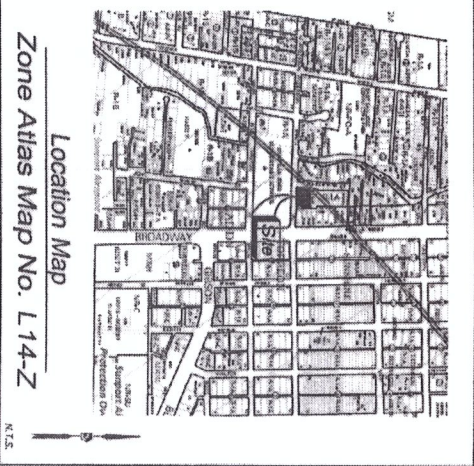


*town of Albuquerque Grant, Projected
Section 29 Township 10 North, Range 3 East, N.M.P.M.
Albuquerque, Bernalillo County, New Mexico
June 2019*



Subdivision Data:

GROSS SUBDIVISION ACREAGE: 0.3946 ACRES
 ZONE: ATLAS INDEX NO.: L-14-Z
 NO. OF TRACTS CREATED: 3
 NO. OF LOTS CREATED: 0
 MILES OF FULL-WIDTH STREETS CREATED: 0

Purpose of Piat

THE PURPOSE OF THIS PLAT IS TO REPLAY THE EXISTING THREE TRACTS INTO THREE NEW TRACTS AND TO GRANT AN EASEMENT:

Public Utility Easements

[illegible]

Disclaimer

IN APPROVING THIS PLAN, PUBLIC SERVICE COMPANY OF NEW MEXICO (PSNM), QUEST CORPORATION U/B/A CENTURIAK QC AND NEW MEXICO GAS COMPANY (NMGCO) DO NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON. CONSEQUENTLY, PSNM, QUEST CORPORATION U/B/A CENTURIAK QC AND NMGCO DO NOT WAIVE OR RELEASE ANY EASEMENT OR EASEMENT RIGHTS WHICH HAVE BEEN GRANTED BY PRIOR PLAN, DEED OR OTHER DOCUMENT AND WHICH ARE NOT SHOWN SPECIFICALLY DESCRIBED AND ON THIS PLAN.

Solar Note:

NO PROPERTY WITHIN THE AREA OF REQUESTED FINAL ACTION 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 OF PARCELS WITHIN THE AREA OF THIS PLAT.

Notes:

1. PLAT SHOWS ALL EASEMENTS OF RECORD.
2. EASEMENT BEARINGS AND DISTANCES SHOWN HEREON ARE RECORD AND EASEMENTS HAVE BEEN ROTATED TO MATCH BASIS OF BEARINGS AND BOUNDARY UNLESS OTHERWISE INDICATED.

Legal Description

[illegible]

Free Consent

THE POINT OF BEGINNING, CONTAINING 0.1966 ACRES (17,381 SQUARE FEET), MORE OR LESS, NOW BEING PART OF LOT 1, 2 & 3 ANDERSON CORNER.

Acknowledgment

STATE OF NEW MEXICO)
COUNTY OF BERNALILLO)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 10 DAY OF MAY, 2019 BY
 IAN DURAN, MANAGING MEMBER, NEW MEXICO RESIDENTIAL FINANCIAL SOLUTIONS, LLC
IMODI DURAN MY COMMISSION EXPIRES: 12/31/22
 NOTARY PUBLIC

PRECISION
SUPPLY, INC.

505.856.5700 PHONE
505.856.7900 FAX

Project No. PR-2018-001347
Application No. SD-2018-0011

Utility Approvals

DATE 6-25-19

NEW BRICK CO. GAS COMPANY

DATE 6/21/19

DATE 6/20/19

COMCAST

City Approvals

John W. Richardson P.S. 6/19/19

TRAFFIC ENGINEERING, TRANSPORTATION DEPARTMENT

A.B.C.W.U.A

PARKS AND RECREATION DEPARTMENT

7/13/2020
DATE

CITY ENGINEER

LURE CHAIRPERSON, PLANNING DEPARTMENT

CODE ENFORCEMENT

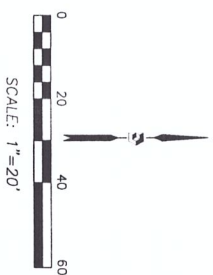
Surveyor's Certificate

LARRY W. MANAO, A REGISTERED NEW MEXICO PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, HEREBY CERTIFY THAT THIS PLAN WAS PREPARED FROM RECORD NOTES OF AN ACTUAL SURVEY SETTING THE MINIMUM REQUIREMENTS FOR THE RECONSTRUCTION AND SURVEYS OF THE CITY OF ALBUQUERQUE'S SUBDIVISIONS FOR THE MINIMUM STANDARDS FOR LAND SURVEYS AS ADOPTED BY THE N.M. BOARD OF LANDSURVEYING FOR ENGINEERS AND SURVEYORS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT NO ENCUMBRANCES EXIST EXCEPT AS NOTED ABOVE AND THAT ALL ARE PLACED BY THE SURVEYOR IN THEIR CORRECT LOCATION RELATIVE TO RECORD BOUNDARIES.

APPROVED BY: *Paul M. Medrano*
NAME: MEDRANO, PAUL M.
ID NO: 17993
DATE: 6/6/96

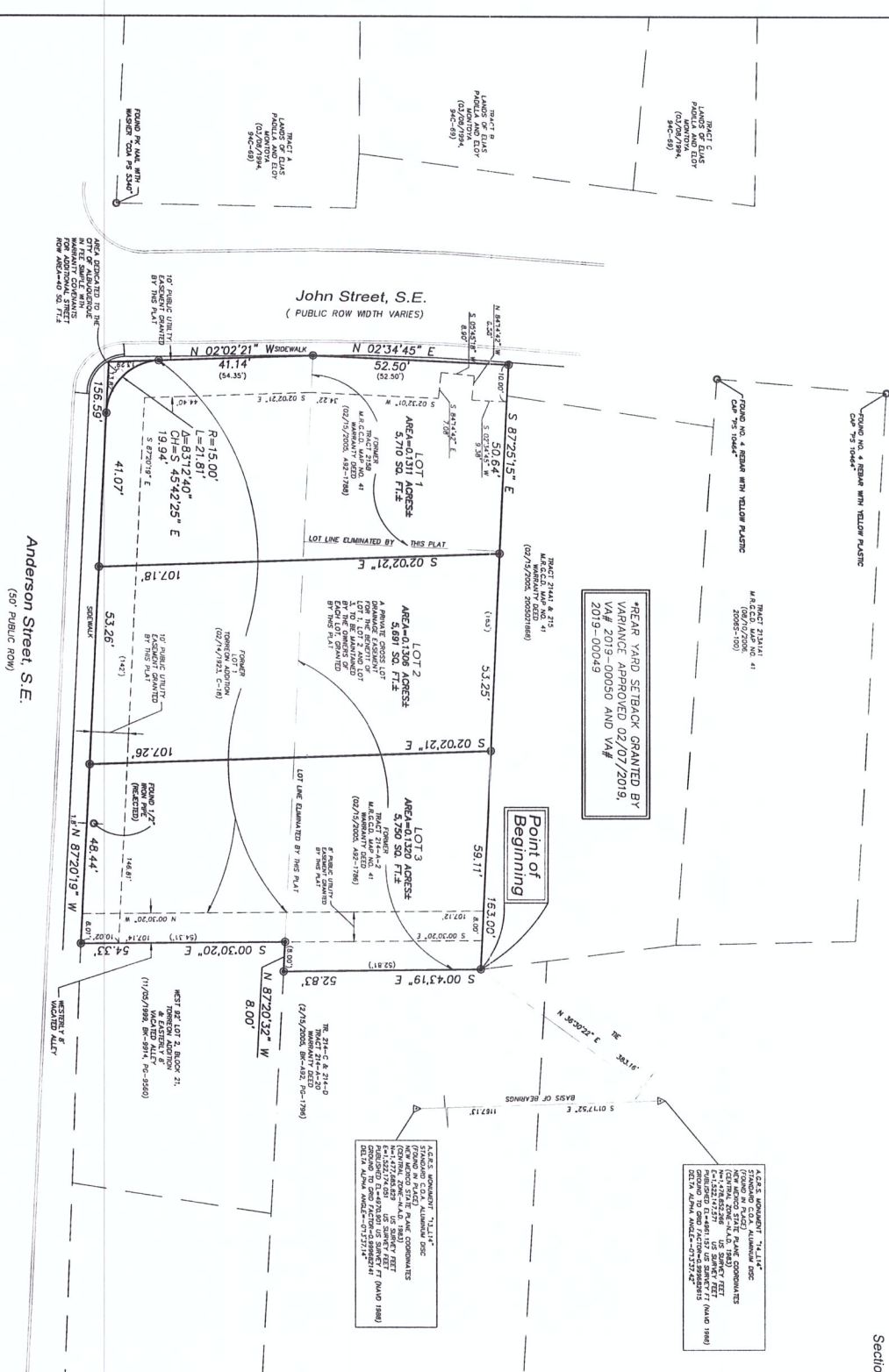


Plat of
Lots 1, 2 & 3
Anderson Corner
Town of Albuquerque Grant, Projected
Section 29 Township 10 North, Range 3 East, N.M.P.M.
Albuquerque, Bernalillo County, New Mexico
June 2019



Legend

N 90°00'00" E	DECKED BEARING AND DISTANCES
(N 90°00'00" E)	NO RECORD BEARINGS AND DISTANCES
○	ROUND AND USED MONUMENT
●	AS DESIGNATED
○	DEVELOP NO. 4 REAR WITH YELLOW PLASTER
○	DEVELOP NO. 4 REAR WITH YELLOW PLASTER
○	DEVELOP NO. 4 REAR WITH YELLOW PLASTER
○	AS DESIGNATED



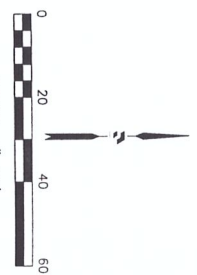
COORDINATE AND DIMENSION INFORMATION				INDEXING INFORMATION FOR COUNTY CLERK			
STATE PLAT CODE	DATE OF PLAT	DATE OF PLAT	DATE OF PLAT	PROPERTY OWNER	NEW MEXICO RESIDENTIAL FINANCIAL SOLUTIONS LLC		
NM-C	GRID	STANDARD	PLAT INFORMATION				
VERTICAL DATUM	NO HORIZONTAL	YES	LAND GRANT				
ALBUQUERQUE GEODETIC REFERENCE SYSTEM	UNIT POINT FOR PLACING ANCHOR ROTATION	N = 0	TOWNSHIP				
GROUND TO GROUND 1.000317723	GROUND TO GROUND 1.000317723	GROUND TO GROUND 1.000317723	SECTION				
GROUND TO GRID 0.999682738	GROUND TO GRID 0.999682738	GROUND TO GRID 0.999682738	RANGE				
			COUNTY				
			BERNALILLO				
			STATE				
			UPC				
			101405632816242028				
			101405632716842028				
			101405631916842025				

PRECISION
SURVEYS, INC.

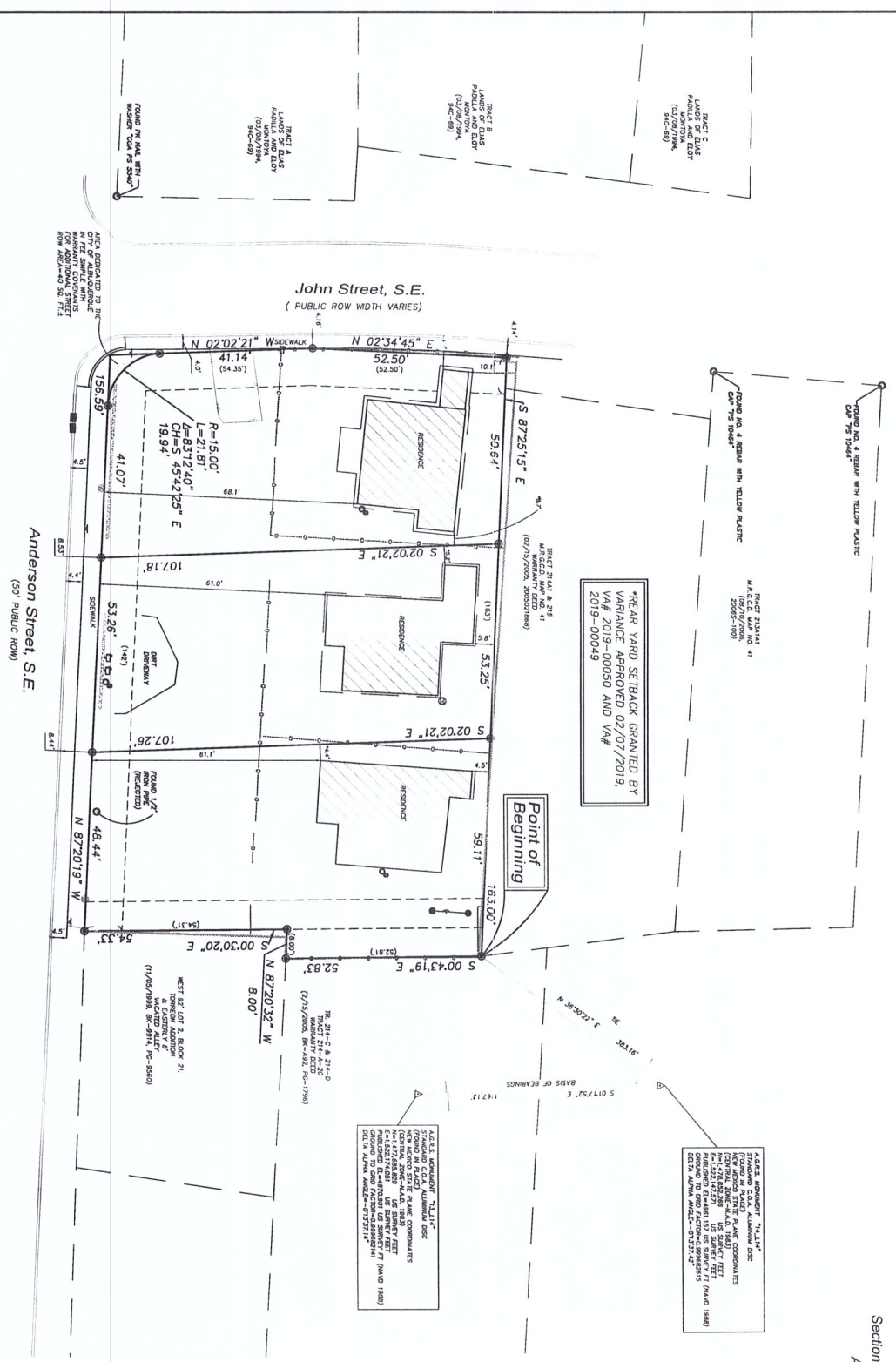
OFFICE LOCATION:
5200 San Mateo Boulevard, NE
Albuquerque, NM 87113
505.856.5700 PHONE
505.856.7900 FAX

PROJECT INFORMATION			
CREW/TECH:	DATE OF SURVEY		
MT	08/14/2018		
DRAWN BY:	CHECKED BY:		
JUMP	LM		
PBL JOB NO	SHEET NUMBER		
18-1715P	2 OF 2		

Site Plan of
 Lots 1, 2 & 3
Anderson Corner
 Town of Albuquerque Grant, Projected
 Section 29 Township 10 North, Range 3 East, N.M.P.M.
 Albuquerque, Bernalillo County, New Mexico
 June 2019



- Legend**
- MEASURED BEARINGS AND DISTANCES
 NO RECORD BEARINGS AND DISTANCES
 FOUND AND USED MONUMENT
 AS DESIGNATED
 DOTTED NO. 4 REAR WITH YELLOW PLASTIC
 FOUND ALUMINUM IRON MONUMENT
 AS DESIGNATED
 UTILITY POLE
 WATER MANHOLE
 CLEANOUT
 GAS METER
 MANHOLE
 SPOT
 DROP WELT CLOS
 GUY WIRE
 OPENED UTILITY LINE
 FENCE POST
 WALL BLOCK
 WALL ROCK
 END OF ASPHALT



COORDINATE AND DIMENSION INFORMATION				PLSS INFORMATION				INDEXING INFORMATION FOR COUNTY CLERK			
COORDINATE SYSTEM	GRID	STANDARD	UNIT	LAND GRANT	TOWN OF ALBUQUERQUE GRANT	PROPERTY OWNER	NEW MEXICO RESIDENTIAL FINANCIAL SOLUTIONS LLC	SECTION	29	RANGE	3 EAST
VERTICAL DATUM	NAVD83	UNIT	FEET	SECTION	10 NORTH	NEEDMAN	M.R.G.C.D. MAP 41	STATE	N.M.	U.P.C.	1014056327/16842028
ALBUQUERQUE GEODETIC REFERENCE SYSTEM	GROUND	UNIT	FEET	CITY	ALBUQUERQUE	COUNTY	BERNALILLO	STATE	N.M.	U.P.C.	1014056326/16842029
GROUND TO GROUND 1.000317723	GROUND	UNIT	FEET	CITY	ALBUQUERQUE	COUNTY	BERNALILLO	STATE	N.M.	U.P.C.	1014056319/16842025
GROUND TO GRID 0.999862378	GRID	UNIT	FEET	CITY	ALBUQUERQUE	COUNTY	BERNALILLO	STATE	N.M.	U.P.C.	1014056319/16842025

PRECISION
 SURVEY, INC.

OFFICE LOCATION
 3205 San Mateo Boulevard, NE
 Albuquerque, NM 87113
 505.856.5700 PHONE
 505.856.7900 FAX

PROJECT INFORMATION			
CREATED BY	DATE OF SURVEY		
MT	08/14/2018		
DRAWN BY	CHECKED BY		
JK/MP	LM		
PSI JOB NO	SHEET NUMBER		
18-1115P	1 OF 1		

Jim Kirkpatrick <jim@presurv.com> 7/21/2020 10:43 AM

FW: DXF request for Lots 1, 2 and 3 Anderson Corner COA Project No. PR 2018-001347.

To Derrick Archuleta <arch.plan@comcast.net> Copy Larry Medrano <larry@presurv.com>

From: Bradley, Catherine P. <cbradley@cabq.gov>
Sent: Tuesday, July 21, 2020 10:43 AM

To: Jim Kirkpatrick <jim@presurv.com>; Planning Plat Approval <platgisreview@cabq.gov>
Cc: Woltley, Jolene <jwoltley@cabq.gov>; Gould, Maggie S. <MGould@cabq.gov>
Subject: RE: DXF request for Lots 1, 2 and 3 Anderson Corner COA Project No. PR 2018-001347.

Jim, your .dxf for Anderson Corner has been approved. This email will also notify the DRB office.

- Catherine



CATHERINE BRADLEY
gis coordinator
505.924.3929
cbradley@cabq.gov
cabq.gov/planning

From: Jim Kirkpatrick [jim@presurv.com]
Sent: Tuesday, July 21, 2020 9:38 AM

To: Planning Plat Approval
Cc: Larry Medrano; Derrick Archuleta; Joyce Paywa
Subject: DXF request for Lots 1, 2 and 3 Anderson Corner COA Project No. PR 2018-001347.

Attached is a DXF file and pdf of plat for Lots 1, 2 and 3 Anderson Corner COA Project No. PR 2018-001347, There have been changes to the boundary since the last request. The coordinate system used was NAD 1983, Central Zone. File provided is based on grid coordinates for the referenced system. Let me know if you have any questions.

Jim Kirkpatrick
Senior CAD Technician



Physical
9200 San Mateo Blvd, N.E.