

Easement Notes

1 EXISTING 5' UTILITY EASEMENT (2/19/1946, D-20)

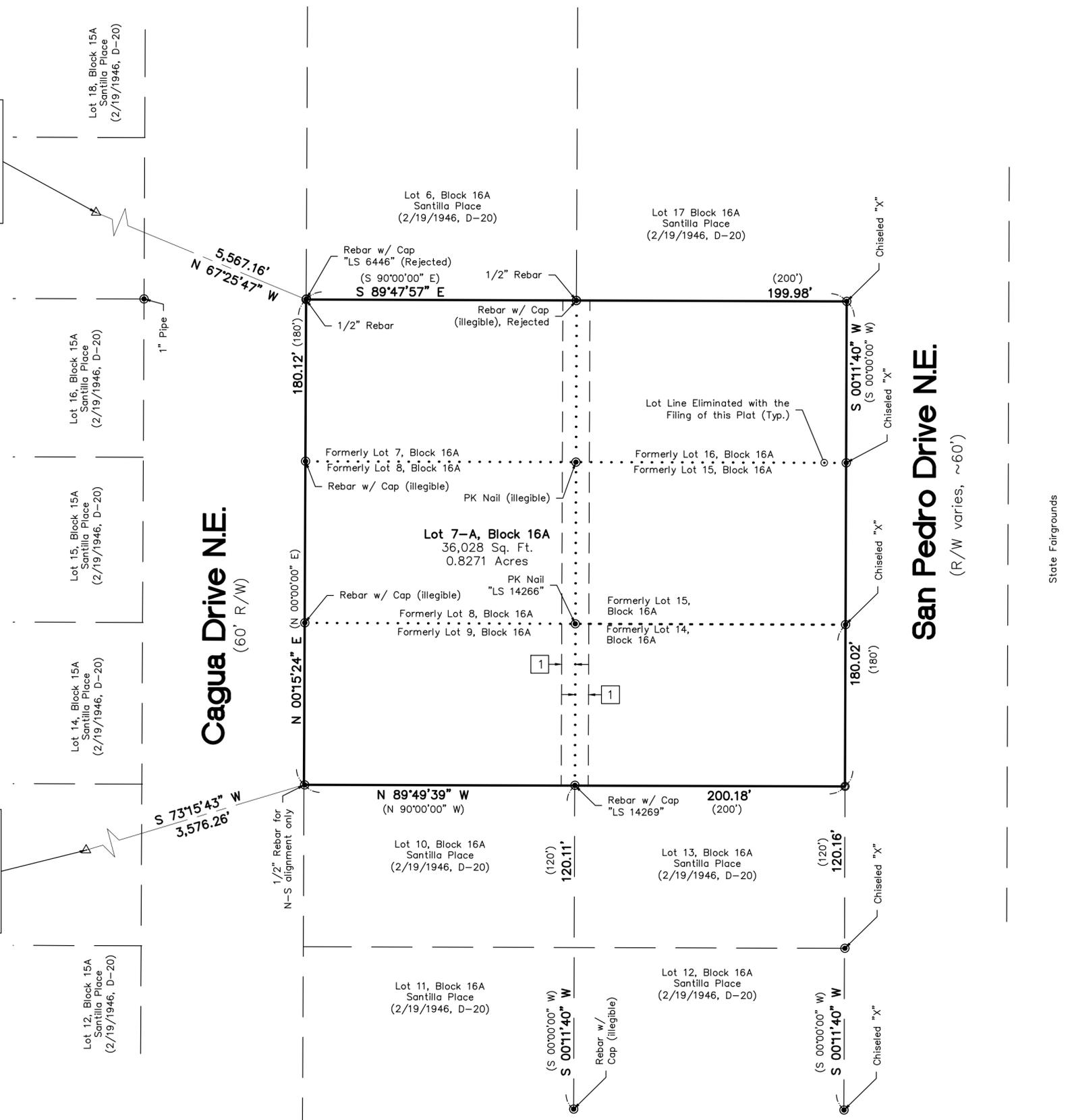
ACS Monument "9_J17"
 NAD 1983 CENTRAL ZONE
 X=1537076.105 *
 Y=1487300.883 *
 Z=5210.959 * (NAVD 1988)
 G-G=0.999666869
 Mapping Angle=-0°11'54.86"
 *U.S. SURVEY FEET

ACS Monument "6_K18A"
 NAD 1983 CENTRAL ZONE
 X=1538790.908 *
 Y=1483955.175 *
 Z=5249.996 * (NAVD 1988)
 G-G=0.999664599
 Mapping Angle=-0°11'42.76"
 *U.S. SURVEY FEET

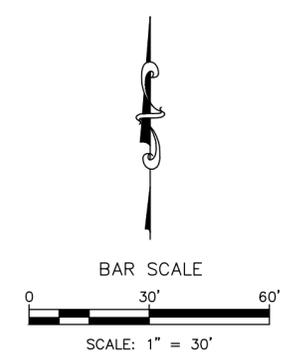
**Plat for
 Lot 7-A, Block 16A
 Santilla Place
 Being Comprised of
 Lots 7 thru 9 and 14 thru 16,
 Block 16A, Santilla Place
 City of Albuquerque
 Bernalillo County, New Mexico
 March 2026**

Legend

N 90°00'00" E	MEASURED BEARINGS AND DISTANCES
(N 90°00'00" E)	RECORD BEARINGS AND DISTANCES PER PLAT (2/19/1946, D-20)
●	FOUND MONUMENT AS INDICATED
○	SET 1/2" REBAR WITH CAP "LS 18374" UNLESS OTHERWISE NOTED



State Fairgrounds



CSI-CARTESIAN SURVEYS INC.
 P.O. BOX 44414 RIO RANCHO, N.M. 87174
 Phone (505) 896-3050 Fax (505) 891-0244
 cartesianbrian@gmail.com

Free Consent

THE SUBDIVISION SHOWN AND DESCRIBED HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S) THEREOF. EXISTING AND/OR GRANTED PUBLIC UTILITY EASEMENTS (P.U.E) AS SHOWN HEREON, UNLESS NOTED OTHERWISE, ARE FOR THE COMMON AND JOINT USE OF GAS, ELECTRICAL POWER AND COMMUNICATION SERVICES FOR BURIED AND/OR OVERHEAD DISTRIBUTION LINES, CONDUIT AND PIPES FOR UNDERGROUND UTILITIES. SAID UTILITY COMPANIES HAVE THE RIGHT OF INGRESS/EGRESS FOR CONSTRUCTION OF, MAINTENANCE OF AND REPLACEMENT OF SAID UTILITIES INCLUDING THE RIGHT TO TRIM INTERFERING TREES AND SHRUBS WITHIN SAID P.U.E.. SAID OWNERS CERTIFY THAT THIS SUBDIVISION IS THEIR FREE ACT AND DEED.

----- DATE
MARTIN RICHARDSON, MANAGER
SAIDON INVESTMENTS LLC (OWNER LOT 14 AND PORTIONS OF LOTS 7-9 UNDER REC)

STATE OF NEW MEXICO }
COUNTY OF } SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON _____, 20___
BY: MARTIN RICHARDSON, MANAGER

BY: _____
NOTARY PUBLIC

MY COMMISSION EXPIRES _____

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----- DATE
?????, MEMBER
HOMAR LLC (OWNER PORTIONS OF LOTS 15 THRU 16 REAL ESTATE CONTRACT)
ALBUQUERQUE HOME, LLC (OWNER BY DEED LOTS 13-16)

STATE OF NEW MEXICO }
COUNTY OF } SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON _____, 20___
BY: REPRESENTATIVE, TITLE, OWNING ENTITY

BY: _____
NOTARY PUBLIC

MY COMMISSION EXPIRES _____

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----- DATE
ANDREW TRICARICO (OWNER LOTS 7 THRU 9, BY DEED)

STATE OF NEW MEXICO }
COUNTY OF } SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON _____, 20___
BY: ANDREW TRICARICO (OWNER BY DEED)

BY: _____
NOTARY PUBLIC

MY COMMISSION EXPIRES _____

Free Consent

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----- DATE
KANE OUEIS, MEMBER
SLUVA LLC (OWNER UNDER DEED AND REAL ESTATE CONTRACT FOR PORTIONS OF LOTS 14 THRU 16)

STATE OF NEW MEXICO }
COUNTY OF } SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON _____, 20___
BY: REPRESENTATIVE, TITLE, OWNING ENTITY

BY: _____
NOTARY PUBLIC

MY COMMISSION EXPIRES _____

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----- DATE
KRISTA TRICARICO (OWNER LOTS 7 THRU 9, BY DEED)

STATE OF NEW MEXICO }
COUNTY OF } SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON _____, 20___
BY: KRISTA TRICARICO (OWNER BY DEED)

BY: _____
NOTARY PUBLIC

MY COMMISSION EXPIRES _____

**Plat for
Lot 7-A, Block 16A
Santilla Place
Being Comprised of
Lots 7 thru 9 and 14 thru 16,
Block 16A, Santilla Place
City of Albuquerque
Bernalillo County, New Mexico
February 2026**

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 Corporation d/b/a CenturyLink QC 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 purposes set forth herein and with the right to utilize the right of way and easement to extend services to customers of Grantee, 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) and New Mexico Gas Company (NMGC) did not conduct a Title Search of the properties shown hereon. Consequently, PNM and NMGC 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.

CSI-CARTESIAN SURVEYS INC.

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cartesianbrian@gmail.com