
- Southeasterly , 41.26 feet on the arc of a curve to the right (said curve having a radius of 25.00 feet, a central angle of 94°33'05" and a chord which bears S 40°44'02" E, 36.73 feet) to a point of tangency on the westerly right of way line of Broadway Boulevard N.E. (a PK nail and brass disc stamped "L.S. 7248" found in place); Thence Southwesterly along said westerly right of way line of Broadway Boulevard N.E. for the following two (2) courses:
- S 06°34'17" W , 271.25 feet to a point(a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- S 09° 23'37" W , 232.49 feet to the southeast corner of said Parcel 1-A-A-1-A (a 5/8" rebar and cap stamped "L.S. 9750" set) said point also being the northeast corner of Parcel 1-A-A-2 of the aforesaid Lands of Springer Corporation; Thence northwesterly , southwesterly and southeasterly along a line common to said Parcels 1-A-A-1-A and 1-A-A-2 for the following four (4) courses:
- N 80°36'23" W , 384.20 feet to a point (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- S 09°23'49" W , 255.86 feet to a point (a PK nail and brass disc stamped "L.S. 7248" found in place); Thence,

- S 80°55'38" E , 58.61 feet to a point (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- S 09°05'37" W , 83.44 feet to the southeast corner of said Parcel 1-A-A-1-A (a PK nail and brass disc stamped "L.S. 7248" found in place) said point also being the Northeast corner of Parcel A-1-A-1-A of the aforesaid Lands of Springer Corporation; Thence,
- N 80°52'05" W , 352.80 feet along a line common to said Parcels 1-A-A-1-A and A-1-A-1-A to the Southwest corner of said Parcel 1-A-A-1-A and the Northwest corner of said Parcel A-1-A-1-A (a 5/8" rebar and cap stamped "L.S. 9750" set) said point also being a point on the easterly right of way line of the A. T. and S. F. Railroad; Thence northeasterly along said easterly right of way line of the A. T. and S. F. Railroad for the following two (2) courses:
- N 09°07'04" E , 784.35 to the northwest corner of said Parcel 1-A-A-1-A and the Southwest corner of said Tract A-1, Lands of Pete Matteucci (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- N 09°10'13" E , 640.94 feet to the northwest corner of said Tract A-1, Lands of Pete Matteucci (a 5/8" rebar and cap stamped "L.S. 9750" set); Thence,
- S 80°40'47" E , 290.21 feet along the northerly boundary of said Tract A-1, Lands of Pete Matteucci to the point of beginning of the parcel herein described.

Said Parcel contains 13.7988 acres, more or less.

FREE CONSENT AND DEDICATION

SURVEYED and REPLATTED and now comprising PLAT OF TRACTS 1 AND 2, LANDS OF MATTEUCCI TRUST AND SPRINGER CORPORATION (BEING A REPLAT OF TRACT A-1, LANDS OF PETE MATTEUCCI; PARCEL 1-A-A-1-A, LANDS OF SPRINGER CORPORATION AND A VACATED PORTION OF BACA LANE, N.E.) SITUATE WITHIN SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN, BERNALILLO COUNTY, NEW MEXICO, with the free consent of and in accordance with the wishes and desires of the undersigned owner(s) and/or proprietor(s) thereof. Said owner(s) and/or proprietor(s) do hereby consent to the subdivision as shown hereon and do hereby grant the public easements as shown hereon. Said owner(s) and proprietor(s) do hereby warrant that they hold among them, complete and indefeasible title in fee simple to the land subdivided. Said owner(s) and proprietor(s) do hereby consent to all of the foregoing and do hereby represent that they are so authorized to act.

OWNER(S)

TRACT A-1, LANDS OF PETE MATTEUCCI

The Estate of Ralph L. Matteucci, Deceased; Richard L. Matteucci; Alexander P. Matteucci. Individually and with Nancy P. Matteucci, Co-Trustees of the Alexander P. Matteucci and Nancy P. Matteucci Trust dated 12-2-88; Margaret Mary matteucci; and Alice A. J. Matteucci, Trustee UAD 1-18-01.

By: SOUTHERN WINE & SPIRITS OF NEW MEXICO, INC., a New Mexico corporation as Attorney-in-fact under Power of Attorney recorded November 3, 2009 as Document Number 2009121838

By: Laurence Chaplin, Administrative Vice President

PARCEL 1-A-A-1-A, LANDS OF SPRINGER CORPORATION

Springer Industrial Center, Ltd., a New Mexico limited partnership
By: ROGER COX EQUITY CORPORATION, General Partner

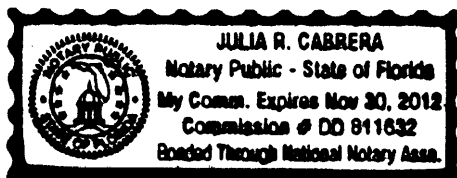
By: Roger S. Cox, President

ACKNOWLEDGMENT

STATE OF Florida
COUNTY OF Dade SS

This instrument was acknowledged before me on this 7 day of December, 2009, by Laurence Chaplin.

Julia R. Cabrera My commission expires NOV 30, 2012
Notary Public



PLAT OF TRACTS 1 AND 2 LANDS OF MATTEUCCI TRUST AND SPRINGER CORPORATION

(BEING A REPLAT OF TRACT A-1, LANDS OF PETE MATTUECCI; PARCEL 1-A-A-1-A, LANDS OF SPRINGER CORPORATION AND A VACATED PORTION OF BACA LANE N.E.)

SITUATE WITHIN THE TOWN OF ALBUQUERQUE GRANT IN PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST NEW MEXICO PRINCIPAL MERIDIAN CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO

NOVEMBER , 2009

SOLAR NOTE

SECTION 14-14-4-7 PROHIBITION ON PRIVATE RESTRICTIONS ON THE INSTALLATION OF SOLAR COLLECTORS

"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 the lots or parcels within the area of proposed plat. The foregoing requirement shall be a condition to approval of this plat."

EASEMENT NOTES

Tract 1-A-A-1-A, Lands of Springer Corporation is subject to the following easements and agreements pertaining to this property as listed in SCHEDULE B - SECTION II, EXCEPTIONS of the Title Report prepared for this property by Commonwealth Land Title Insurance Company of New Mexico, Commitment for Title Insurance File No. 6218004300, Effective Dated: October 21, 2009:

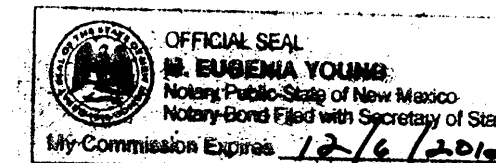
- 1 Temporary Grant of Easement reserved across the Southerly portion of Tract 1-A-A-1-A, to an undetermined extent in width; and a railroad spur easement traversing said tract to an undetermined extent in width as shown on plat filed on July 16, 1997, in Volume 97C, Folio 220.
- 2 Agreement Regarding Floating Easement filed July 3, 1991 in Book BCR 91-11, Page 5685, as Document Number 91053342, records of Bernalillo County, New Mexico. Said Easement is noted on plat filed on July 16, 1997, in Volume 97C, Folio 220.
- 3 Perpetual Easement for Ingress & Egress for using the Railroad Unloading Dock filed October 30, 1974 in Book Misc. 393, Page 168, records of Bernalillo County, New Mexico. Said Easement is noted on plat filed on July 16, 1997, in Volume 97C, Folio 220.

ACKNOWLEDGMENT

STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

This instrument was acknowledged before me on this 8th day of DECEMBER, 2009, by Roger S. Cox.

M Eugenia Young My commission expires 12/6/2012
Notary Public



DOCH 201006833
01/26/2010 04:17 PM Page: 2 of 4
PLAT R: \$22.00 B: 2010C P: 0010 M: Toulous Olivere, Bernalillo Co.



Consulting Surveyors Phone: 505-897-3368
9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114 Fax: 505-897-3377

**PLAT OF
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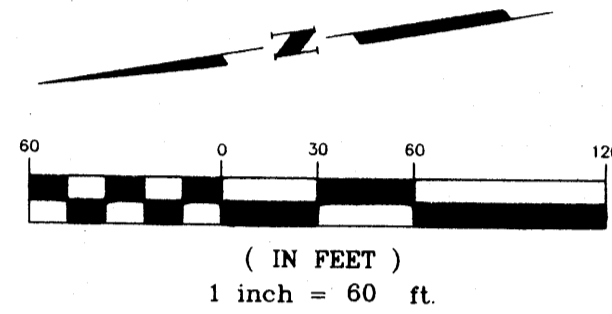
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**PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST
NEW MEXICO PRINCIPAL MERIDIAN
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO**

NOVEMBER, 2009

TRACT 1-C
SPRINGER TRANSFER COMPANY
Filed October 24, 1963 in Volume B3, Folio 80

Albuquerque Control Survey Monument "9-J15"
New Mexico State Plane Coordinates (Central
Zone - NAD83)
N = 1,489,021.909
E = 1,526,869.928
Elevation = 5093.057 (NAVD88)
Delta Alpha = -00° 13' 05.60"
Combined Ground to Grid factor = 0.999675053



TRACT 1-B
SPRINGER TRANSFER COMPANY
Filed October 24, 1963 in Volume B3, Folio 80

COMMERCIAL STREET N.E.
60' R/W

BROADWAY BOULEVARD N.E.
60' R/W

PARCEL 1-A-A-1-A
LANDS OF SPRINGER CORPORATION
Filed July 16, 1997 in Volume 97C, Folio 220

TRACT 2
10.1592 Ac.

TRACT A-1
LANDS OF MATTEUCCI
Filed April 26, 1974 in Vol. B9, Folio 115

TRACT 1
3.6398 Ac.

UNPLATTED
WARRANTY DEED
Filed January 24, 1976 in Volume D261-A, Folio 563

TRACT B-2
MATTEUCCI
Filed April 26, 1974
Vol. B9, Folio 115
(Not part of this plat)

PORTION BACA LANE N.E.
VACATED BY 09DRB-70148
(0.3488 Ac. - included in tracts)

DOCH 2010006833

9/12/2010 04:17 PM Page: 3 of 4
PLAT R: \$22.00 B: 2010C P: 0010 M. Tulous Oliveira, Bernalillo Cou.

SHEET 3 OF 4
SURVOTEK, INC.

Consulting Surveyors
9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114
Phone: 505-897-3366 Fax: 505-897-3377

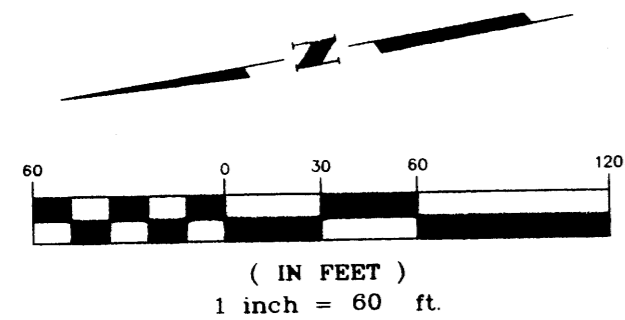
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NOVEMBER, 2009

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PROPERTY CORNER LEGEND
○ = Set Concrete Nail and brass disc stamped "L.S. 9750"
● = Set 5/8" Rebar and cap stamped "L.S. 9750"

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L7	34.58	N88°00'43"W
L8	26.18	N09°10'13"E
L9	257.92	S88°00'43"E
L10	26.90	S40°21'37"W
L11	30.00	N65°41'23"W
L12	611.00	S09°09'37"W
L13	11.94	S09°07'04"W
L14	204.82	S80°56'04"E
L15	15.33	N54°39'45"E
L16	4.50	S35°26'12"E
L17	21.50	S80°56'04"E
L18	111.59	S50°47'00"W
L19	132.83	S80°52'05"E
L20	40.96	N88°00'43"W
L21	65.96	N40°21'37"E
L22	99.21	N89°50'30"W

TRACT 1-B
SPRINGER TRANSFER COMPANY
Filed October 24, 1963 in Volume B3, Folio 80

PARCEL 1-A-A-1-A
LANDS OF SPRINGER CORPORATION
Filed July 16, 1997 in Volume 97C, Folio 220

TRACT 2
10.1592 Ac.

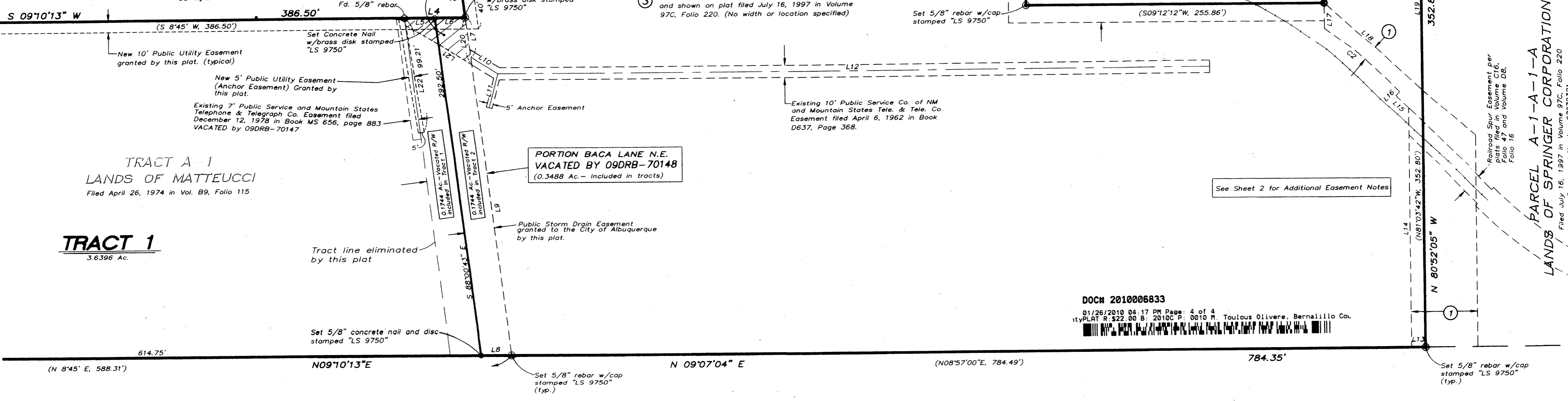
PARCEL 1-A-A-2
LANDS OF SPRINGER CORPORATION
Filed July 16, 1997 in Volume 97C, Folio 220
Document Number 97072321

Albuquerque Control Survey Monument "17-J14"
New Mexico State Plane Coordinates (Central Zone - NAD83)
N = 1,488,866.762
E = 1,519,149.317
Elevation = 4957.484 (NAVD88)
Delta Alpha = -00° 13' 59.00"
Combined Ground to Grid factor = 0.999683611

COMMERCIAL STREET N.E.
60' R/W

BROADWAY BOULEVARD N.E.
60' R/W

BACA LANE N.E.
50' R/W



A. T. AND S. F. RAILROAD
100' R/W

DOCH 201006833
8/1/26/2010 04:17 PM Page: 4 of 4
PLAT R: \$22.00 B: 2010C P: 0010 M. Toulous Olivere, Bernalillo Co.
Easement filed April 6, 1962 in Book D637, Page 368.

SURVOTEK, INC.
Consulting Surveyors
9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114
Phone: 505-897-3366 Fax: 505-897-3377

LEGAL DESCRIPTION

That certain parcel of land situate within the Town of Albuquerque Grant in Projected Section 17, Township 10 North, Range 3 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico, being and comprising all of Tract B-2, Lands of Pete Matteucci, as the same is shown and designated on the plat entitled "PLAT OF DIVISION OF LAND OF PETE MATTEUCCI, ALBUQUERQUE, NEW MEXICO COMPRISING A PORTION OF TRACT 3-A-1 AND ALL OF TRACTS 3-A-2, 3-B, 39, 40, 58 AND 59 ON MIDDLE RIO GRANDE CONSERVANCY DISTRICT PROPERTY MAP NO. 37, TOGETHER WITH THE ADJACENT VACATED 20 FEET OF COMMERCIAL STREET NE", filed in the office of the County Clerk of Bernalillo County, New Mexico on April 26, 1974 in Volume B9, Folio 115 and All of Tract 1, Lands of Matteucci Trust and Springer Corporation as the same is shown and designated on the plat entitled "PLAT OF TRACTS 1 AND 2, LANDS OF MATTEUCCI TRUST AND SPRINGER CORPORATION (BEING A REPLAT OF TRACT A-1, LANDS OF PETE MATTEUCCI; PARCEL 1-A-A-1-A, LANDS OF SPRINGER CORPORATION AND A VACATED PORTION OF BACA LANE N.E.)", SITUATE WITHIN THE TOWN OF ALBUQUERQUE GRANT IN PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, filed in the office of the County Clerk of Bernalillo County, New Mexico on January 26, 2010 in Plat Book 2010C, page 10, more particularly described by survey performed by Russ P. Hugg, New Mexico Professional Surveyor Number 9750, using New Mexico State Plane Coordinate System, Central Zone (NAD 83) grid bearings and ground distances as follows:

Beginning at the Northeastly corner of the parcel herein described, (a 2" angle iron found in place) the Northeastly corner of said Tract 1, Lands of Matteucci Trust and Springer Corporation and the Southeastly corner of unplatted lands described in Warranty Deed filed January 24, 1986 in Volume D261-A, Folio 563, said point also being a point on the Westerly right of way line of Commercial Street N.E., whence the Albuquerque Control Survey Monument "9-J15" bears S 51°35'36" E, 5,026.56 feet distant; Thence,

S 09°10'13" W, 577.43 feet along said westerly right of way line of Commercial Street N.E. to the southeast corner of said Tract 1 and an angle point on the Northerly line of said Tract 2, Lands of Matteucci Trust and Springer Corporation (a concrete nail and brass disc stamped "L.S. 9750" found in place); Thence,

N 88°00'43" W, 292.50 feet along a line common to said Tracts 1 and 2, Lands of Matteucci Trust and Springer Corporation to the Southwest corner of said Tract 1 and the Northwest corner of said Tract 2 (a concrete nail and brass disc stamped "L.S. 9750" found in place); Thence,

N 09°10'13" E, 614.76 feet along the Westerly line of said Tract 1 to the Northwest corner of said Tract 1 (a 5/8" rebar and cap stamped "L.S. 9750" found in place); Thence,

S 80°40'47" E, 290.21 feet along the Northerly line of said Tract 1, Lands of Matteucci Trust to the point of beginning of the parcel herein described.

Said Parcel contains 3.9712 acres, more or less.

FREE CONSENT

SURVEYED and REPLATTED and now comprising PLAT OF TRACT A, LANDS OF MATTEUCCI TRUST (BEING A REPLAT OF TRACT B-2, LANDS OF PETE MATTEUCCI AND TRACT 1, LANDS OF MATEUCCI TRUST AND SPRINGER CORPORATION) SITUATE WITHIN THE TOWN OF ALBUQUERQUE GRANT IN PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN, BERNALILLO COUNTY, NEW MEXICO, with the free consent of and in accordance with the wishes and desires of the undersigned owner(s) and/or proprietor(s) thereof. Said owner(s) and/or proprietor(s) do hereby consent to the subdivision as shown hereon. Said owner(s) and proprietor(s) do hereby warrant that they hold among them, complete and indefeasible title in fee simple to the land subdivided. Said owner(s) and proprietor(s) do hereby consent to all of the foregoing and do hereby represent that they are so authorized to act.

OWNER(S)

TRACT B-2, LANDS OF PETE MATTEUCCI
TRACT 1, LANDS OF MATTEUCCI TRUST AND SPRINGER CORPORATION

MATTEUCCI INVESTMENTS, LLC

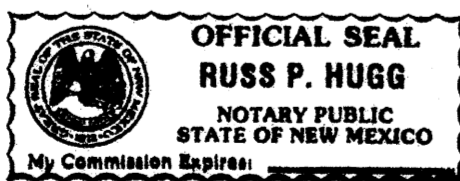
By: James Matteucci
James Matteucci, Managing Member

ACKNOWLEDGMENT

STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

This instrument was acknowledged before me on this 17TH day of FEBRUARY, 2012, by James Matteucci, Managing Member

[Signature] My commission expires 3/2/2013
Notary Public



RICHARD L. MATTEUCCI, OWNER

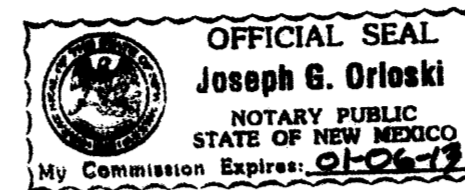
By: Richard L. Matteucci
Richard L. Matteucci, Owner

ACKNOWLEDGMENT

STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

This instrument was acknowledged before me on this 14TH day of FEBRUARY, 2012, by Richard L. Matteucci, Owner

[Signature] My commission expires 01-06-13
Notary Public



MARGARET MARY MATTEUCCI TRUST UAD 9/30/91

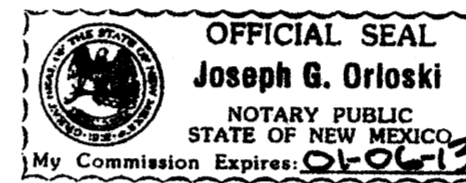
By: Margaret Mary Matteucci
Margaret Mary Matteucci, Trustee

ACKNOWLEDGMENT

STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

This instrument was acknowledged before me on this 16TH day of FEBRUARY, 2012, by Margaret Mary Matteucci, Trustee

[Signature] My commission expires 01-06-13
Notary Public



NANCY P. MATTEUCCI AND CHRISTINE M. SIMON, CO-TRUSTEES OF THE ALEXANDER P. MATTEUCCI AND NANCY P. MATTEUCCI REVOCABLE TRUST (THE "TRUST") UTA DECEMBER 2, 1988 (THE "TRUST AGREEMENT"), GRANT TO NANCY P. MATTEUCCI AND CHRISTINE M. SIMON AND THEIR SUCCESSOR(S), CO-TRUSTEE OF TRUST B, THE DECENDENTS'S TRUST, WHICH IS CREATED UNDER THE TRUST AGREEMENT, WHOSE ADDRESSES ARE 107 CAPRI ROAD, LAS CRUCES, NEW MEXICO 88005 AND 5777 HONEYLOCUST CIRCLE, GREENWOOD VILLAGE, COLORADO, 80121, RESPECTIVELY.

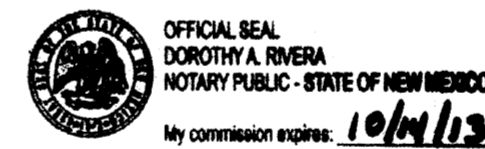
By: Nancy P. Matteucci
Nancy P. Matteucci, Co-Trustee

ACKNOWLEDGMENT

STATE OF NEW MEXICO
COUNTY OF DONA ANA SS

This instrument was acknowledged before me on this 24TH day of FEBRUARY, 2012, by Nancy P. Matteucci, Co-Trustee

[Signature] My commission expires Oct. 14, 2013
Notary Public



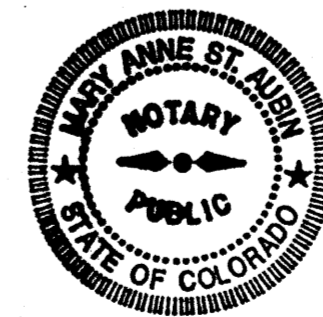
By: Christine M. Simon
Christine M. Simon, Co-Trustee

ACKNOWLEDGMENT

STATE OF Colorado
COUNTY OF Denver SS

This instrument was acknowledged before me on this 28TH day of February, 2012, by Christine M. Simon, Co-Trustee

[Signature] My commission expires Dec 10, 2014
Notary Public



PLAT OF TRACT A LANDS OF MATTEUCCI TRUST

(BEING A REPLAT OF TRACT B-2, LANDS OF PETE MATTUECCI AND , TRACT 1, LANDS OF MATTEUCCI TRUST AND SPRINGER CORPORATION)

SITUATE WITHIN THE TOWN OF ALBUQUERQUE GRANT IN PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST NEW MEXICO PRINCIPAL MERIDIAN CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO

FEBRUARY, 2012

SOLAR NOTE

SECTION 14-14-4-7 PROHIBITION ON PRIVATE RESTRICTIONS ON THE INSTALLATION OF SOLAR COLLECTORS

"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 the lots or parcels within the area of proposed plat. The foregoing requirement shall be a condition to approval of this plat."



**PLAT OF
TRACT A
LANDS OF MATTEUCCI TRUST**

(BEING A REPLAT OF TRACT B-2, LANDS OF PETE MATTUECCI AND ,
TRACT 1, LANDS OF MATTEUCCI TRUST AND SPRINGER CORPORATION)

SITUATE WITHIN
THE TOWN OF ALBUQUERQUE GRANT
IN
PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST
NEW MEXICO PRINCIPAL MERIDIAN
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

FEBRUARY, 2012

TRACT 1-C
SPRINGER TRANSFER COMPANY
Filed October 24, 1963 in Volume B3, Folio 80

Albuquerque Control Survey Monument "9-J15"
New Mexico State Plane Coordinates (Central
Zone - NAD83)
N = 1,489,021.809
E = 1,526,869.928
Elevation = 5093.057 (NAVD88)
Delta Alpha = -00° 13' 05.60"
Combined Ground to Grid factor = 0.999675053

TRACT 1-B
SPRINGER TRANSFER COMPANY
Filed October 24, 1963 in Volume B3, Folio 80

TRACT 2
LANDS OF MATTEUCCI TRUST
AND SPRINGER CORPORATION
Filed January 26, 2010 in Plat Book 2010C, Page 10

Existing Perpetual Easement for Ingress & Egress
for using the railroad unloading dock filed
October 30, 1974 in Book Misc. 393, page 168
and shown on plat filed July 16, 1997 in Volume
97C, Folio 220. (No width or location specified)

Public Utility Easement for
Overhead Wires granted by plat
filed January 26, 2010 in Plat
Book 2010C, Page 10.

5' Public Utility Easement
granted by plat filed January
26, 2010 in Plat Book 2010C,
Page 10

Existing 10' Public Service Co. of NM
and Mountain States Tele. & Tele. Co.
Easement filed April 6, 1962 in Book
D637, Page 368.

TRACT 2
LANDS OF MATTEUCCI TRUST
AND SPRINGER CORPORATION
Filed January 26, 2010 in Plat Book 2010C, Page 10

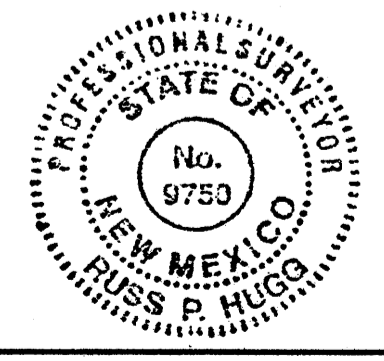
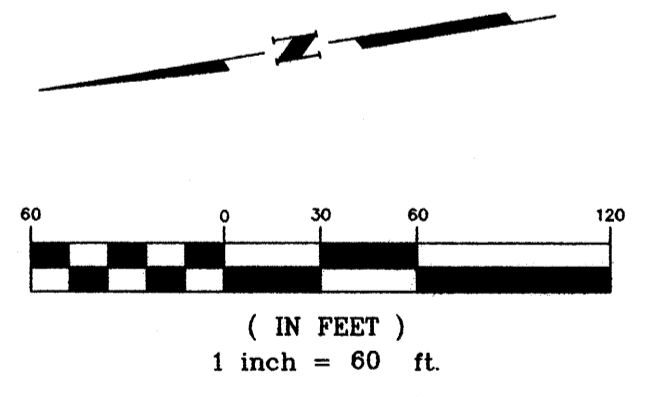
COMMERCIAL STREET N.E.

TRACT A
3.9712 Ac.

TRACT 1
LANDS OF MATTEUCCI TRUST
AND SPRINGER CORPORATION
Filed January 26, 2010 in Plat Book 2010C, Page 10

A. T. AND S. F. RAILROAD
100' R/W

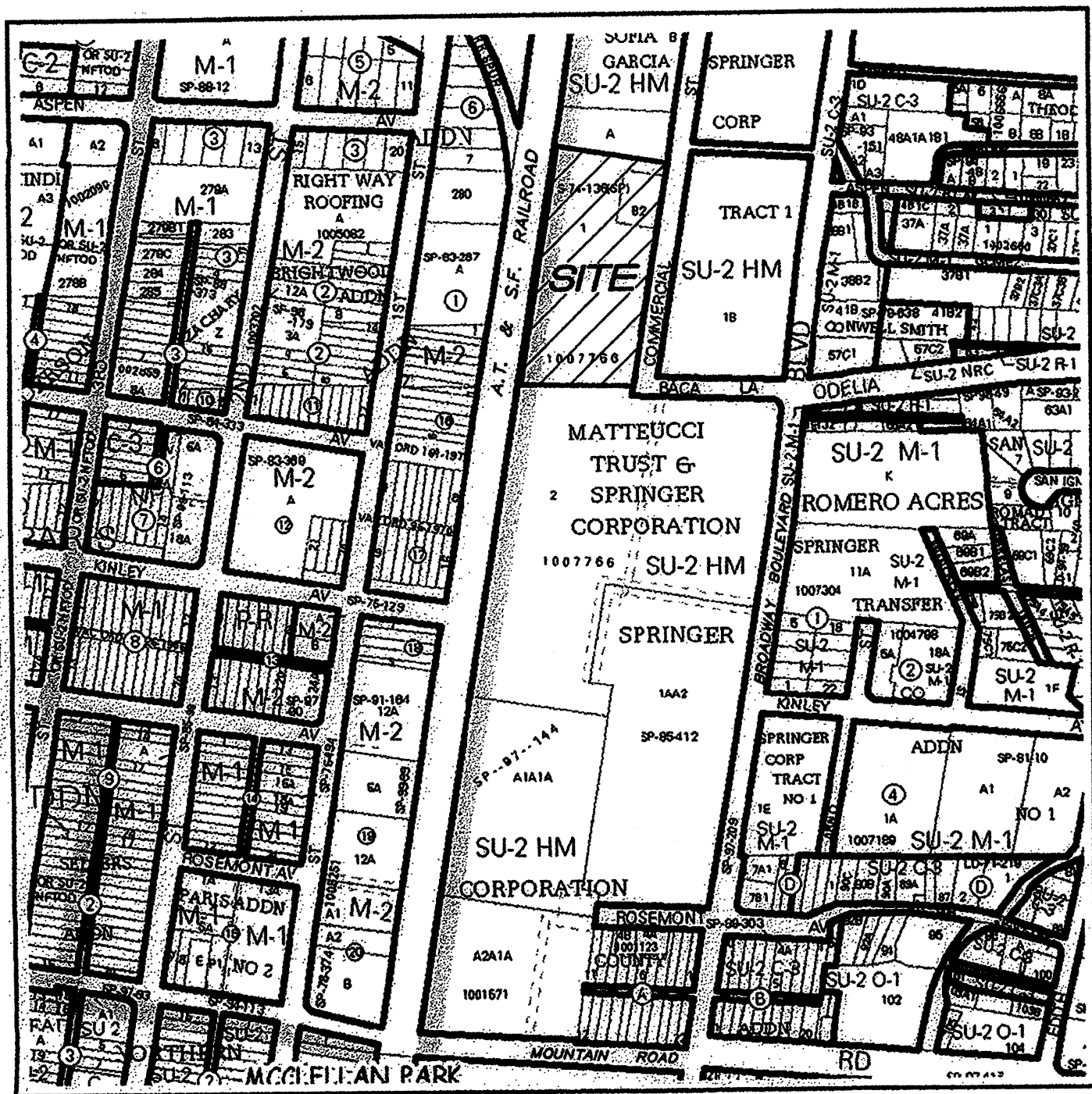
UNPLATTED DEED
WARRANTY DEED
Filed January 24, 1976 in Volume B261-A, Folio 563



SHEET 3 OF 3
SURVTEK, INC.

Consulting Surveyors Phone: 505-897-3366
9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114 Fax: 505-897-3377

120021.dwg



VICINITY MAP
Not To Scale

GENERAL NOTES

- Bearings are grid based upon the New Mexico State Plane Coordinate System, Central Zone (NAD 83).
- Distances are ground.
- Distances along curved lines are arc lengths.
- Record Plat or Deed bearings and distances, where they differ from those established by this field survey, are shown in parenthesis ().
- All corners found in place and held were tagged with a brass disc stamped L.S. 9750 unless otherwise indicated hereon.
- All corners that were set are either a 5/8" rebar with cap stamped "HUGG LS 9750" or a concrete nail with brass disk stamped "HUGG LS 9750" unless otherwise indicated.
- City of Albuquerque Zone Atlas Page: J-14-Z

PURPOSE OF PLAT

- Combine Two (2) existing Tracts into One (1) Tract.

SHEET INDEX

- SHEET 1 - General Notes, Approvals, Surveyor Certification
 SHEET 2 - Legal Description, Free Consent
 SHEET 3 - Plat Boundary

SUBDIVISION DATA

Total number of existing Tracts: 2
 Total number of New Tracts: 1
 Gross Subdivision Acreage: 3.9712 acres

TREASURER'S CERTIFICATE

This is to certify that taxes are current and paid for on the following:

1014 058 415474 11648 ; 1014 058 41246311652

[Signature]
 Bernalillo County Treasurer

6/14/12
 Date

PUBLIC UTILITY EASEMENTS

PUBLIC UTILITY EASEMENTS shown on this plat are granted for the common and joint use of:

- 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.
- 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.
- Qwest for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide communication services.
- 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 Grantor 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 erected 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/switchgears, as installed, shall extend ten (10) feet in front of transformer/switchgear doors and five (5) feet on each side.

DISCLAIMER

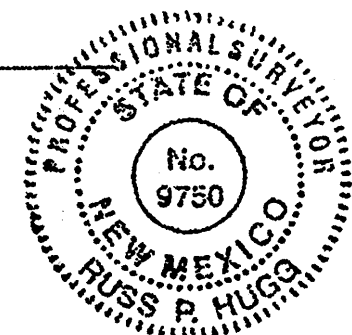
In approving this plat, Public Service Company of New Mexico (PNM) and New Mexico Gas Company (NMGC) did not conduct a Title Search of the properties shown hereon. Consequently, PNM and NMGC do not waive or release any easement or easement rights which may have been granted by prior plat, replat or other document and which are not shown on this plat.

SURVEYORS CERTIFICATION

I, Russ P. Hugg, New Mexico Professional Surveyor Number 9750, hereby certify that this plat of survey was prepared from field notes of an actual ground survey performed by me or under my direct supervision; that it meets the Standards for Land Surveys in New Mexico as adopted by the New Mexico State Board of Registration for Professional Engineers and Professional Surveyors; that it meets the minimum requirements for surveys and monumentation of the Albuquerque Subdivision Ordinance; that it shows all easements of record; and that it is true and correct to the best of my knowledge and belief.

[Signature]

Russ P. Hugg
 NMPS No. 9750
 February 14, 2012



PLAT OF
 TRACT A
 LANDS OF MATTEUCCI TRUST

(BEING A REPLAT OF TRACT B-2, LANDS OF PETE MATTUECCI AND ,
 TRACT 1, LANDS OF MATTEUCCI TRUST AND SPRINGER CORPORATION)

SITUATE WITHIN
 THE TOWN OF ALBUQUERQUE GRANT
 IN
 PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST
 NEW MEXICO PRINCIPAL MERIDIAN
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO

FEBRUARY, 2012

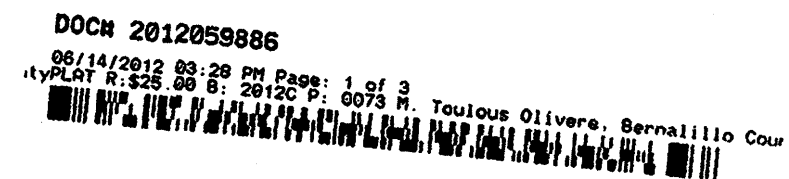
PLAT APPROVAL 1007766

UTILITY APPROVALS

- | | |
|--|-------------------|
| <i>[Signature]</i>
Public Service Company of New Mexico | 2-20-12
Date |
| <i>[Signature]</i>
New Mexico Gas Company | 2-21-2012
Date |
| <i>[Signature]</i>
QWest Corporation d/b/a CenturyLink QC | 02-20-12
Date |
| N/A
Comcast |
Date |

CITY APPROVALS

- | | |
|--|------------------|
| <i>[Signature]</i>
City Surveyor
Department of Municipal Development | 2-29-12
Date |
| N/A
Real Property Division |
Date |
| N/A
Environmental Health Department |
Date |
| <i>[Signature]</i>
Traffic Engineering, Transportation Division | 06-14-12
Date |
| <i>[Signature]</i>
ABCWUA | 03/21/12
Date |
| <i>[Signature]</i>
Parks and Recreation Department | 3-21-12
Date |
| <i>[Signature]</i>
AMAFCA | 3-21-12
Date |
| <i>[Signature]</i>
City Engineer | 3-21-12
Date |
| <i>[Signature]</i>
DRB Chairperson, Planning Department | 6-14-12
Date |



SURV-TEK, INC.
 Consulting Surveyors
 9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114
 Phone: 505-897-3366 Fax: 505-897-3377

LEGAL DESCRIPTION

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S 09°10'13" W, 577.43 feet along said westerly right of way line of Commercial Street N.E. to the southeast corner of said Tract 1 and an angle point on the Northerly line of said Tract 2, Lands of Matteucci Trust and Springer Corporation (a concrete nail and brass disc stamped "L.S. 9750" found in place); Thence,

N 88°00'43" W, 292.50 feet along a line common to said Tracts 1 and 2, Lands of Matteucci Trust and Springer Corporation to the Southwest corner of said Tract 1 and the Northwest corner of said Tract 2 (a concrete nail and brass disc stamped "L.S. 9750" found in place); Thence,

N 09°10'13" E, 614.76 feet along the Westerly line of said Tract 1 to the Northwest corner of said Tract 1 (a 5/8" rebar and cap stamped "L.S. 9750" found in place); Thence,

S 80°40'47" E, 290.21 feet along the Northerly line of said Tract 1, Lands of Matteucci Trust to the point of beginning of the parcel herein described.

Said Parcel contains 3.9712 acres, more or less.

FREE CONSENT

SURVEYED and REPLATTED and now comprising PLAT OF TRACT A, LANDS OF MATTEUCCI TRUST (BEING A REPLAT OF TRACT B-2, LANDS OF PETE MATTEUCCI AND TRACT 1, LANDS OF MATEUCCI TRUST AND SPRINGER CORPORATION) SITUATE WITHIN THE TOWN OF ALBUQUERQUE GRANT IN PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN, BERNALILLO COUNTY, NEW MEXICO, with the free consent of and in accordance with the wishes and desires of the undersigned owner(s) and/or proprietor(s) thereof. Said owner(s) and/or proprietor(s) do hereby consent to the subdivision as shown hereon. Said owner(s) and proprietor(s) do hereby warrant that they hold among them, complete and indefeasible title in fee simple to the land subdivided. Said owner(s) and proprietor(s) do hereby consent to all of the foregoing and do hereby represent that they are so authorized to act.

OWNER(S)

TRACT B-2, LANDS OF PETE MATTEUCCI
TRACT 1, LANDS OF MATTEUCCI TRUST AND SPRINGER CORPORATION

MATTEUCCI INVESTMENTS, LLC

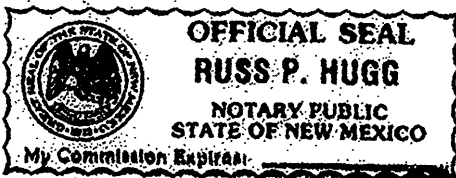
By: James Matteucci
James Matteucci, Managing Member

ACKNOWLEDGMENT

STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

This instrument was acknowledged before me on this 17th day of FEBRUARY, 2012, by James Matteucci, Managing Member

[Signature]
Notary Public My commission expires 3/2/2013



RICHARD L. MATTEUCCI, OWNER

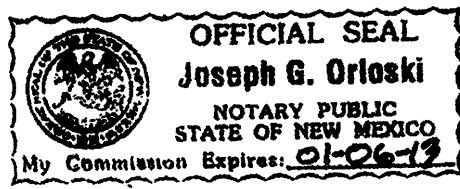
By: Richard L. Matteucci
Richard L. Matteucci, Owner

ACKNOWLEDGMENT

STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

This instrument was acknowledged before me on this 14th day of FEBRUARY, 2012, by Richard L. Matteucci, Owner

[Signature]
Notary Public My commission expires 01-06-13



MARGARET MARY MATTEUCCI TRUST UAD 9/30/91

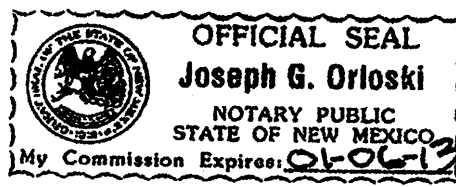
By: Margaret Mary Matteucci
Margaret Mary Matteucci, Trustee

ACKNOWLEDGMENT

STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

This instrument was acknowledged before me on this 16th day of FEBRUARY, 2012, by Margaret Mary Matteucci, Trustee

[Signature]
Notary Public My commission expires 01-06-13



NANCY P. MATTEUCCI AND CHRISTINE M. SIMON, CO-TRUSTEES OF THE ALEXANDER P. MATTEUCCI AND NANCY P. MATTEUCCI REVOCABLE TRUST (THE "TRUST") UTA DECEMBER 2, 1988 (THE "TRUST AGREEMENT"), GRANT TO NANCY P. MATTEUCCI AND CHRISTINE M. SIMON AND THEIR SUCCESSOR(S), CO-TRUSTEE OF TRUST B, THE DECEDENTS'S TRUST, WHICH IS CREATED UNDER THE TRUST AGREEMENT, WHOSE ADDRESSES ARE 107 CAPRI ROAD, LAS CRUCES, NEW MEXICO 88005 AND 5777 HONEYLOCUST CIRCLE, GREENWOOD VILLAGE, COLORADO, 80121, RESPECTIVELY.

By: Nancy P. Matteucci
Nancy P. Matteucci, Co-Trustee

ACKNOWLEDGMENT

STATE OF NEW MEXICO
COUNTY OF DONA ANA SS

This instrument was acknowledged before me on this 24th day of FEBRUARY, 2012, by Nancy P. Matteucci, Co-Trustee

[Signature]
Notary Public My commission expires Oct. 14, 2013



By: Christine M. Simon
Christine M. Simon, Co-Trustee

ACKNOWLEDGMENT

STATE OF Colorado
COUNTY OF DENVER SS

This instrument was acknowledged before me on this 28th day of February, 2012, by Christine M. Simon, Co-Trustee

[Signature]
Notary Public My commission expires Dec 10, 2014



PLAT OF TRACT A LANDS OF MATTEUCCI TRUST

(BEING A REPLAT OF TRACT B-2, LANDS OF PETE MATTUECCI AND , TRACT 1, LANDS OF MATTEUCCI TRUST AND SPRINGER CORPORATION)

SITUATE WITHIN
THE TOWN OF ALBUQUERQUE GRANT
IN
PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST
NEW MEXICO PRINCIPAL MERIDIAN
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

FEBRUARY, 2012

SOLAR NOTE

SECTION 14-14-4-7 PROHIBITION ON PRIVATE RESTRICTIONS ON THE INSTALLATION OF SOLAR COLLECTORS

"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 the lots or parcels within the area of proposed plat. The foregoing requirement shall be a condition to approval of this plat."

DOC# 2012059886
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PLAT # 325 06 8; 2012 P: 0075 R: Toulous Olivero, Bernalillo Cou

