

PLAT OF
 LOT 3A, BLOCK 3
 ENCHANTED MESA
 WITHIN
 SECTION 10, TOWNSHIP 10 NORTH, RANGE 4 EAST N.M.P.M.
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 APRIL, 2013

PURPOSE OF PLAT

THE PURPOSE OF THIS PLAT IS TO
 COMBINE LOTS 3 & 4 INTO ONE
 LOT (LOT 3A).

LEGAL DESCRIPTION

LOTS NUMBERED THREE (3) AND FOUR (4) IN BLOCK NUMBERED THREE (3) (NOW BEING LOT 3A) OF THE ENCHANTED MESA SUBDIVISION, AN ADDITION TO THE CITY OF ALBUQUERQUE, 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 MAY 27TH, 1953. IN BOOK D1 FOLIO 94, TOGETHER WITH THE VACATED NORTHERLY TWENTY TWO (22) FEET OF MENUAL BOULEVARD, VACATED BY CITY ORDINANCE NO. 2615, DATED DECEMBER 15, 1964 RECORDED JANUARY 5, 1965, IN BOOK 49, PAGE 948, AS DOC. NUMBER, 33499, RECORDS OF THE BERNALILLO COUNTY NEW MEXICO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.
 BEGINNING AT THE NORTHWEST CORNER OF LOT THREE (3) WHENCE CITY OF ALBUQUERQUE CONTROL MONUMENT "10_H22" HAVING NEW MEXICO STATE PLANE COORDINATES OF (CENTRAL ZONE, NAD 1983) N=1496619.882 E=1560974.525 BEARS N 29° 52' 23" W A DISTANCE OF 1661.00 FEET RUNNING THENCE N 89° 20' 26" E A DISTANCE OF 49.99 FEET TO THE NORTHEAST CORNER THENCE S 0° 39' 31" E A DISTANCE OF 147.70 FEET TO THE SOUTHEAST CORNER BEING A POINT ON THE NORTHERLY RIGHT OF WAY OF MENAUL BLVD. THENCE N 87° 27' 13" W ALONG THE NORTHERLY RIGHT OF WAY OF MENAUL BLVD. A DISTANCE OF 49.99 FEET TO THE SOUTHWEST CORNER THENCE N 0° 41' 25" W A DISTANCE OF 144.90 FEET TO THE NORTHWEST CORNER AND THE POINT OF BEGINNING

PUBLIC UTILITY EASEMENTS

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

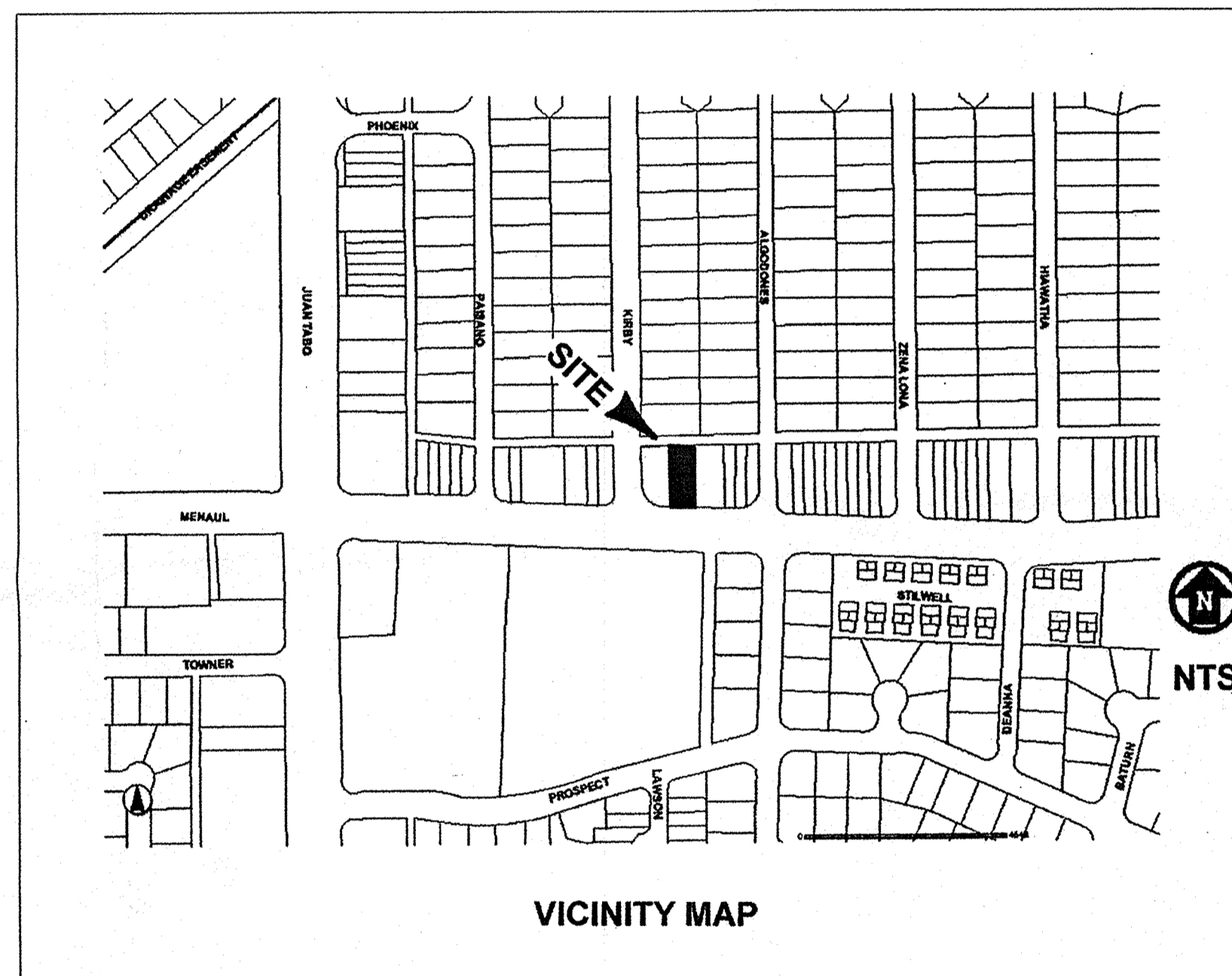
- A. Public Service Company of New Mexico ("PNM"), a New Mexico corporation, (PNM Electric) for installation, maintenance, and service of overhead and underground electrical lines, transformers, and other equipment and related facilities reasonably necessary to provide electrical services.
- B. New Mexico Gas Company for installation, maintenance, and service of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas services.
- C. QWEST D/B/A CENTURYLINK for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide communication services.
- D. 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 Grantees, 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), QWEST D/B/A CENTURYLINK and New Mexico Gas Company (NMGC) did not conduct a Title Search of the properties shown hereon. Consequently, PNM, QWEST D/B/A CENTURYLINK 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.

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON
 UPC# 1-022-059-045297203-03

PROPERTY OWNER OF RECORD: Mohammad Reza Zamanian
 BERNALILLO CO. TREASURER'S OFFICE: 5-17-13



ZONE ATLAS MAP H-22

GENERAL NOTES:

1. TOTAL AREA OF PROPERTY 0.1678 ACRES
2. BASIS OF BEARINGS IS THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 1983.
3. DISTANCES ARE GROUND BEARINGS ARE GRID
4. BEARINGS AND DISTANCES SHOWN IN PARENTHESIS ARE RECORD.
5. FIELD WORK WAS PERFORMED IN JANUARY 2013.
6. PLATS USED TO ESTABLISH BOUNDARY
 - a. ENCHANTED MESA FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON MAY 27TH, 1953. IN BOOK D1 FOLIO 94.
 - b. PLAT OF LOT 5A, BLOCK 3 ENCHANTED MESA FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, ON MARCH 29, 1985 IN VOL. C26 FOLIO 169
 - c. SUMMARY PLAT OF LOTS 1 & 2 BLOCK 3 ENCHANTED MESA FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY ON SEPTEMBER 1, 1983 IN VOL. A9 FOLIO 2.
7. 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.
8. THIS PLAT SHOWS ALL EASEMENTS OF RECORD.

FREE CONSENT

THE REPLAT HEREON DESCRIBED IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETOR THEREOF. THOSE SIGNING AS OWNERS WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE TO THE LAND REPLATTED.

M.R. Zamanian 4/17/13 Quannah Marshall-Zamanian 4/17/13
 MOHAMMAD REZA ZAMANIAN DATE QUANNAH MARSHALL-ZAMANIAN DATE

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



THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC
 THIS 17th DAY OF April, 2013
 BY: Mohammad R. Zamanian and Quannah Marshall-Zamanian
 OWNERS NAME
 MY COMMISSION EXPIRES January 27, 2015 BY: Betty Banuelos
 NOTARY PUBLIC

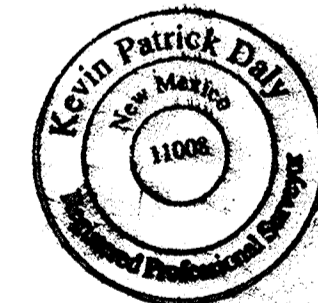
SURVEYORS CERTIFICATE:

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

I, KEVIN PATRICK DALY, 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 17 DAY OF April, 2013.

Kevin Patrick Daly
 KEVIN PATRICK DALY P.S. # 11006



KEVIN DALY
 NEW MEXICO PROFESSIONAL LAND SURVEYOR
 2221 FLAGSTONE ROAD
 RIO RANCHO
 NEW MEXICO
 505.892.7758

PROJECT NUMBER: 1009678
 APPLICATION NUMBER: 13DRB-70533

UTILITY APPROVALS:

Fernando Vigil 5-3-13
 PUBLIC SERVICE COMPANY OF NEW MEXICO DATE
Quannah Marshall-Zamanian 5/6/2013
 NEW MEXICO GAS COMPANY DATE
Allen Peter 5/9/13
 QWEST CORPORATION DBA CENTURY LINK QC DATE
Allen Peter 5/1/13
 COMCAST DATE

CITY APPROVALS

Allen Peter 4-18-13
 CITY SURVEYOR DATE
Allen Peter 05-08-13
 TRAFFIC ENGINEERING, TRANSPORTATION DIVISION DATE
Allen Peter 05/08/13
 ABCWUA DATE
Allen Peter 5/8/13
 PARKS AND RECREATION DEPARTMENT DATE
Allen Peter 5-8-13
 AMAFCA DATE
Allen Peter 5-8-13
 CITY ENGINEER DATE
Allen Peter 5-15-13
 DRB CHAIRPERSON, PLANNING DEPARTMENT DATE

DOCH 2013054818
 05/17/2013 12:35 PM Page: 1 of 2
 styPLAT R: \$25.00 B: 20130 P: 0053 M: Toulous Olivere, Bernalillo Cou

ACS STATION 10-H22
 N=1496619.882
 E=1560974.525
 GRD TO GRID=-0.999683830
 $\Delta\alpha = -00^{\circ}13'52.10''$
 CENTRAL ZONE, NAD 1983

N29°52'23"W 161.00'

20' ALLEY
 PLAT OF ENCHANTED MESA
 FILED MAY 27th., 1953
 IN BOOK D1 FOLIO 94

N89°20'26"E 49.99' (N89°12'00"E 50.00') FOUND #4 REBAR W/ RED CAP STAMPED NMRLS 6540
 N89°20'26"E 74.98' (N89°12'00"E 75.00') NE CORNER OF LOT 5A FOUND #5 REBAR
 SET #5 REBAR W/ YELLOW CAP STAMPED NMPS 11008

LOT 1A
 SUMMARY PLAT OF LOTS 1 & 2
 FILED 9-1-83
 VOL. A9 FOLIO 2

LOT 3A
 (0.1678 ACRES)

LOT 5A
 PLAT OF LOT 5A, BLOCK 3
 FILED 3-29-85
 VOL. C26 FOLIO 169

N0°41'25"W 144.90'
 (N00°48'00"W 144.94')

S0°39'31"E 147.70'
 (N00°48'00"W 147.63')

PROPERTY LINE BEING
 ELIMINATED BY THIS PLAT

9' PUBLIC UTILITY EASEMENT RESERVED BY
 CITY ORDINANCE NO. 2615, DATED
 DECEMBER 15, 1964 RECORDED JANUARY
 5, 1965 IN BOOK 49, PAGE 948, AS DOC.
 NUMBER 33499

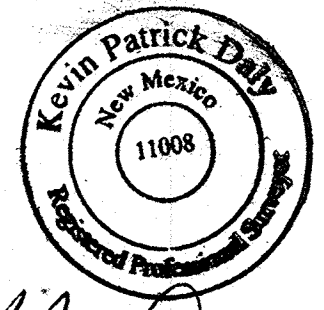
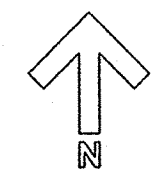
22 FEET OF MENAUL BOULEVARD VACATED BY
 CITY ORDINANCE NO. 2615, DATED DECEMBER
 15, 1964 RECORDED JANUARY 5, 1965 IN BOOK
 49, PAGE 948, AS DOC. NUMBER 33499

N87°27'13"W 49.99' (N87°42'50"W 50.07') FOUND #4 REBAR W/ RED CAP STAMPED NMRLS 6540
 FOUND #5 REBAR

MENAUL BOULEVARD NE (106' ROW)

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 05/17/2013 12:35 PM Page: 2 of 2
 PLAT R:526.00 B: 2013054818 Toulous Olivere, Bernalillo Cour

0 6" 1' 20'
 SCALE: 1" = 20'



Kevin Patrick Daly 4/17/13