

VICINITY MAP  
SCALE: N.T.S.

ZONE ATLAS  
INDEX NO. D-10-Z

**SUBDIVISION DATA:**

TOTAL NUMBER OF LOTS EXISTING: 1  
 TOTAL NUMBER OF LOTS CREATED: 2  
 GROSS SUBDIVISION ACREAGE: 0.598 ACRES  
 TOTAL MILES OF STREETS CREATED: 0  
 ZONE ATLAS INDEX NO.: D-10-Z  
 DATE OF SURVEY: OCTOBER, 2014  
 CURRENT ZONING: SU-2 VCLL

**NOTES:**

- SAD NOTE - COUNCILL BILL R-11-306 CREATED SAD 228 THAT PROVIDED THE PUBLIC INFRASTRUCTURE FOR THIS LOT.
- FIELD SURVEY PERFORMED ON OCTOBER, 2014.
- BEARINGS ARE NEW MEXICO STATE PLANE GRID BASED ON A LINE FROM ACS 3-E10 TO ACS 13-D10. BEARING = N 54°12'22" E.
- ALL DISTANCES ARE GROUND DISTANCES.
- CORNERS IDENTIFIED AS "SET", ARE 5/8" REBAR WITH CAP STAMPED "PS 10025", AND SHOWN AS , UNLESS OTHERWISE INDICATED.
- RECORD PLAT OR DEED BEARINGS AND DISTANCES, WHERE THEY DIFFER FROM THOSE ESTABLISHED BY FIELD SURVEY, AS SHOWN IN PARENTHESIS ().

**STATEMENT OF DECLARATION:**

THE PURPOSE OF THIS PLAT IS TO SPLIT LOT 41, BLOCK 6, UNIT 18 VOLCANO CLIFFS SUBDIVISION INTO 2 LOTS.

**INDEXING INFORMATION FOR COUNTY CLERK**

OWNER: STEVEN J. METRO  
 SECTION 22, T.11N., R.2E., N.M.P.M.  
 SUBDIVISION: VOLCANO CLIFFS SUBDIVISION

**CITY WATER AND SANITARY SEWER SERVICE STATEMENT:**

III. "ABCWUA WATER AND SANITARY SEWER SERVICE IS CURRENTLY AVAILABLE TO THESE PROPERTIES.

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON

UNIFORM PROPERTY CODE # : 101006314228620401

PROPERTY OWNER OF RECORD: STEVEN J. METRO

BERNALILLO COUNTY TREASURER'S OFFICE: \_\_\_\_\_

**LEGAL DESCRIPTION**

LOT 41, BLOCK 6, UNIT 18 OF THE VOLCANO CLIFFS SUBDIVISION AS FILED WITH THE BERNALILLO COUNTY, NEW MEXICO COUNTY CLERK ON JANUARY 19, 1971 IN BOOK D04, PAGE 106, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 41, BLOCK 6, UNIT 18 VOLCANO CLIFFS SUBDIVISION, SAID CORNER BEING S 0°03'10"W A DISTANCE OF 4,147.88 FEET TO ACS MONUMENT "ACS 3-E10";

THENCE S54°02'24"E A DISTANCE OF 181.90 FEET TO THE NORTHEAST CORNER OF SAID LOT AND THE NORTHWEST RIGHT OF WAY LINE OF SUJETO ROAD NW;

THENCE ALONG THE SUJETO ROAD NW RIGHT OF WAY LINE ON A CURVE TO THE LEFT HAVING A RADIUS OF 1,673.00 FEET AN ARC DISTANCE OF 92.25 FEET SAID CURVE HAVING A CHORD BEARING OF S34°22'47"W WITH A CHORD DISTANCE OF 92.24 FEET TO A POINT OF CURVATURE;

THENCE ALONG THE SUJETO ROAD NW RIGHT OF WAY LINE ON A CURVE TO THE RIGHT HAVING A RADIUS OF 50.00 FEET AN ARC DISTANCE OF 81.39 FEET SAID CURVE HAVING A CHORD BEARING OF S79°25'51"W WITH A CHORD DISTANCE OF 72.69 FEET TO A POINT OF TANGENCY;

THENCE ALONG THE SUJETO ROAD NW RIGHT OF WAY N53°56'20"W A DISTANCE OF 134.69 FEET TO THE SOUTHWEST CORNER OF SAID LOT;

THENCE N36°03'40"E A DISTANCE OF 144.72 FEET TO THE POINT OF BEGINNING;

SAID LOT CONTAINING 26,050 SQUARE FEET (0.598 ACRES), MORE OR LESS.

LEGAL DESCRIPTION PREPARED BY STEVEN J. METRO N.M.R.P.S. NO. 10025

**UTILITY COMPANY APPROVALS:**

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE NOT EXCLUSIVE AND ARE GRANTED FOR THE COMMON AND JOINT USE OF THE UTILITIES DESIGNATED ON THIS PLAT, THEIR SUCCESSORS AND ASSIGNS, AND FOR THE USE OF ANY OTHER PUBLIC UTILITIES WHOSE USE OF SAID EASEMENT IS DEEMED TO BE IN THE PUBLIC INTEREST. PNM GAS & ELECTRIC SERVICES DISCLAIMER:

IN APPROVING THIS PLAT, PNM ELECTRIC SERVICES AND NM GAS SERVICES DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON, CONSEQUENTLY, PNM DOES NOT WAIVE NOR RELEASE ANY EASEMENT OR EASEMENT RIGHTS WHICH MAY HAVE BEEN GRANTED BY PRIOR PLAT, REPLAT, OR OTHER DOCUMENT, WHICH ARE NOT SHOWN ON THIS PLAT.

PNM ELECTRIC SERVICES	DATE
GAS SERVICES	DATE
COMCAST DIGITAL CABLE	DATE
QWEST COMMUNICATIONS D.B.A. CENTURYLINK QC	DATE

**FREE CONSENT:**

THE REPLAT AS SHOWN HEREON AND NOW COMPRISING LOTS 41, BLOCK 6, UNIT 18 VOLCANO CLIFFS SUBDIVISION, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO IS WITH THE CONSENT OF AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER.

**ACKNOWLEDGEMENT:**

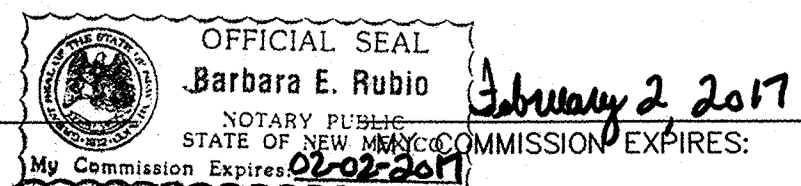
OWNER/PROPRIETOR OF LOT 41, BLOCK 6, UNIT 18, VOLCANO CLIFFS SUBDIVISION

BY: St J Metro  
 STEVEN J. METRO

STATE OF NEW MEXICO }  
 COUNTY OF BERNALILLO } ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 5<sup>th</sup> DAY OF November 2014, BY: STEVEN J. METRO

Barbara E. Rubio  
 NOTARY PUBLIC



**PLAT OF  
 LOTS 41A AND 41B, BLOCK 6, UNIT 18  
 VOLCANO CLIFFS SUBDIVISION**

(BEING A REPLAT OF LOT 41)

WITHIN SECTION 22, T.11N., R.2E., N.M.P.M.

CITY OF ALBUQUERQUE

BERNALILLO COUNTY, NEW MEXICO

NOVEMBER, 2014

PROJECT NUMBER: 1009593

APPLICATION NUMBER: 13-70446

**PROJECT: 1009593**  
**DATE: 11-19-14 (P:F)**

**CITY APPROVALS:**

Steven J. Metro P.S. 11/5/14  
 (Acting) CITY SURVEYOR, ALBUQUERQUE, NM DATE

REAL PROPERTY DIVISION DATE

ENVIRONMENTAL HEALTH DEPARTMENT DATE

TRAFFIC ENGINEERING, ALBUQUERQUE, NM DATE

ABCWUA DATE

PARKS & RECREATION DEPARTMENT DATE

A.M.A.F.C.A. DATE

CITY ENGINEER DATE

DRB CHAIRPERSON, PLANNING DEPARTMENT DATE

**SOLAR NOTE:**

SUBDIVISION ORDINANCE SECTION 14-14-4-7, PROHIBITION ON PRIVATE RESTRICTIONS ON THE INSTALLATION OF SOLAR COLLECTORS ON PROPERTY WITHIN THE AREA FOR WHICH DRB APPROVAL IS SOUGHT. 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 ARE OF PROPOSED PLAT. THE FOREGOING REQUIREMENT SHALL BE A CONDITION TO APPROVAL OF THIS PLAT OR SITE DEVELOPMENT PLAN FOR SUBDIVISION.

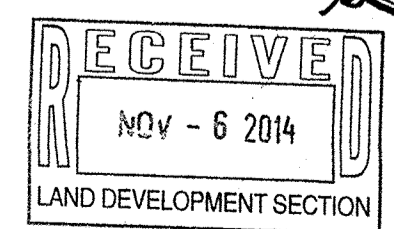
**SURVEYOR'S CERTIFICATION:**

I, STEVEN J. METRO, A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, SHOWS ALL EASEMENTS MADE KNOWN TO ME BY THE OWNER(S), UTILITY COMPANIES, OR OTHER PARTIES EXPRESSING AN INTEREST, IS CORRECT AND TRUE TO THE BEST OF MY BELIEF AND KNOWLEDGE AND THAT THIS SURVEY AND PLAT MEET THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND SURVEYORS EFFECTIVE MAY 1, 2007.

St J Metro  
 STEVEN J. METRO N.M.P.L.S. #10025  
11-5-14  
 DATE



**WILSON & COMPANY**  
 4900 LANG AVENUE N.E.  
 ALBUQUERQUE, NEW MEXICO 87109  
 (505) 348-4000



**PLAT OF  
LOTS 41A AND 41B, BLOCK 6, UNIT 18  
VOLCANO CLIFFS SUBDIVISION**

(BEING A REPLAT OF LOT 41)  
WITHIN SECTION 22, T.11N., R.2E., N.M.P.M.  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
NOVEMBER, 2014

**NOTE:**

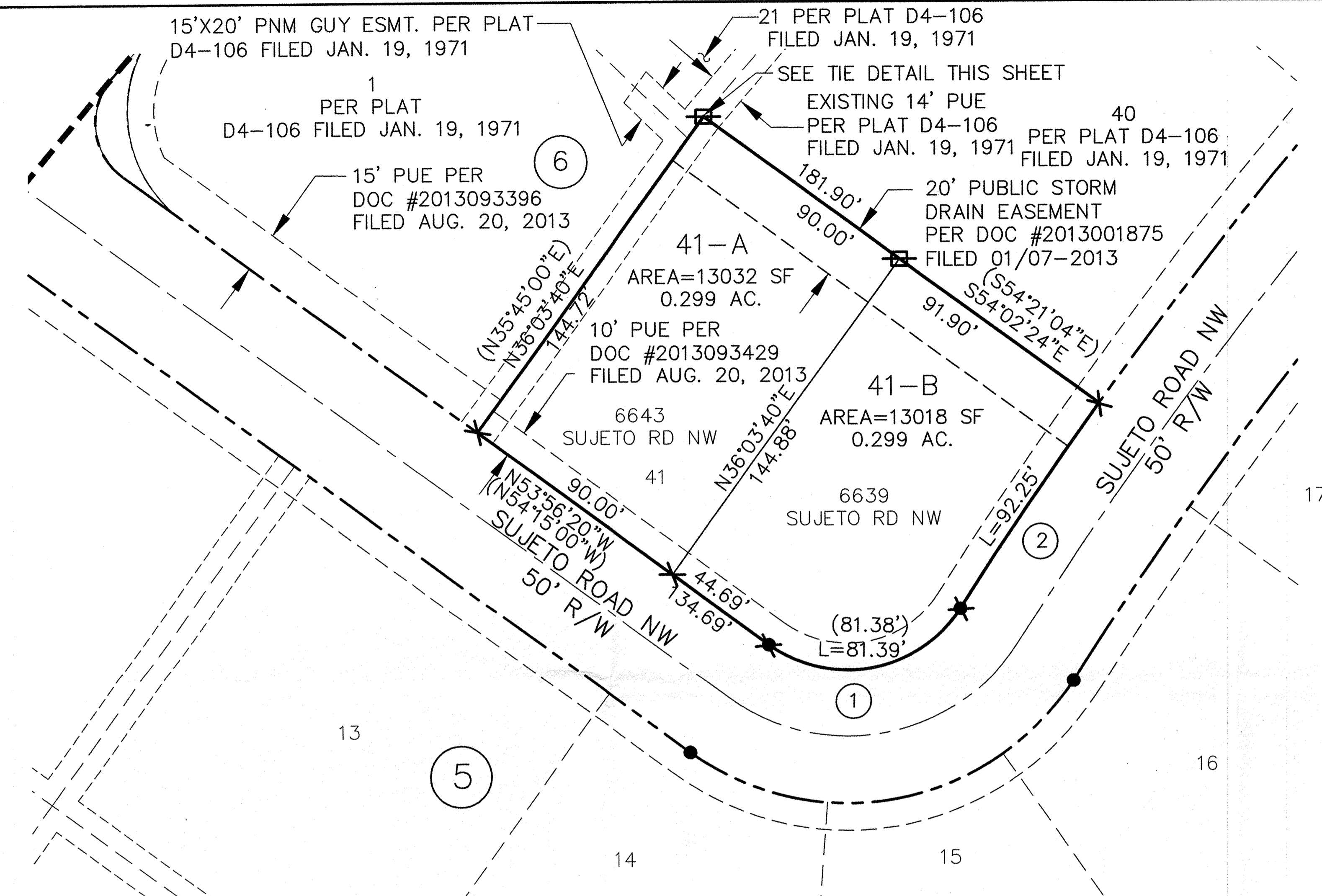
1. BEARINGS ARE NEW MEXICO  
STATE PLANE GRID BEARINGS

**LEGEND**

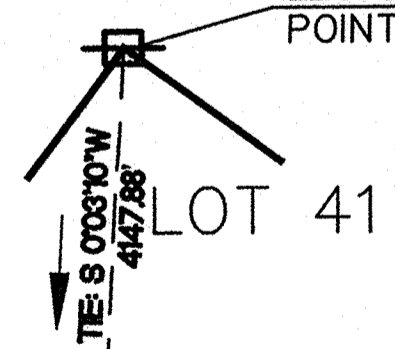
- FOUND REBAR
- X "X" IN SIDEWALK
- ⊠ SET REBAR WITH 10025 CAP

① Δ = 93°15'39"  
L = 81.39'  
R = 50.00'  
CH = 72.69'  
BRG = S79°25'51"W

② Δ = 03°09'33"  
L = 92.25'  
R = 1673.00'  
CH = 92.24'  
BRG = S34°22'47"W



LEGAL DESCRIPTION:  
POINT OF BEGINNING



TIE DETAIL

ACS CONTROL STATION "ACS 3-E10" DATA:  
3 1/4 BRASS DISC SET IN CONCRETE POST  
NEW MEXICO STATE PLANE GRID  
COORDINATES (CENTRAL ZONE)  
X=1,499,059.808 Y=1,512,627.946  
ELEV=5318.888 (NAVD 1988)  
GROUND TO GRID FACTOR=0.999672416  
DELTA ALPHA= - 00°16'20.35" (NAD 1983)

ACS CONTROL STATION "ACS 13-D10" DATA:  
3 1/4 BRASS DISC SET FLUSH IN LAVA ROCK  
NEW MEXICO STATE PLANE GRID COORDINATES  
(CENTRAL ZONE)  
X=1,501,318.610 Y=1,514,256.686  
GROUND TO GRID FACTOR=0.999672421  
DELTA ALPHA= - 00°16'04.84" (NAD 1983)

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& COMPANY**

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