



LEGAL DESCRIPTION:

LOTS NUMBERED SEVEN (7), EIGHT (8), AND NINE (9) IN BLOCK NUMBERED TWO (2) OF CLAYTON HEIGHTS, A SUBDIVISION, ALBUQUERQUE, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT OF SAID SUBDIVISION, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON JUNE 26, 1946, IN PLAT BOOK C1, PAGE 170. CONTAINING 0.5085 ACRE (22,148.25 SF) MORE OR LESS.

**PLAT OF
LOTS 1 THRU 8
MANSOUR SUBDIVISION**

CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
SEPTEMBER, 2018

PROJECT NO. _____

APPLICATION NO. _____

UTILITY APPROVALS:

PNM ELECTRIC SERVICES

NEW MEXICO GAS COMPANY _____ DATE

QWEST CORPORATION D/B/A CENTURYLINK QC _____ DATE

COMCAST CABLE COMMUNICATION, INC. _____ DATE

APPROVALS: _____ DATE

CITY SURVEYOR _____ DATE

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION _____ DATE

ABCWUA _____ DATE

PARKS AND RECREATION DEPARTMENT _____ DATE

ALBUQUERQUE METROPOLITAN ARROYO FLOOD CONTROL AUTHORITY _____ DATE

CODE ENFORCEMENT _____ DATE

CITY ENGINEER _____ DATE

DRB CHAIRPERSON, PLANNING DEPARTMENT _____ DATE

SURVEYORS CERTIFICATE:

I, LEONARD MARTINEZ, 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 AND MEETS THE REQUIREMENTS FOR MONUMENTATION AND SURVEY OF THE ALBUQUERQUE SUBDIVISION ORDINANCE AND ALSO MEETS THE MINIMUM STANDARDS FOR LAND SURVEYS IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO STATE BOARD OF LICENSURE FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

FREE CONSENT

THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE CONSENT IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETOR THEREOF. SAID OWNER(S) AND/OR PROPRIETOR(S) WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED. SAID OWNER(S) / PROPRIETOR(S) DO HEREBY GRANT ANY AND ALL EASEMENTS AS MAY BE CREATED BY THIS PLAT.

OWNER(S) SIGNATURE: _____ DATE: 9-10-2018

OWNER(S) PRINT NAME: _____

ACKNOWLEDGMENT

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 22TH DAY OF SEPTEMBER,

20 18, BY _____

NOTARY MY COMMISSION EXPIRES: _____

DISCLOSURE STATEMENT:

THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE THREE (3) PARCEL OF LAND INTO EIGHT (8) LOTS, AND GRANT ANY EASEMENTS AS SHOWN.

GENERAL NOTES:

- 1: UNLESS NOTED, NO.4 REBAR WITH CAP STAMPED P.S. #9801 WERE SET AT ALL PROPERTY CORNERS.
- 2: THIS PLAT SHOWS ALL EASEMENTS OF RECORD.
- 3: BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD 1983, AND ARE BASED ON ALBUQUERQUE CONTROL MONUMENT 7_L15.
- 4: BEARINGS ARE GRID, DISTANCES ARE GROUND.
- 5: SITE DATA: ZONING IS MX-M.
- 6: NUMBER OF EXISTING TRACTS/LOTS.....3 LOT
- 7: NUMBER OF TRACTS/LOTS CREATED.....8 LOTS
- 8: THE TOTAL GROSS AREA OF THE PROPERTY IS 0.5085 ACRE.
- 9: NO PROPERTY WITHIN THE AREA OF REQUESTED FINAL ACTION SHALL AT ANY TIME BE SUBJECT TO 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 PROPOSED PLAT. THE FOREGOING REQUIREMENT SHALL BE A CONDITION TO APPROVAL OF THIS PLAT OR SITE DEVELOPMENT PLAN FOR SUBDIVISION.

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON
UPC # _____

PROPERTY OWNER OF RECORD: _____

BERNALILLO CO. TREASURER'S OFFICE: _____

LEONARD MARTINEZ P.S. # 9801 _____ DATE 09-08-2018

**SBS CONSTRUCTION
AND ENGINEERING, LLC**

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