

VICINITY MAP No. K-19

PURPOSE OF PLAT:

THE PURPOSE OF THIS PLAT IS TO COMBINE LOTS 27-A, 28, 29, 30, 31, 32 AND 33 INTO 1 LOT, DEDICATE ADDITIONAL RIGHT-OF-WAY TO THE CITY OF ALBUQUERQUE AND GRANT ALL 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: 1.2079 ACRES.
- 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: OCTOBER, 2012
- 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
- PLATS USED TO ESTABLISH BOUNDARY.
 - LA MESA No. 2
FILED: APRIL 16, 1938 IN VOLUME D4, FOLIO 1
 - LA MESA No. 2
FILED: MARCH 14, 2001 IN PLAT BOOK 2001C, PAGE 81

LEGAL DESCRIPTION:

LOT NUMBERED TWENTY-EIGHT (28) AND THE REMAINING PORTIONS OF LOTS TWENTY-NINE (29) THIRTY (30) THIRTY-ONE (31), THIRTY-TWO (32) AND THIRTY-THREE (33) IN BLOCK NUMBERED TEN (10) OF LA MESA NO. 2, AN 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 APRIL 16, 1938 IN VOLUME D4, FOLIO 1 AND LOT NUMBERED TWENTY-SEVEN-A (27-A) IN BLOCK NUMBERED TEN (10) OF THE PLAT OF LOT 27-A BLOCK 10, LA MESA NO. 2 ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON MARCH 14, 2001 IN PLAT BOOK 2001C, PAGE 81, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT, BEING A POINT ON THE WEST LINE OF ALCAZAR STREET, WHENCE CITY OF ALBUQUERQUE CONTROL MONUMENT "7-K19" HAVING NEW MEXICO STATE PLANE COORDINATES OF (CENTRAL ZONE, NAD 1983) N=1,483,044.082 AND E=1,545,165.941 BEARS N. 13 DEG. 53' 12" W., A DISTANCE OF 942.24 FEET RUNNING THENCE S. 00 DEG. 03' 56" E., ALONG THE WEST LINE OF ALCAZAR STREET, A DISTANCE OF 193.97 FEET TO AN ANGLE POINT; THENCE CONTINUING ALONG THE WEST LINE OF ALCAZAR STREET, S. 45 DEG. 28' 39" W., A DISTANCE OF 8.72 FEET TO THE SOUTHWEST CORNER, BEING A POINT ON THE NORTHERLY LINE OF ZUNI ROAD; THENCE ALONG THE NORTHERLY LINE OF ZUNI ROAD FOR THE NEXT 3 CALLS: S. 89 DEG. 11' 04" W., A DISTANCE OF 128.79 FEET TO AN ANGLE POINT; THENCE N. 00 DEG. 03' 56" W., A DISTANCE OF 3.35 FEET TO AN ANGLE POINT; THENCE S. 88 DEG. 50' 43" W., A DISTANCE OF 111.60 FEET TO THE SOUTHWEST CORNER, BEING THE INTERSECTION OF THE NORTHERLY LINE OF ZUNI ROAD WITH THE EASTERLY LINE OF LOUISIANA BOULEVARD; THENCE LEAVING THE NORTHERLY LINE OF ZUNI ROAD, N. 44 DEG. 12' 23" W., ALONG THE EASTERLY LINE OF LOUISIANA BOULEVARD, A DISTANCE OF 31.54 FEET TO AN ANGLE POINT; THENCE CONTINUING ALONG THE EASTERLY LINE OF LOUISIANA BOULEVARD, N. 03 DEG. 10' 26" E., A DISTANCE OF 178.18 FEET TO THE NORTHWEST CORNER; THENCE N. 09 DEG. 56' 04" E., A DISTANCE OF 258.48 FEET TO THE NORTHEAST CORNER AND PLACE OF BEGINNING CONTAINING 1.2079 ACRES MORE OR LESS.

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/switchgear, as installed, shall extend ten (10) feet in front of transformer/switchgear doors and five (5) feet on each side.

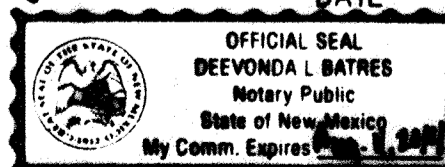
Disclaimer:
In approving this plat, Public Service Company of New Mexico (PNM) and New Mexico Gas Company (NMGC) did not conduct a Title Search of the properties shown hereon. Consequently, PNM and NMGC do not waive or release any easement or easement rights which may have been granted by prior plat,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

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 ADDITIONAL RIGHT-OF-WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE w/WARRANTY COVENANTS

Chan Sukeng March 12, 2013
DATE

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



THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC

THIS 12 DAY OF March, 2013

BY: Charern Sukkaeng
OWNERS NAME

MY COMMISSION EXPIRES: August 11, 2014 BY: Deevonda L. Batres
NOTARY PUBLIC

PLAT OF
LOT 33-A, BLOCK 10
LA MESA No. 2

WITHIN
SECTION 19, TOWNSHIP 10 NORTH, RANGE 4 EAST, N.M.P.M.
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JANUARY, 2013

PROJECT NUMBER: 1009642

APPLICATION NUMBER: 13 DRB-70501

UTILITY APPROVALS:

Leonardo Vial 4-17-13
PUBLIC SERVICE COMPANY OF NEW MEXICO DATE
John A. ... 4/17/2013
NEW MEXICO GAS COMPANY DATE
... 4/18/13
QWEST CORPORATION D/B/A CENTURYLINK QC DATE
... 4/17/13
COMCAST DATE

CITY APPROVALS:

Dial P. Acosta 3-19-13
CITY SURVEYOR DATE
N/A
REAL PROPERTY DIVISION (CONDITIONAL) DATE
N/A
ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL) DATE
... 04-10-13
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION DATE
A. Pate 04/10/13
ABCWA DATE
Carol S. Demont 4-10-13
PARKS AND RECREATION DEPARTMENT DATE
Bradley D. Bingham 4/18/13
AMAFCA DATE
... 4-10-13
CITY ENGINEER DATE
... 5-6-13
DRB CHAIRPERSON, PLANNING DEPARTMENT DATE

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 SET FORTH BY THE STATE OF NEW MEXICO.

GIVEN UNDER MY HAND AND SEAL AT ALBUQUERQUE, NEW MEXICO,
THIS 2nd DAY OF January, 2013.

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

