

LEGAL DESCRIPTION
LOT NUMBERED EIGHT (8) AND NINE (9) OF THE ZICKERT
ADDITION, 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 APRIL 2, 1948 IN VOLUME C, FOLIO
97,

PLAT OF
LOTS 8-A AND 9-A
ZICKERT ADDITION
WITHIN
TOWN OF ALBUQUERQUE GRANT
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
APRIL, 2016

PURPOSE OF PLAT:
THE PURPOSE OF THIS PLAT IS TO RE-ALIGN THE LOT LINE BETWEEN LOTS 8 AND 9
AND GRANT ANY EASEMENTS AS SHOWN.

- GENERAL NOTES:
- 1: UNLESS NOTED, NO. 4 REBAR WITH CAP STAMPED
P.S.#11463 WERE SET AT ALL PROPERTY CORNERS.
 - 2: THIS PLAT SHOWS ALL EASEMENTS OF RECORD.
 - 3: TOTAL AREA OF PROPERTY: 1.0028 ACRES.
 - 4: BASIS OF BEARINGS IS THE NEW MEXICO STATE PLANE
COORDINATE SYSTEM, CENTRAL ZONE, NAD 1983.
 - 5: DISTANCES ARE GROUND. BEARINGS ARE GRID.
 - 6: BEARINGS AND DISTANCES SHOWN IN PARENTHESIS ARE RECORD.
 - 7: DATE OF FIELD WORK: APRIL, 2016
 - 8: 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
 - 9: PLATS USED TO ESTABLISH BOUNDARY.

A: PLAT OF ZICKERT ADDITION
FILED: APRIL 2, 1948 IN VOLUME C, FOLIO 97

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
purpose of installing, maintaining, repairing, and operating the facilities and equipment
described herein, and the right to use the easements described herein for the purpose
to extend services to customers of Grantor, 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 (NMGCO) did not conduct a Title Search of
the properties shown hereon. Consequently, PNM, QWEST D/B/A CENTURYLINK and
NMGCO 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# _____
PROPERTY OWNER OF RECORD: _____
BERNALILLO CO. TREASURER'S OFFICE: _____

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 INDEFENSIBLE
TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC
THIS _____, DAY OF _____, 20____,

BY: _____
OWNERS NAME
MY COMMISSION EXPIRES: _____ BY: _____ NOTARY PUBLIC

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 AS SET
FORTH BY THE STATE OF NEW MEXICO.

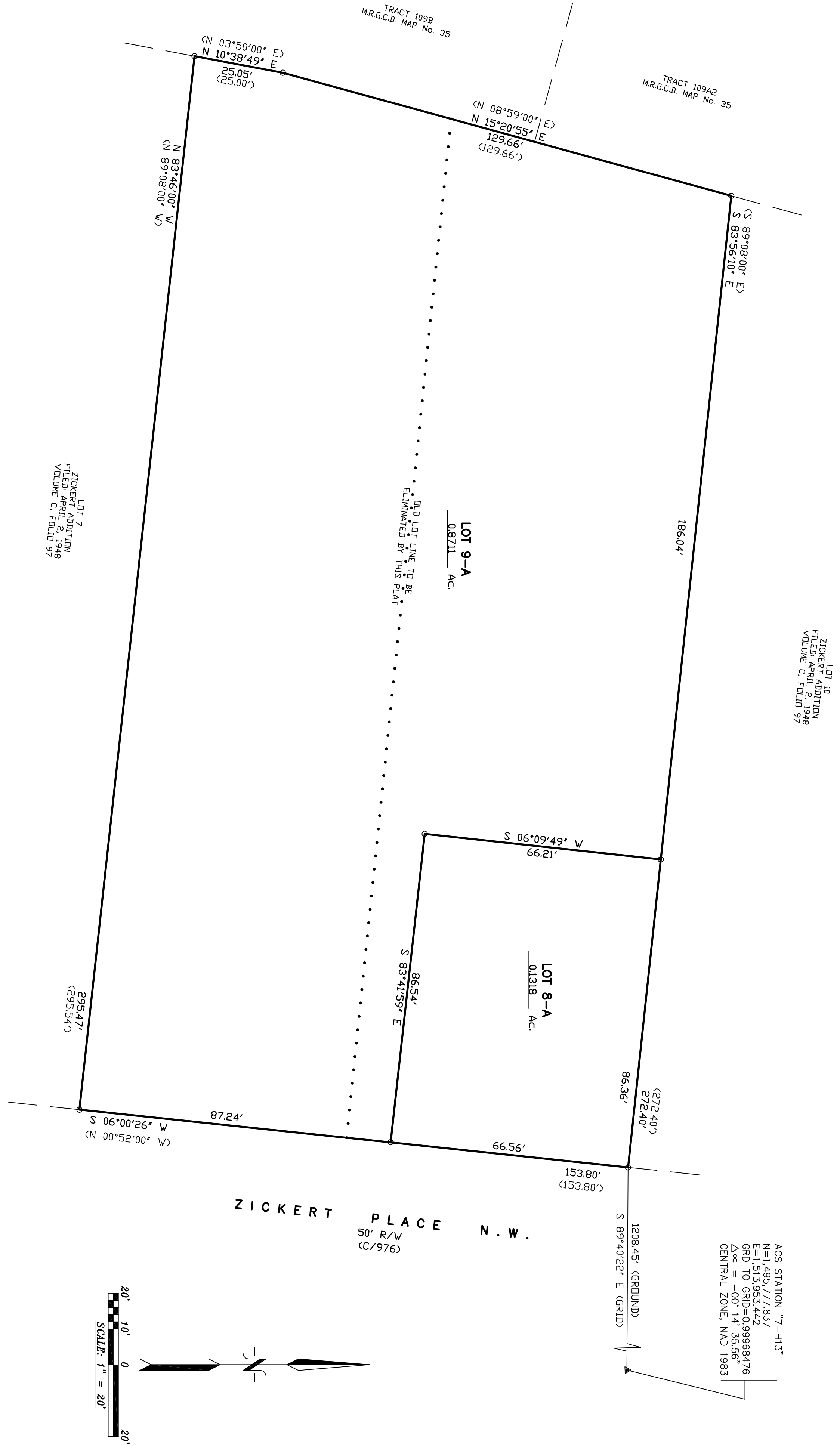
GIVEN UNDER MY HAND AND SEAL AT ALBUQUERQUE, NEW MEXICO,
THIS _____ DAY OF _____, 2016

ANTHONY L. HARRIS, P.S. # 11463

THE SURVEY OFFICE, LLC PHONE: (505) 398-0393
3330 Louisiana Boulevard, N.E. FAX: (505) 398-0306
ALBUQUERQUE, NEW MEXICO 87106

PLAT OF
LOTS 8-A AND 9-A
ZICKERT ADDITION

WITHIN
TOWN OF ALBUQUERQUE GRANT
PROJECTED SECTION 12, TOWNSHIP 10 NORTH, RANGE 2 EAST, N.M.P.M.
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
APRIL, 2016



TOWN OF ALBUQUERQUE GRANT
PROJECTED SECTION 12, TOWNSHIP 10 NORTH, RANGE 2 EAST, N.M.P.M.
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