

PROJECT: 1009955
DATE: 3-5-14

PLAT OF
LOTS 14-A AND 22-A, BLOCK 7
AND
TRACTS K-1 AND L-1, BLOCK 7
MESA DEL SOL NEIGHBORHOOD
MONTAGE UNIT 2
BEING A REPLAT OF LOTS 14 AND 22, BLOCK 7
AND TRACTS "K" AND "L"
MESA DEL SOL NEIGHBORHOOD
MONTAGE UNIT 2,
IN SEC. 22, T.9N., R.3E., NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
FEBRUARY, 2014

PROJECT NUMBER: 10006007
SUBDIVISION APPLICATION NUMBER: 14DRB 70028

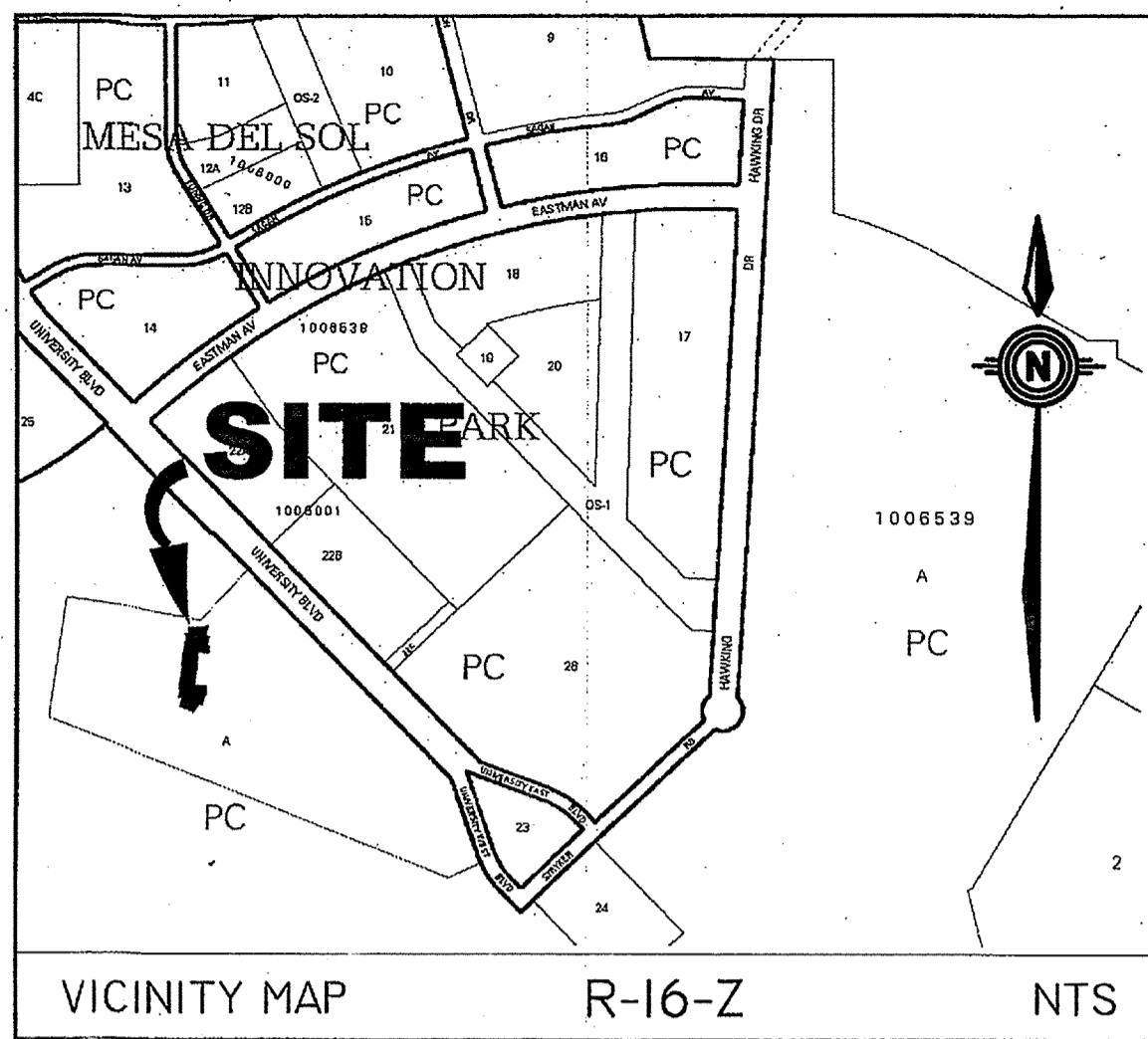
SITE DATA

Table with 2 columns: ZONING (PC), MILES OF FULL WIDTH STREETS CREATED (0 MILES), NO. OF EXISTING LOTS AND TRACTS (4), NO. OF LOTS AND TRACTS CREATED (4), TOTAL AREA (0.4577 ACRES), ACREAGE OF DEDICATED RIGHT-OF-WAY (0.0 ACRES)

PLAT APPROVAL

UTILITY APPROVALS:

Table for utility approvals with columns: PNM ELECTRIC SERVICES, NEW MEXICO GAS COMPANY, QWEST CORP d/b CENTURY LINK, COMCAST, CITY APPROVALS (Dail P. Acosta 2/25/14), CITY SURVEYOR, ENVIRONMENT HEALTH DEPARTMENT, TRAFFIC ENGINEER, TRANSPORTATION DEPARTMENT, WATER UTILITY DEVELOPMENT, PARKS AND RECREATION DEPARTMENT, AMAFCA, CITY ENGINEER, DRB CHAIRPERSON, PLANNING DEPARTMENT. Includes dates for each.



DISCLOSURE STATEMENT

THE PURPOSE OF THIS PLAT IS TO RE-PLAT EXISTING LOTS 14 AND 22, BLOCK 7, AND TRACTS "K" AND "L", BLOCK 7, INTO FOUR NEW LOTS: LOTS 14-A AND 22-A, BLOCK 7, AND TRACTS K-1 AND L-1, BLOCK 7, AND GRANT A SIDEWALK EASEMENT AS SHOWN HEREON.

LEGAL DESCRIPTION

LOTS NUMBERED FOURTEEN (14) AND TWENTY-TWO (22), BLOCK SEVEN (7) AND TRACTS "K" AND "L", BLOCK 7, OF THE PLAT OF MESA DEL SOL NEIGHBORHOOD MONTAGE UNIT 2, 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 JANUARY 9, 2013, IN PLAT BOOK 2013C, PAGE 2.

ACS BRASS TABLET STAMPED "3.016" GEOGRAPHIC POSITION (NAD 83) NM STATE PLANE COORDINATES (CENTRAL ZONE) X=1,533,488.728 Y=1,457,045.094 GROUND TO GRID FACTOR=0.999663002 DELTA ALPHA=-0012'17.33" NAVD 1988 ELEVATION=5310.390

LINE TABLE with columns: LINE, LENGTH, BEARING. Lists lines L1 through L34 with their respective lengths and bearings.

SURVEY NOTES:

- 1. BASIS OF BEARING IS THE PLAT OF PLAT OF MESA DEL SOL NEIGHBORHOOD MONTAGE UNIT 2, 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 JANUARY 9, 2013, IN PLAT BOOK 2013C, PAGE 2.
2. ALL EXISTING POINTS HAVE BEEN FIELD VERIFIED; ALL FALL WITHIN ACCEPTABLE LIMITS TO JUSTIFY RECORD= MEASURED. BEARINGS ARE NEW MEXICO STATE PLANE BEARINGS; DISTANCES ARE GROUND DISTANCES.
3. DOCUMENTS USED: A) PLAT OF MESA DEL SOL NEIGHBORHOOD MONTAGE UNIT 2, 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 JANUARY 9, 2013, IN PLAT BOOK 2013C, PAGE 2.
4. ALL EASEMENTS OF RECORD ARE SHOWN ON THIS PLAT.

CONSENT STATEMENT

The undersigned owners and proprietors of the properties represented hereon do hereby certify and affirm that this replat is created with their free will and consent and in accordance with their expressed wishes and desires, and that they hold among them complete and indefeasible title in fee simple to the land subdivided.

by: Michael Fietz, Owner Bailla del Mesa, LLC, Lots 14 and 22 Date: 2-25-2014

ACKNOWLEDGEMENT

State of New Mexico, County of Bernalillo. This instrument was acknowledged before me this 25th day of Feb, 2014, 10:06:14.

by: Michael Fietz, Notary Public

My Commission Expires: 10-06-2014

by: Brian Fennelly, Authorized Signatory for Forest City Mesa Residential LLC, Owner Tracts "K" and "L" Date: 2-25-2014

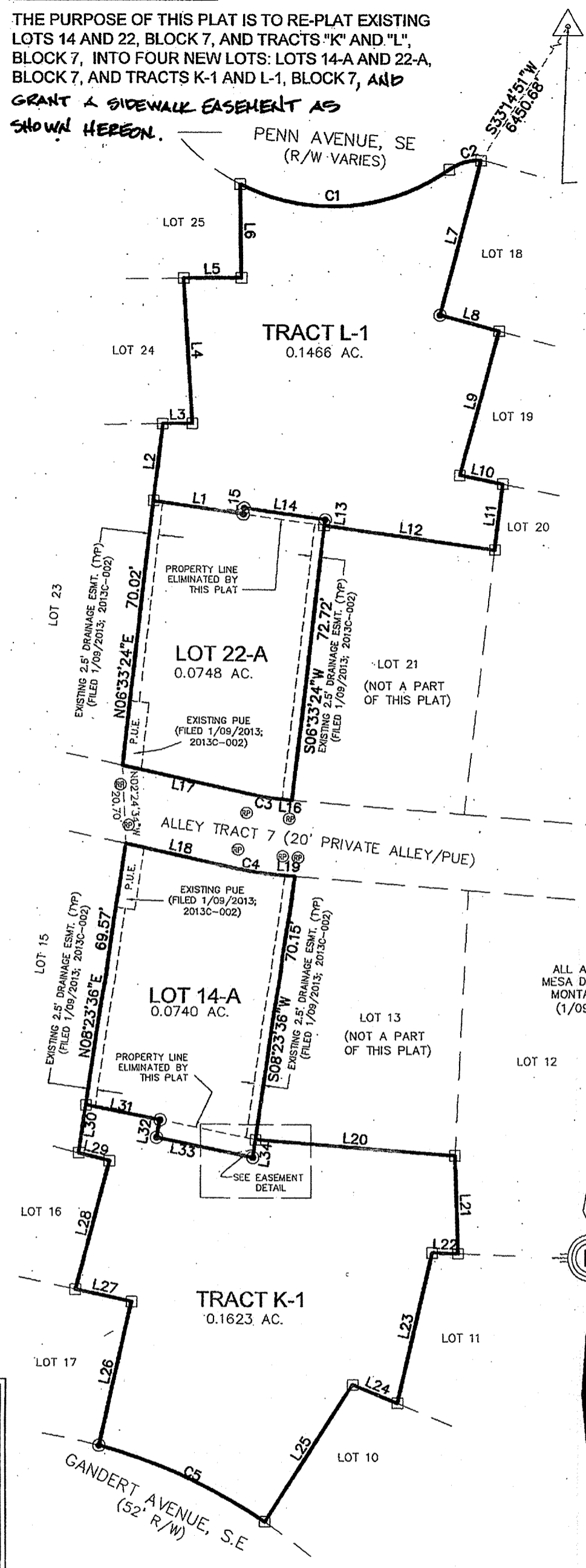
ACKNOWLEDGEMENT

State of New Mexico, County of Denver. This instrument was acknowledged before me this 24 day of Feb, 2014.

by: Samantha Young, Notary Public

My Commission Expires: 4-4-2014

SAMANTHA YOUNG NOTARY PUBLIC STATE OF COLORADO My Commission Expires 04/04/2014



DISCLAIMER

In approving this plat, Public Service Company of New Mexico (PNM), New Mexico Gas Company (NMGC) and Qwest Corporation dba Century Link QC (Qwest) did not conduct a title search of the properties shown hereon. Consequently, PNM, NMGC and Qwest 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.

SOLAR NOTE:

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 the proposed plat. The foregoing requirement shall be a condition to approval of this plat for subdivision.

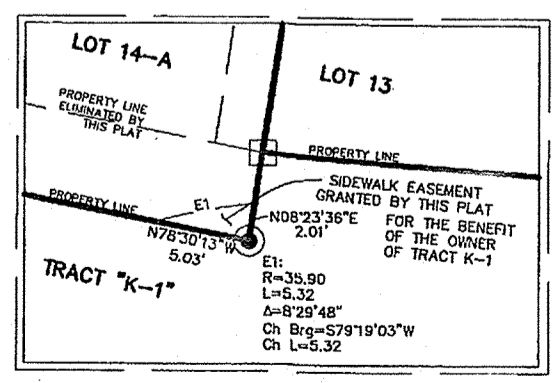
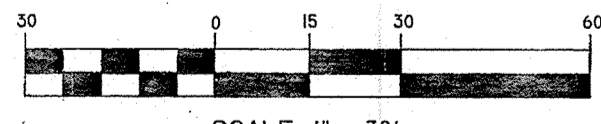
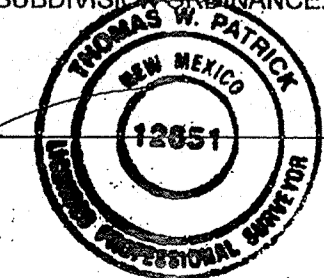
TREASURERS CERTIFICATION:

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON: MESA DEL SOL NEIGHBORHOOD MONTAGE UNIT 2 LOT 14, BLOCK 7, LOT 22, BLOCK 7 TRACT K, BLOCK 7, TRACT L, BLOCK 7 ALL UNDER UPC# 101605107010530120 (BULK LAND TRACT A-1) PROPERTY OWNER OF RECORD (LOTS 14 AND 22): BAILLA DEL MESA LLC PROPERTY OWNER OF RECORD (TRACTS "K" AND "L"): FOREST CITY MESA RESIDENTIAL, LLC BERNALILLO COUNTY TREASURER'S OFFICE: BY: DATE:

SURVEYOR'S CERTIFICATION:

I, THOMAS W. PATRICK, NEW MEXICO PROFESSIONAL SURVEYOR NO. 12651, HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM AN ACTUAL GROUND SURVEY PERFORMED BY ME OR UNDER MY SUPERVISION, THAT I AM RESPONSIBLE FOR THIS PLAT AND THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS PLAT CONFORMS TO THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND SURVEYORS AND TO THE CITY OF ALBUQUERQUE SUBDIVISION ORDINANCE.

THOMAS W. PATRICK, NEW MEXICO PROFESSIONAL SURVEYOR NO. 12651 Date: 2-25-2014



CURVE TABLE with columns: CURVE, RADIUS, LENGTH, DELTA, TANGENT, CHORD BEARING, CHORD LENGTH. Lists curves C1 through C5.

RE-PLAT LOTS 14-A AND 22-A, BLOCK 7 AND TRACTS K-1 AND L-1 MESA DEL SOL NEIGHBORHOOD MONTAGE UNIT 2

community sciences corporation logo and contact information: LAND PLANNING P.O. Box 1328 Corrales, N.M. 87048 SURVEYING (505) 897-0000