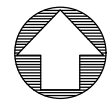


VICINITY MAP
FROM ZONE ATLAS PAGE D-10-Z
N.T.S.



NTS

SUBDIVISION DATA

1. ZONE ATLAS MAP NO. D-10; ZONING: MX-L.
2. GROSS SUBDIVISION ACREAGE: 30.126 ACRES.
3. TOTAL NUMBER OF LOTS/TRACTS CREATED: ONE HUNDRED SIXTY-SEVEN (167) LOTS.
4. DATE OF SURVEY: JULY 2020
5. PLAT IS LOCATED WITHIN BERNALILLO COUNTY, NEW MEXICO.

PURPOSE OF PLAT

THE PURPOSE OF THIS PLAT IS TO DIVIDE ONE (1) LOT INTO ONE HUNDRED SIXTY-SEVEN (167) NEW LOTS.

NOTES

1. BEARINGS SHOWN ON THIS PLAT ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD 1983.
2. DISTANCES ARE GROUND DISTANCES (U.S. FOOT).
3. GRID TO GROUND SCALE FACTOR USED IS 0.999669570.

NOTES

1. BEARINGS SHOWN ON THIS PLAT ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD 1983.
2. DISTANCES ARE GROUND DISTANCES (U.S. FOOT).
3. THIS SURVEY IS BASED UPON THE PLAT OF PARADISE NORTH RECORDED IN DOCUMENT NO. 1990061878 OF THE RECORDS OF BERNALILLO COUNTY CLERKS OFFICE RECORDED ON AUGUST 08, 1990, RECORD BEARING AND DISTANCES ARE SHOWN ON THIS PLAT.
4. SOLAR NOTE - PURSUANT TO SECTION 14-14-4-7 OF THE CITY OF ALBUQUERQUE CODE OF ORDINANCE, "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 TRACTS WITHIN THE AREA OF PROPOSED PLAT.
5. GRID TO GROUND SCALE FACTOR USED IS 0.999669570 AS PUBLISHED BY ACS MONUMENT "S16,S15,S21,S22,T11N/R2E 1911".
6. DATA IN PARENTHESIS IS RECORD OBTAINED FROM THE PLAT OF VOLCANO CLIFFS, RECORDED APRIL 12, 1971, IN DOCUMENT NO. 1971020498.

DESCRIPTION
LOT 1, BLOCK 8, OF THE PLAT OF UNIT NO. 17 VOLCANO CLIFFS SUBDIVISION SITUATE WITHIN SECTION 23, T. 11 N., R. 2 E., N.M.P.M., 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 12, 1971 IN PLAT BOOK D4, PAGE 117.

THIS TRACT CONTAINS 30.126 ACRES (1,312,274 SQ. FT.) MORE OR LESS.

FREE CONSENT

SURVEYED AND SUB-DIVIDED AND NOW COMPRISING,
"PLAT OF BLOCKS 8-A, 8-B, 8-C, 8-D, 8-E AND 8-F, UNIT 17, VOLCANO CLIFFS SUBDIVISION, WITH THE FREE CONSENT OF AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S), THE EXECUTION OF THIS PLAT IS THEIR FREE ACT AND DEED.

SAID OWNER(S) AND PROPRIETOR(S) DO HEREBY WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUB-DIVIDED.

SAID OWNER(S) AND PROPRIETOR(S) DO HEREBY CONSENT TO ALL OF THE FORGOING AND DO HEREBY REPRESENT THAT THEY ARE SO AUTHORIZED TO ACT.

BY: _____
ISSA RABADI, PROPERTY OWNER

BY: _____
NANCY RABADI, PROPERTY OWNER

ACKNOWLEDGEMENT:

STATE OF _____)
)SS.
COUNTY OF _____)

ON THIS ____ DAY OF _____, 2020, BEFORE ME

PERSONALLY APPEARED _____
KNOWN TO ME TO BE THE PERSON(S) DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT THEY EXECUTED THE SAME AS THEIR FREE ACT AND DEED.
WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN.

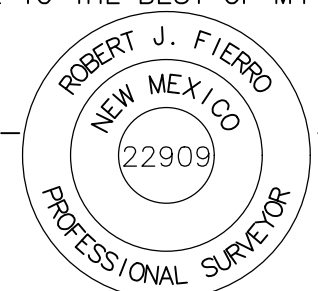
MY COMMISSION
EXPIRES: _____

NOTARY PUBLIC

SURVEYOR'S CERTIFICATION

I, ROBERT J. FIERRO, NEW MEXICO PROFESSIONAL SURVEYOR NO. 22909, DO HEREBY CERTIFY THAT THIS PLAT OF SURVEY WAS PREPARED FROM FIELD NOTES OF AN ACTUAL GROUND SURVEY PERFORMED BY ME OR UNDER MY SUPERVISION; THAT IT ACCURATELY MEETS THE STANDARDS FOR LAND SURVEYS IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND PROFESSIONAL SURVEYORS; MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTS AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF.

ROBERT J. FIERRO, N.M.P.S. No. 22909 _____ Date



SKETCH PLAT OF
BLOCKS 8-A, 8-B, 8-C, 8-D, 8-E & 8-F
UNIT 17, VOLCANO CLIFFS
BEING A REPLAT OF LOT 1, BLOCK 8
WITHIN THE TOWN OF ALAMEDA GRANT
PROJECTED SECTION 23
TOWNSHIP 11 NORTH, RANGE 2 EAST, N.M.P.M.
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

APPROVALS: OCTOBER 2020

A.B.C.W.U.A. DATE

PUBLIC SERVICE COMPANY OF NEW MEXICO DATE

NEW MEXICO GAS COMPANY DATE

QWEST CORPORATION D/B/A/ CENTURYLINK QC DATE

COMCAST DATE

CITY SURVEYOR DATE

A.M.A.F.C.A. DATE

BERNALILLO COUNTY APPROVALS:

BERNALILLO COUNTY PUBLIC WORKS DIVISION DATE

BERNALILLO COUNTY NATURAL RESOURCES SERVICES DATE

BERNALILLO COUNTY ZONING DEPARTMENT DATE

BERNALILLO COUNTY FIRE MARSHALL DATE

BERNALILLO COUNTY DEVELOPMENT
REVIEW AUTHORITY, CHAIR DATE

M.R.G.C.D. DATE

TREASURER'S OFFICE CERTIFICATION
THIS IS TO CERTIFY THAT THE TAXES ARE CURRENT AND

PAID ON UPC #: _____

PROPERTY OWNER OF RECORD _____

BERNALILLO COUNTY
TREASURER'S OFFICE DATE

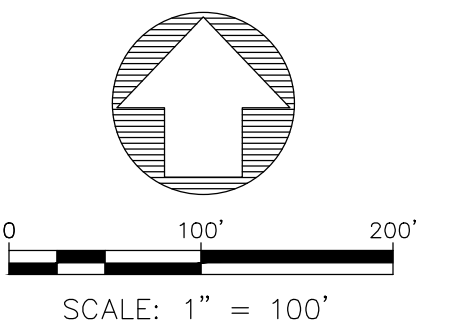
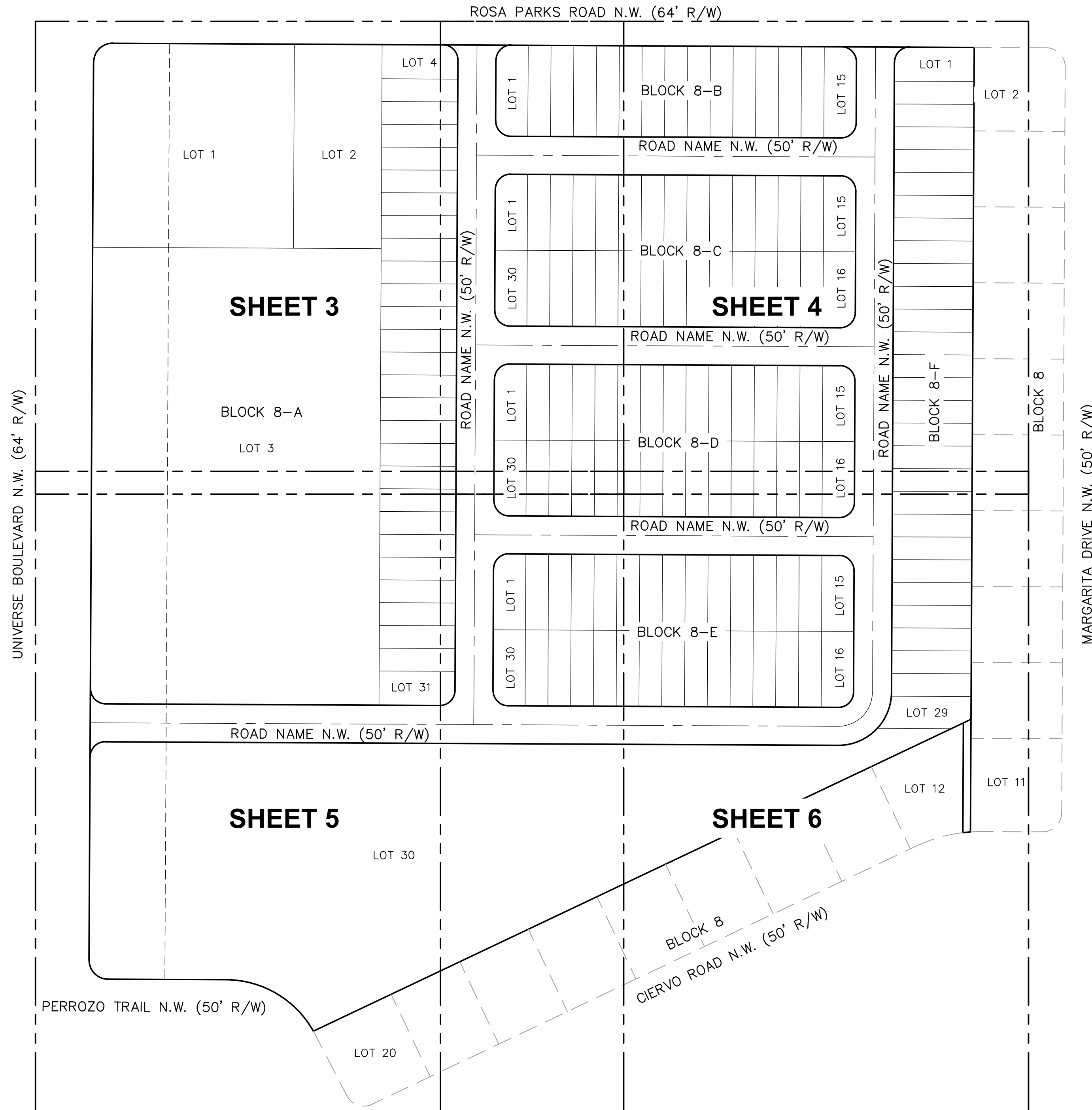


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SKETCH PLAT OF
 BLOCKS 8-A, 8-B, 8-C, 8-D, 8-E & 8-F
 UNIT 17, VOLCANO CLIFFS
 BEING A REPLAT OF LOT 1, BLOCK 8
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 TOWNSHIP 11 NORTH, RANGE 2 EAST, N.M.P.M.
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 OCTOBER 2020



- LEGEND**
- FOUND MONUMENT AS NOTED
 - SET 18"x1/2" REBAR WITH BLUE PLASTIC CAP MARKED "F&C PS 22909"
 - ⊗ CALCULATED CORNER NOT SET


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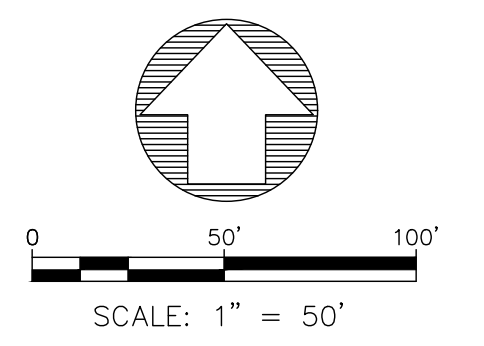
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 NM STATE PLANE COORDINATES (CENTRAL ZONE)
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 X=1497684.603 U.S. SURVEY FEET
 DELTA ALPHA= -0°16'30.54"
 GROUND TO GRID FACTOR= 0.999669570
 PUBLISHED DATA IN NAVD 1988
 ELEVATION= 5375.978 U.S. SURVEY FEET

SKETCH PLAT OF
BLOCKS 8-A, 8-B, 8-C, 8-D, 8-E & 8-F
 UNIT 17, VOLCANO CLIFFS
 BEING A REPLAT OF LOT 1, BLOCK 8
 WITHIN THE TOWN OF ALAMEDA GRANT
 PROJECTED SECTION 23
 TOWNSHIP 11 NORTH, RANGE 2 EAST, N.M.P.M.
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 OCTOBER 2020


CURVE TABLE					
CURVE #	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C3	39.26	25.00	89°59'02"	S45°16'46"W	35.35
C19	31.42	20.00	90°00'00"	S45°16'17"W	28.28
C20	31.42	20.00	90°00'00"	S44°43'43"E	28.28
C23	31.42	20.00	90°00'00"	S45°16'17"W	28.28
C24	31.42	20.00	90°00'00"	S44°43'43"E	28.28
C26	31.42	20.00	90°00'00"	N44°43'43"W	28.28
C27	31.42	20.00	90°00'00"	S45°16'17"W	28.28

LOT AREA:

BLOCK	SQ.FT.	ACRES
BLOCK 8-A	70,944	1.629
LOT 4	4,414	0.101
LOTS 5-22	3,000	0.069
BLOCK 8-B	4,928	0.113
LOT 1	4,164	0.095
LOTS 2-5	3,600	0.082
BLOCK 8-C	4,164	0.095
LOT 1	4,164	0.095
LOTS 2-5	3,000	0.069
LOTS 26-29	3,000	0.069
LOT 30	4,164	0.095
BLOCK 8-D	4,164	0.095
LOT 1	4,164	0.095
LOTS 2-5	3,000	0.069
LOTS 26-29	3,000	0.069
LOT 30	4,164	0.095



- LEGEND**
- FOUND MONUMENT AS NOTED
 - SET 18"x1/2" REBAR WITH BLUE PLASTIC CAP MARKED "F&C PS 22909"
 - ⊗ CALCULATED CORNER NOT SET



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UNIVERSE BOULEVARD N.W. (64' R/W)

N00°17'15"E, 212.12'

N00°17'15"E, 1182.57'

581.21'

100' POWER LINE EASEMENT
 FILED: APRIL 12, 1971
 VOL. D4, FOLIO 117

ROSA PARKS ROAD N.W. (64' R/W)

239.42'

LOT 1
 70,944 sq.ft.
 1.629 Acres

N00°16'17"E, 268.78'

LOT 2
 31,071 sq.ft.
 0.713 Acres

N00°16'17"E, 268.78'

264.48'

S89°43'43"E, 380.08'

BLOCK 8-A

N00°16'17"E, 601.22'

LOT 3
 228,479 sq.ft.
 5.245 Acres

ROAD NAME N.W. (50' R/W)

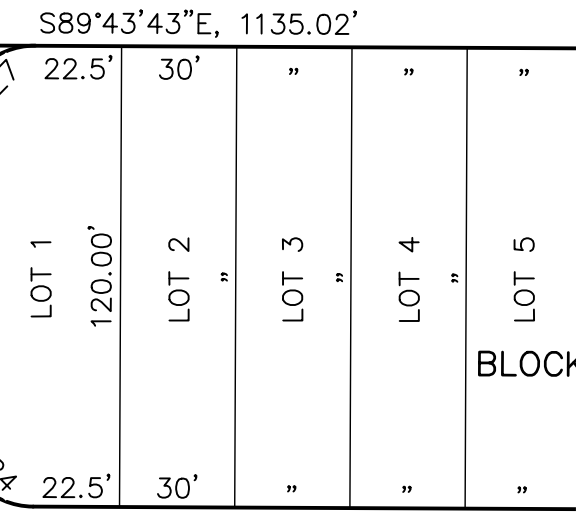
ROAD NAME N.W. (50' R/W)

ROAD NAME N.W. (50' R/W)

145.00'

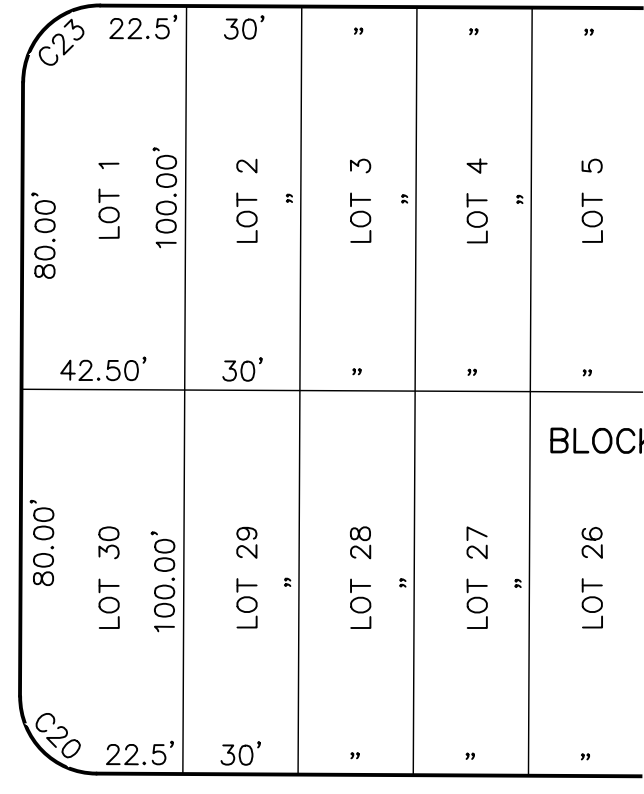
250.00'

250.00'



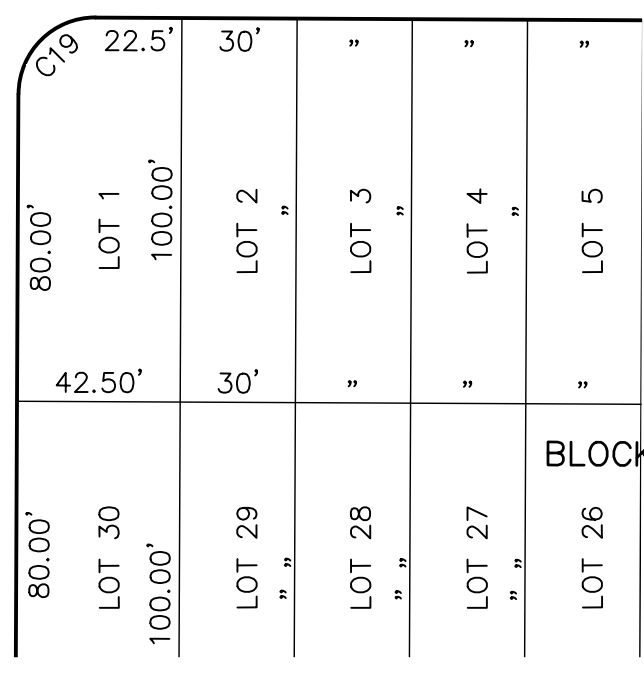
BLOCK 8-B

ROAD NAME N.W. (50' R/W)



BLOCK 8-C

ROAD NAME N.W. (50' R/W)



BLOCK 8-D

SKETCH PLAT OF
BLOCKS 8-A, 8-B, 8-C, 8-D, 8-E & 8-F
UNIT 17, VOLCANO CLIFFS
 BEING A REPLAT OF LOT 1, BLOCK 8
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 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO

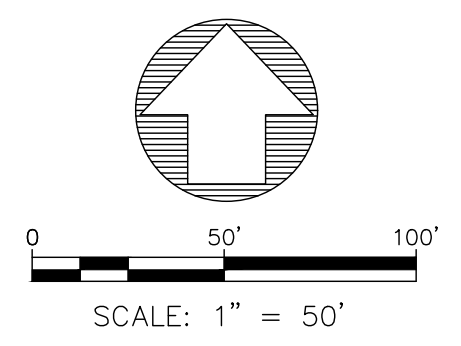
OCTOBER 2020

CURVE TABLE

CURVE #	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C14	31.42	20.00	90°00'00"	N44°43'43"W	28.28
C15	31.42	20.00	90°00'00"	S45°16'17"W	28.28
C16	31.42	20.00	90°00'00"	S44°43'43"E	28.28
C17	31.42	20.00	90°00'00"	N45°16'17"E	28.28
C18	31.42	20.00	90°00'00"	N44°43'43"W	28.28
C19	31.42	20.00	90°00'00"	S45°16'17"W	28.28
C20	31.42	20.00	90°00'00"	S44°43'43"E	28.28
C21	31.42	20.00	90°00'00"	N45°16'17"E	28.28
C22	31.42	20.00	90°00'00"	N44°43'43"W	28.28
C23	31.42	20.00	90°00'00"	S45°16'17"W	28.28
C24	31.42	20.00	90°00'00"	S44°43'43"E	28.28
C25	31.42	20.00	90°00'00"	N45°16'17"E	28.28
C27	31.42	20.00	90°00'00"	S45°16'17"W	28.28
C28	31.42	20.00	90°00'00"	N44°43'43"W	28.28
C29	31.42	20.00	90°00'00"	S45°16'17"W	28.28

LOT AREA:

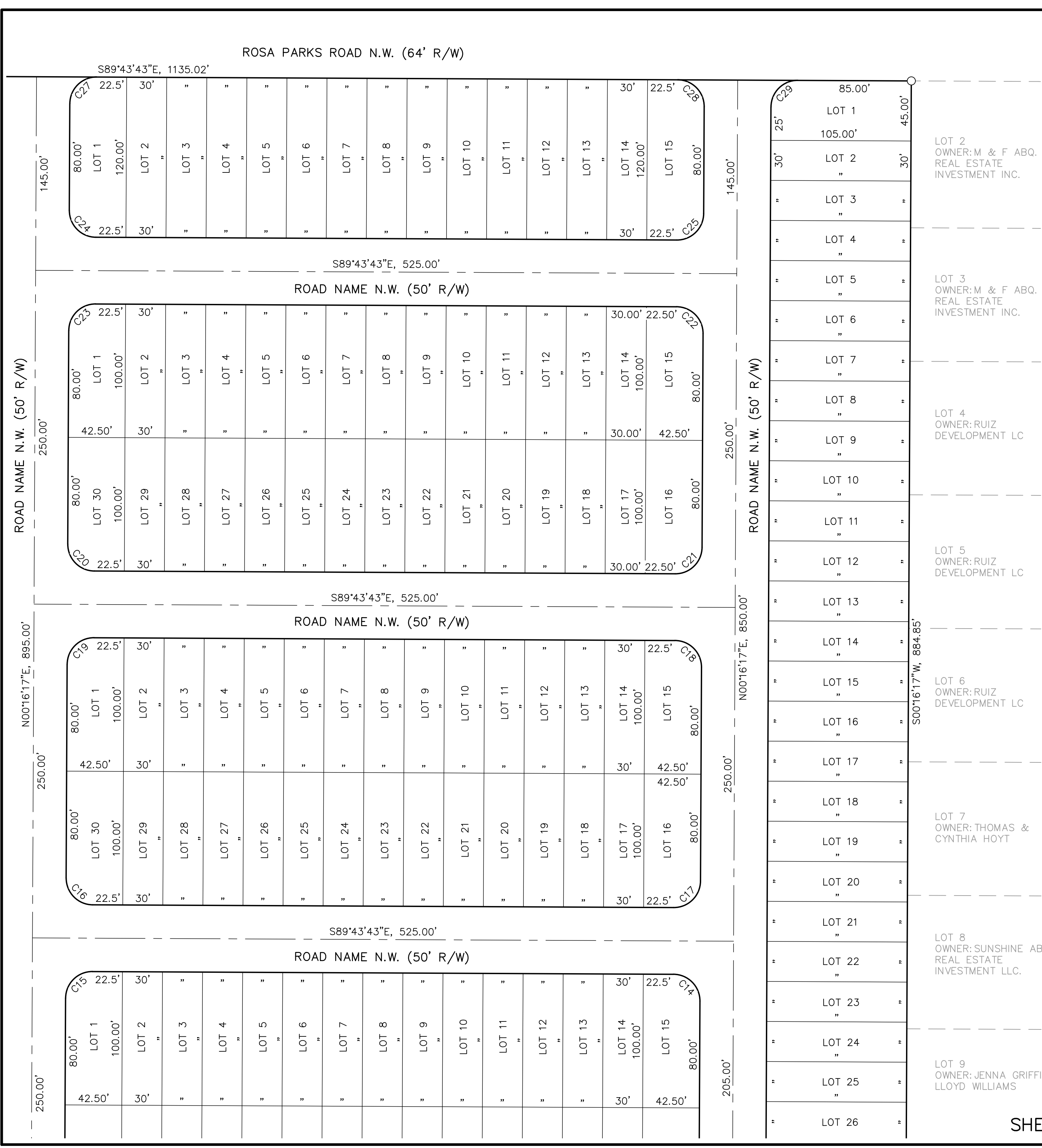
BLOCK	SQ.FT.	ACRES
BLOCK 8-B		
LOT 1	4,928	0.113
LOTS 2-14	3,600	0.082
LOT 15	4,928	0.113
BLOCK 8-C		
LOT 1	4,164	0.119
LOTS 2-14	3,000	0.069
LOT 15	4,164	0.119
LOT 16	4,164	0.119
LOTS 17-29	3,000	0.069
LOT 30	4,164	0.119
BLOCK 8-D		
LOT 1	4,164	0.119
LOTS 2-14	3,000	0.069
LOT 15	4,164	0.119
LOT 16	4,164	0.119
LOTS 17-29	3,000	0.069
LOT 30	4,164	0.119
BLOCK 8-E		
LOT 1	4,164	0.119
LOTS 2-14	3,000	0.069
LOT 15	4,164	0.119
BLOCK 8-F		
LOT 1	4,639	0.106
LOTS 2-26	3,150	0.072



LEGEND

●	FOUND MONUMENT AS NOTED
○	SET 18"x1/2" REBAR WITH BLUE PLASTIC CAP MARKED "F&C PS 22909"
⊗	CALCULATED CORNER NOT SET

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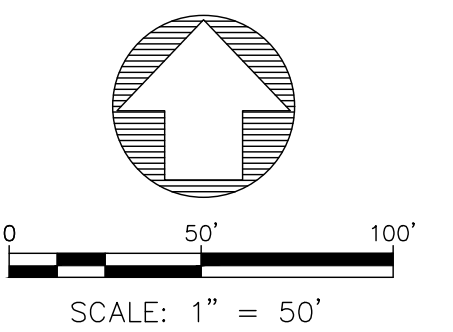
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SKETCH PLAT OF
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 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 OCTOBER 2020

CURVE TABLE					
CURVE #	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	139.91	132.54	60°28'59"	N59°28'15"W	133.51
C2	39.27	25.00	90°00'00"	S44°42'45"E	35.36
C5	31.41	20.00	89°59'02"	S45°16'46"W	28.28
C6	31.42	20.00	90°00'58"	S44°43'14"E	28.29
C7	31.42	20.00	90°00'00"	N45°16'17"E	28.28
C8	31.42	20.00	90°00'00"	S44°43'43"E	28.28
C15	31.42	20.00	90°00'00"	S45°16'17"W	28.28
C16	31.42	20.00	90°00'00"	S44°43'43"E	28.28

LOT AREA:

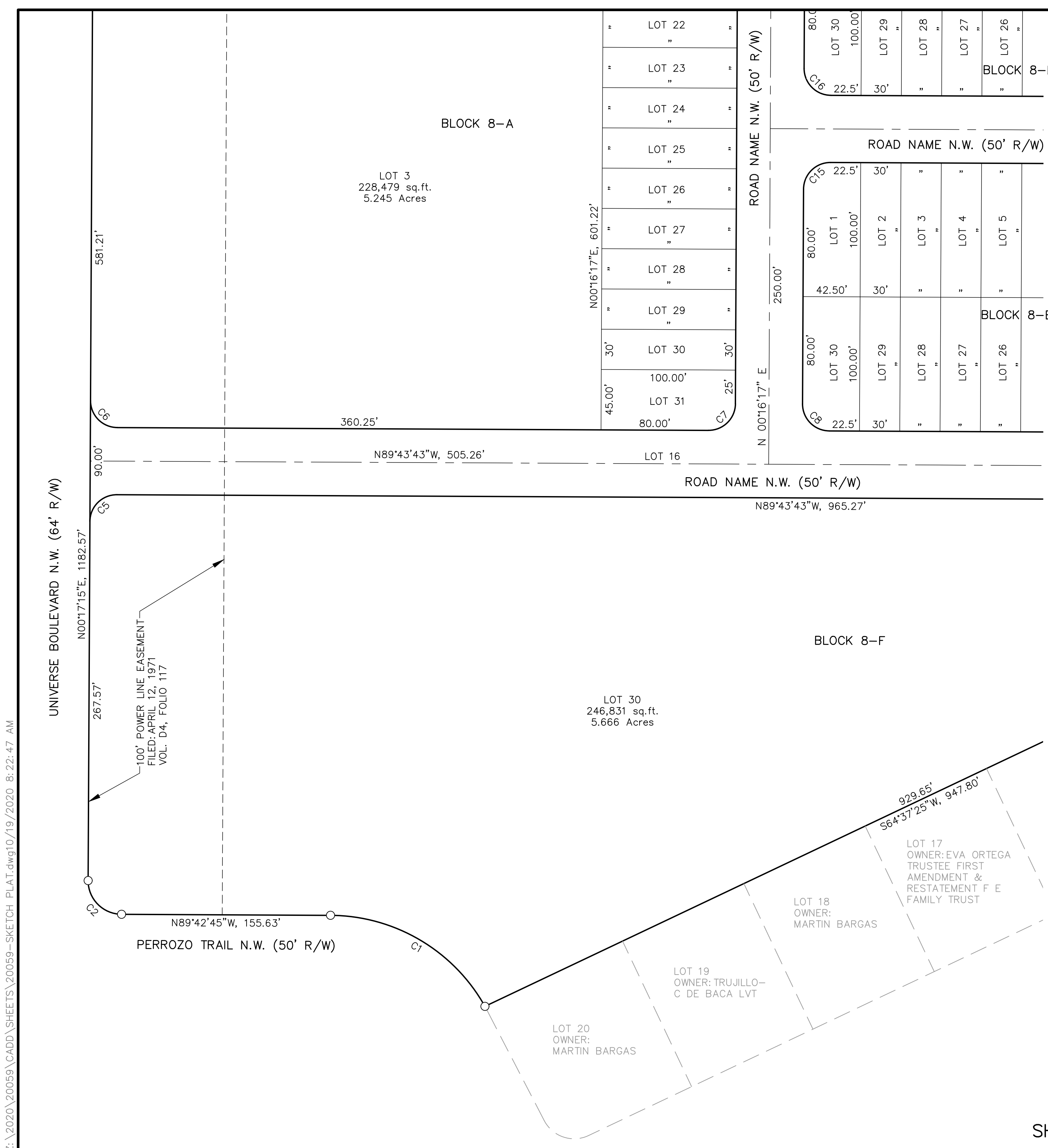
BLOCK	SQ.FT.	ACRES
BLOCK 8-A		
LOTS 22-30	3,000	0.069
LOT 31	4,414	0.101
BLOCK 8-D		
LOTS 26-29	3,000	0.069
LOT 30	4,164	0.119
BLOCK 8-E		
LOT 1	4,164	0.119
LOTS 2-5	3,000	0.069
LOTS 26-29	3,000	0.069
LOT 30	4,164	0.119



- LEGEND**
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 - ⊗ CALCULATED CORNER NOT SET



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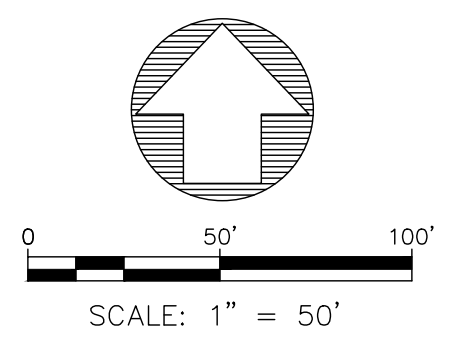


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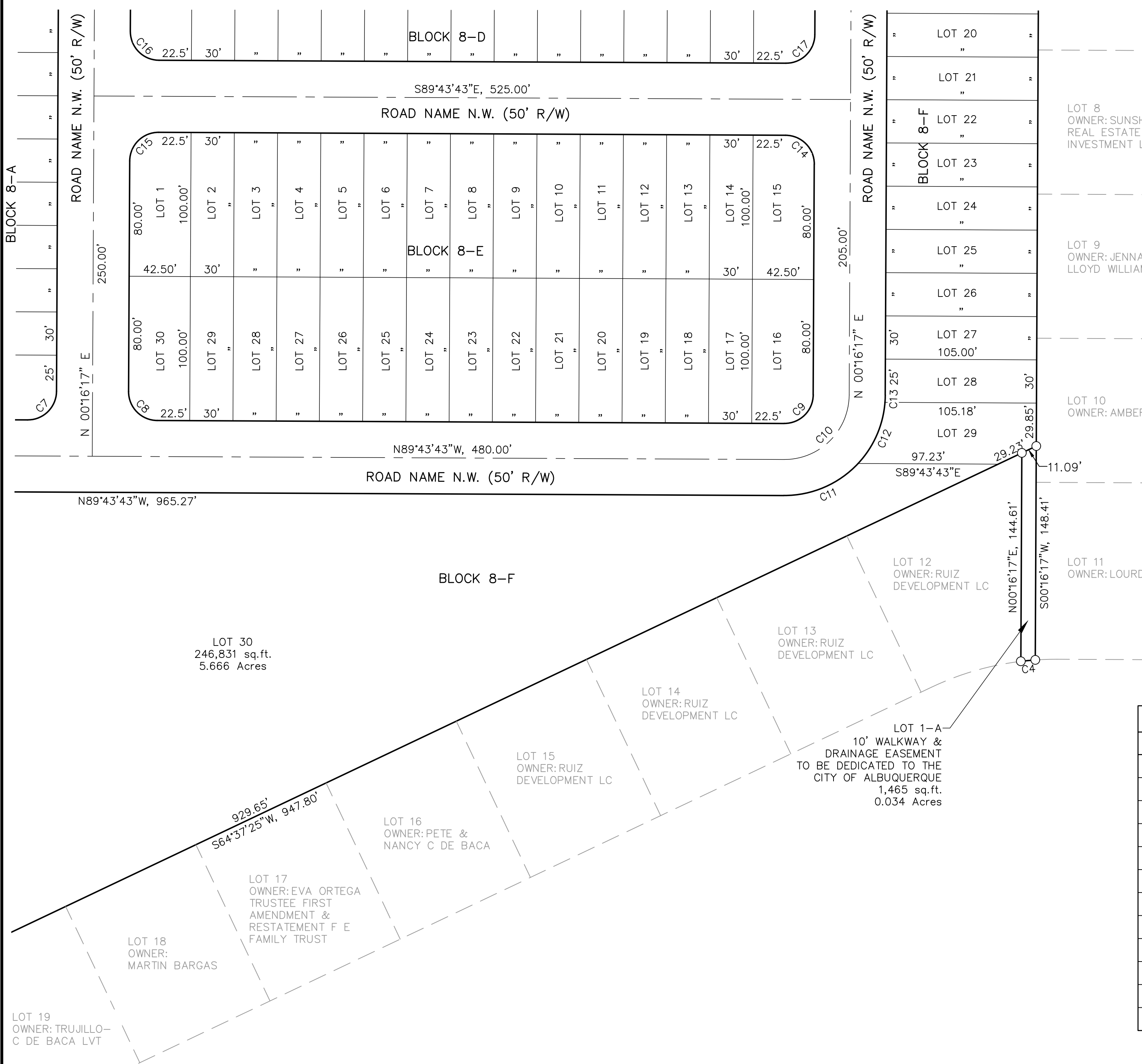
SKETCH PLAT OF
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 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 OCTOBER 2020

LOT AREA:


BLOCK	SQ.FT.	ACRES
BLOCK 8-E		
LOT 1	4,164	0.119
LOTS 2-5	3,000	0.069
LOT 15	4,164	0.119
LOT 16	4,164	0.119
LOTS 17-29	3,000	0.069
LOT 30	4,164	0.119
BLOCK 8-F		
LOTS 20-28	3,150	0.072
LOT 29	4,572	0.105



CURVE TABLE					
CURVE #	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C4	10.05	200.72	2°52'09"	S84°32'54"W	10.05
C7	31.42	20.00	90°00'00"	N45°16'17"E	28.28
C8	31.42	20.00	90°00'00"	S44°43'43"E	28.28
C9	31.42	20.00	90°00'00"	N45°16'17"E	28.28
C10	70.69	45.00	90°00'00"	N45°16'17"E	63.64
C11	57.75	70.00	47°16'04"	N66°38'15"E	56.12
C12	47.20	70.00	38°38'10"	N23°41'08"E	46.31
C13	5.00	70.00	4°05'46"	N02°19'10"E	5.00
C14	31.42	20.00	90°00'00"	N44°43'43"W	28.28
C15	31.42	20.00	90°00'00"	S45°16'17"W	28.28
C16	31.42	20.00	90°00'00"	S44°43'43"E	28.28
C17	31.42	20.00	90°00'00"	N45°16'17"E	28.28



- LEGEND**
- FOUND MONUMENT AS NOTED
 - SET 18"x1/2" REBAR WITH BLUE PLASTIC CAP MARKED "F&C PS 22909"
 - ⊗ CALCULATED CORNER NOT SET



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