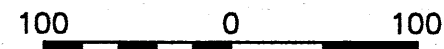


PRELIMINARY PLAT OF  
**WILSHIRE ESTATES**  
 SITUATE WITHIN  
**PROJECTED SECTION 24**  
**T.11N., R.3E., N.M.P.M.**  
**ELENA GALLEGOS LAND GRANT**  
**CITY OF ALBUQUERQUE**  
**BERNALILLO COUNTY, NEW MEXICO**  
 MARCH 2018

**LEGAL DESCRIPTION**

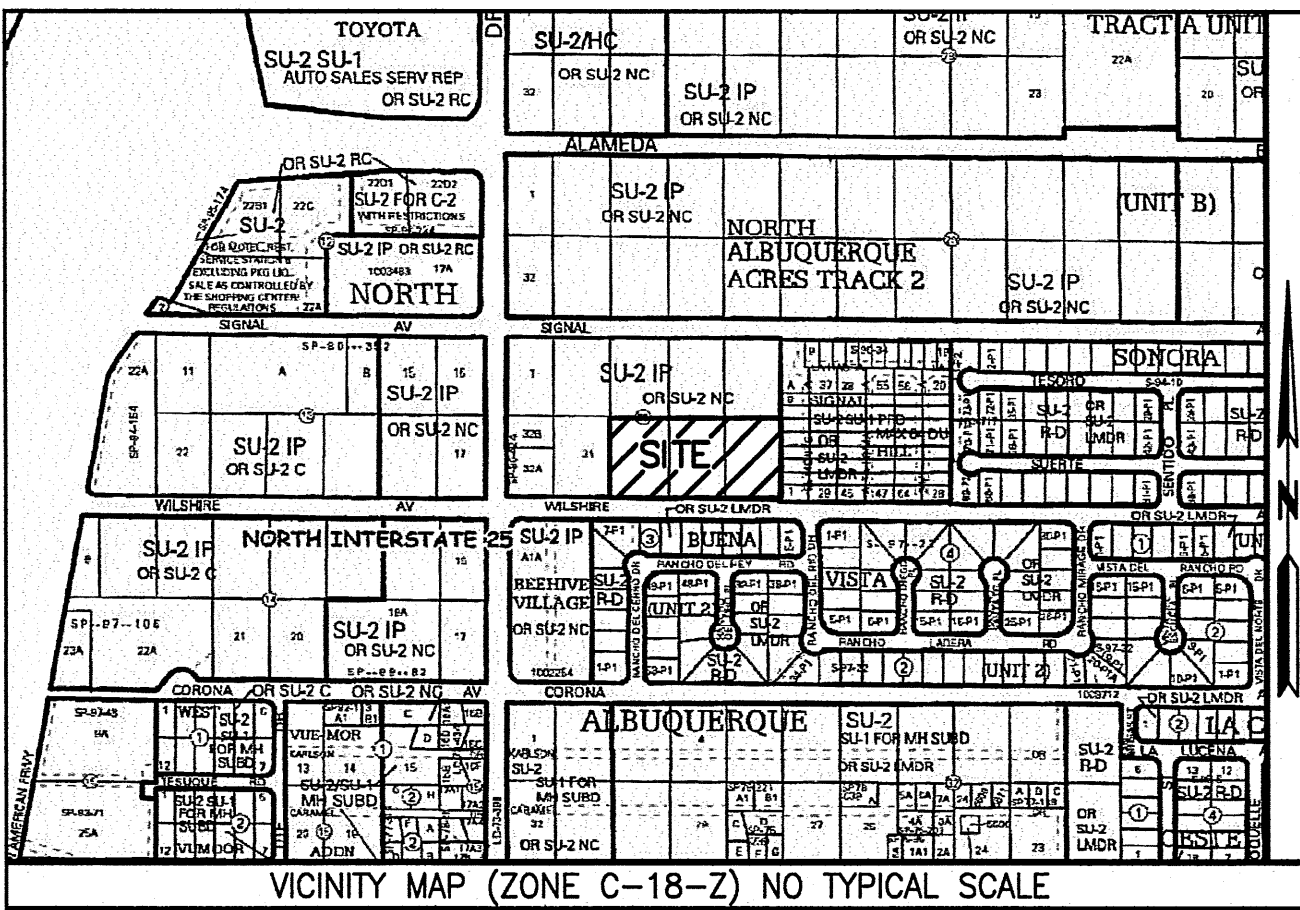
ALL OF LOTS 3 THROUGH SIX OF BLOCK 20 OF TRACT 3, UNIT 1 OF NORTH ALBUQUERQUE ACRES SUBDIVISION AS SHOWN AND DESIGNATED ON THE PLAT OF SAID SUBDIVISION AS THE SAME IS FILED IN THE RECORDS OF BERNALILLO COUNTY, NEW MEXICO, ON MARCH 23, 1931, IN BOOK D AT PAGE 132



SCALE: 1" = 100'

**LEGEND**

- SET #5 REBAR WITH CAP "PWT 10204"
- FOUND SURVEY MONUMENT AS DESCRIBED

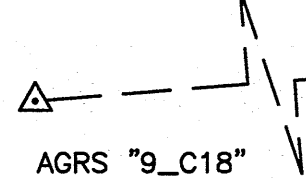


THE PURPOSE OF THIS PLAT IS TO REPLAT LOTS 28 THROUGH 31 OF BLOCK 30, NORTH ALBUQUERQUE ACRES, TRACT A, UNIT 3 INTO 22 LOTS AND AN HOA TRACT AND TO DEDICATE A FULL WIDTH STREET AND TO GRANT 10' PUBLIC UTILITY EASEMENTS TO SERVE THE PARCELS CREATED.

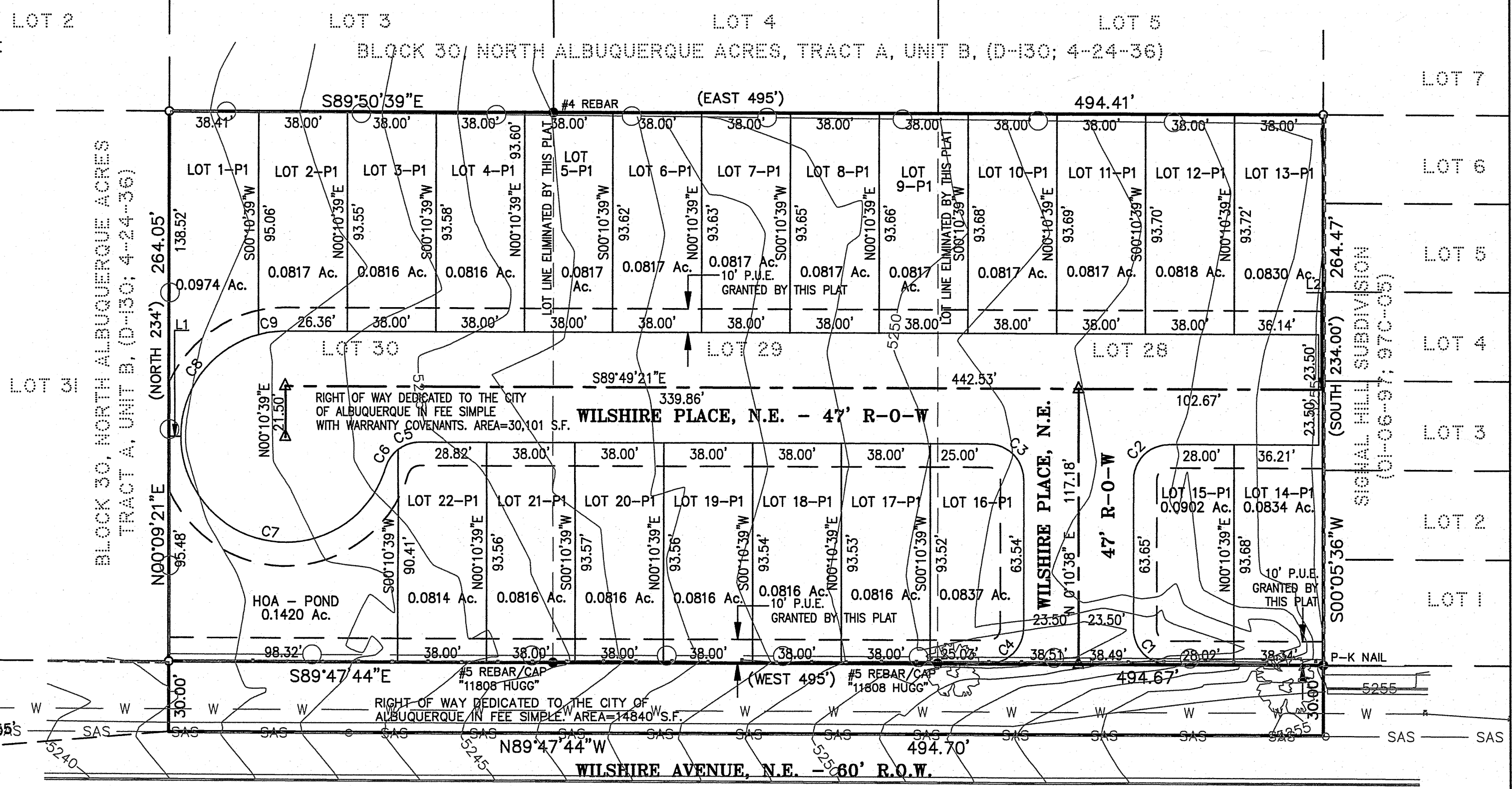
**NOTES:**

- 1) UNLESS OTHERWISE NOTED, ALL BOUNDARY CORNERS SHOWN THUS (○) SHALL BE MARKED BY A #5 REBAR W/CAP STAMPED "PWT 10204".
- 2) ALL STREET CENTERLINE MONUMENTATION SHALL BE INSTALLED AT ALL CENTERLINE PC'S, PT'S ANGLE POINTS AND STREET INTERSECTIONS AND SHOWN THUS (△) WILL BE MARKED BY A FOUR INCH (4") ALUMINUM CAP STAMPED "CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION MARKER, DO NOT DISTURB, PS #10204.
- 3) BOUNDARY SHALL BE TIED TO THE NEW MEXICO STATE PLANE COORDINATE SYSTEM AS SHOWN.
- 4) BASIS OF BEARING SHALL BE NEW MEXICO STATE PLANE GRID BEARINGS.
- 5) ALL DISTANCES SHALL BE GROUND DISTANCES.
- 6) MANHOLES WILL BE OFFSET AT ALL POINTS OF CURVATURE, POINTS OF TANGENCY, STREET INTERSECTIONS AND ALL OTHER ANGLE POINTS TO ALLOW USE OF CENTERLINE MONUMENTATION.
- 7) GROSS SUBDIVISION ACREAGE 3.0002 ACRES. DETACHED OPEN SPACE PER THE PROVISIONS OF SECTION 14-16-3-8(a)(3).
- 8) A BLANKET EASEMENT FOR PUBLIC DRAINAGE, WATER AND SANITARY SEWER PURPOSES SHALL APPLY TO THE ENTIRE HOA TRACT SITUATE IN THE SOUTHWEST CORNER OF THIS SUBDIVISION AND IS GRANTED UPON THE FILING OF THIS PLAT.

X=1542501.428 US SURVEY FT.  
 Y=1521497.624 US SURVEY FT.  
 GROUND-GRID: 0.999664563  
 MAPPING ANGLE: -00°11'19.69"  
 NAD 83, NM COORDINATE SYSTEM CENTRAL ZONE  
 ORTHO HEIGHT: 5232.47 US SURVEY FT. (NAVD 88)



TIE: S85°22'40"W 942.55'

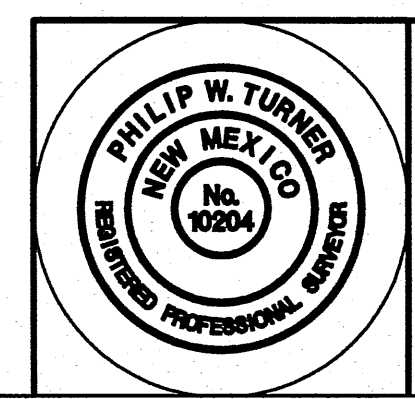


*Foren M. Riosharon P.S. 5/10/18*  
 CITY SURVEYOR, CITY OF ALBUQUERQUE DATE

*Khalid A. Pashtoon* for Khalid Pashtoon 5/10/18  
 KHALID A. PASHTOON - OWNER DATE

*Nafesa Pashtoon* for Nafesa Pashtoon 5/10/18  
 NAFESA PASHTOON - OWNER DATE

No property within the area of requested final action plat shall at any time be subject to deed restriction, covenant or building 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 or site development plan for subdivision. (Section 14-14-4-7(B))



PLAT AND SURVEY BY:  
**TERRAMETRICS NM LLC**  
**PROFESSIONAL LAND SURVEYING**  
 4175 MONTGOMERY BOULEVARD, N.E.  
 ALBUQUERQUE, NEW MEXICO 87109  
 PHONE: (505) 881-2903