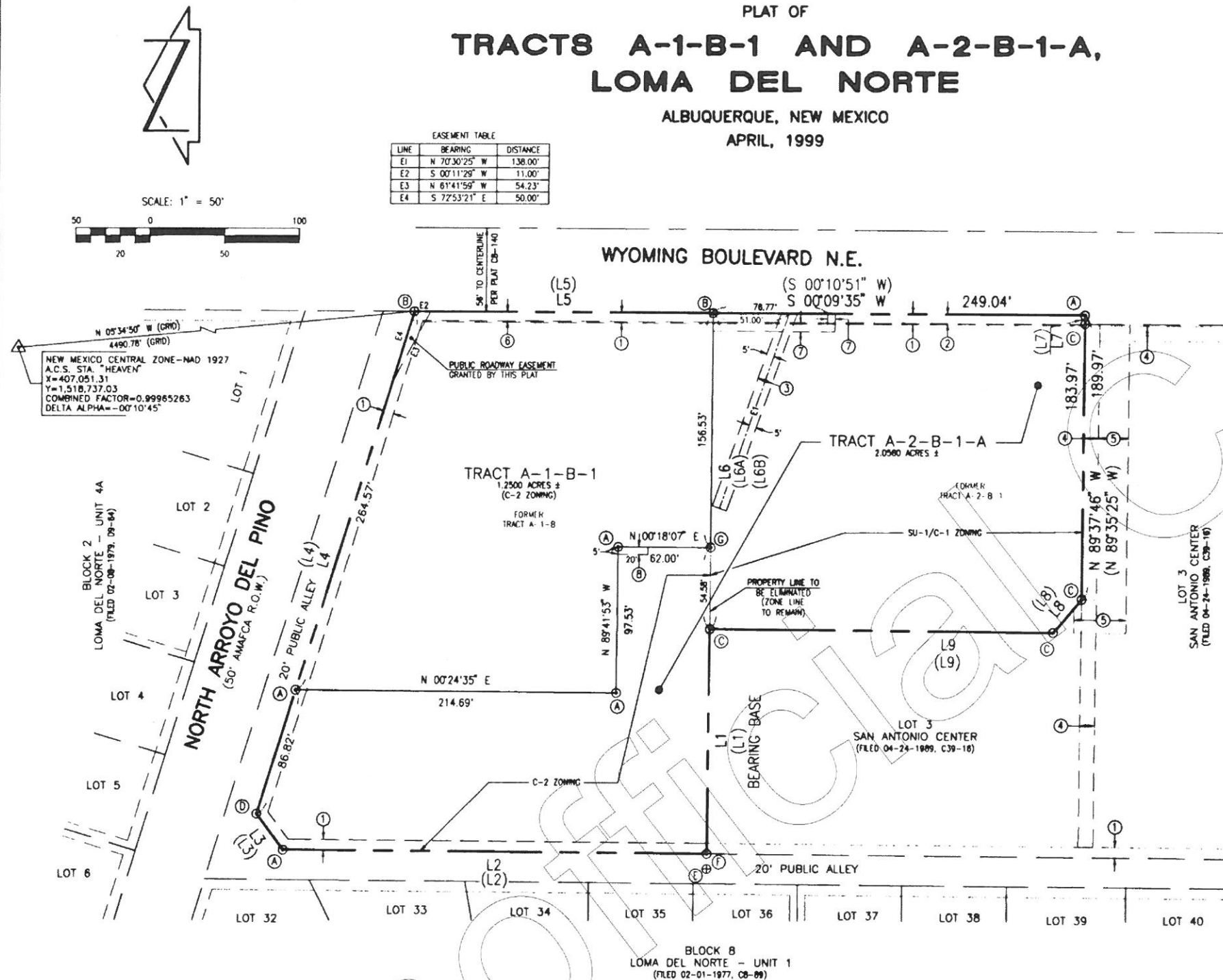


PLAT OF
TRACTS A-1-B-1 AND A-2-B-1-A,
LOMA DEL NORTE

ALBUQUERQUE, NEW MEXICO
 APRIL, 1999

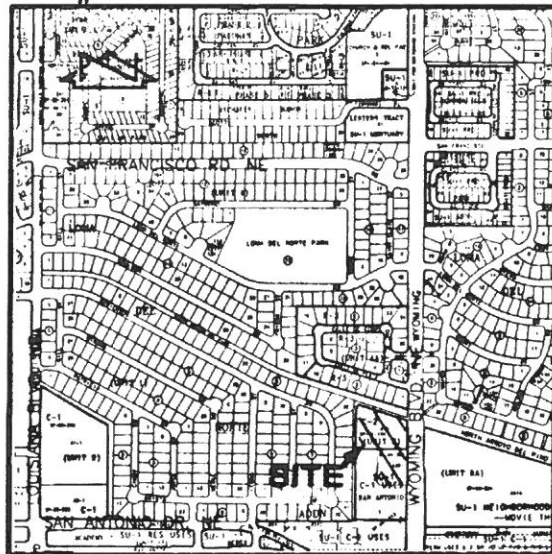
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 2 of 2
 07/16/1999 02:28P
 Judy D. Woodward R 12 86 BK-99C Pg-192

COUNTY CLERK FILING DATA



Jma

JEFF MORTENSEN & ASSOCIATES, INC.
 6010-B MIDWAY PARK BLVD. N.E.
 ALBUQUERQUE, NEW MEXICO 87109
 ENGINEERS & SURVEYORS (505) 345-4250
 JOB #940253 P3



VICINITY MAP

SCALE: 1" = 750'

D-19

DEDICATION AND FREE CONSENT

The subdivision hereon is with the free consent and in accordance with the desires of the undersigned owner and does hereby grant the easements as shown, including the rights of ingress and egress and the right to trim interfering trees.

Chester French Stewart
Chester French Stewart
(Former Tract A-1-B and Former Tract A-2-B-1)

Apr. 6, 1999
Date

Diana Stewart
Diana Stewart
(Former Tract A-2-B-1)

April 6, 1999
Date

ACKNOWLEDGEMENT

STATE OF NEW MEXICO)
COUNTY OF BERNALILLO) SS

This instrument was acknowledged before me on this 6th day of April, 1999, by Chester French Stewart and Diana Stewart.

John D. Gears
Notary Public

DESCRIPTION

A certain tract of land located within the Corporate Limits of the City of Albuquerque, New Mexico, comprising Tract A-1-B, Loma del Norte, as the same is shown and designated on the plat of Tracts A-1-B and A-2-B, Unit 3, Dale J. Bellamah's Loma del Norte filed in the Office of the County Clerk of Bernalillo County, New Mexico on May 22, 1981, Book C18, Page 86, together with Tract A-2-B-1, Loma del Norte as the same is shown and designated on the plat of Tracts A-2-B-1 and A-2-B-2, Dale J. Bellamah's Loma del Norte filed in the Office of the County Clerk of Bernalillo County, New Mexico on November 28, 1988, Book C38, Page 1, and being more particularly described as follows:

Beginning at the northeast corner of the parcel herein described, being the point of intersection of the west right-of-way line of Wyoming Boulevard N.E. with the south right-of-way line of a 20' public alley; thence S 00°11'19" W a distance of 200.19 feet along said west right-of-way line of Wyoming Boulevard N.E.; thence S 00°09'35" W a distance of 249.04 feet along said west right-of-way line of Wyoming Boulevard N.E. to the southeast corner of the parcel herein described; thence N 89°37'46" W a distance of 6.00 feet, being the northeast corner of Lot 3, San Antonio Center as the same is shown and designated on the plat filed in the Office of the County Clerk of Bernalillo County, New Mexico on April 24, 1989, Book C39, Page 16, also being a point on the west right-of-way line of Wyoming Boulevard N.E.; thence N 89°37'46" W a distance of 183.97 feet; thence N 49°29'03" W a distance of 29.19 feet; thence N 00°25'59" E a distance of 229.97 feet; thence N 89°40'14" W a distance of 150.04 feet, being the northwest corner of said Lot 3, San Antonio Center, and also being a point on the east right-of-way line of a 20' public alley; thence N 00°24'35" E a distance of 284.02 feet along said east right-of-way line of the 20' public alley; thence N 53°41'52" E a distance of 29.70 feet; thence S 72°53'21" E a distance of 351.39 feet to the point of beginning and containing 3.3060 acres more or less.

PLAT OF TRACTS A-1-B-1 AND A-2-B-1-A, LOMA DEL NORTE

ALBUQUERQUE, NEW MEXICO

APRIL, 1999

CHESTER FRENCH STEWART AND
DIANA STEWART
OWNERS
PROJECTED SEC. 19, T. 11 N. R. 4 E.
N.M.P.M. (ELENA GALLEGOS GRANT)
LOCATION
LOMA DEL NORTE
SUBDIVISION

1999032795
Page 1 of 2
67716/1999 02 26P
Judy D. Woodward R 12 08 BK-99C Pg-192

COUNTY CLERK FILING DATA

APPROVALS:

DRB CASE NO. 99-34

9-99-96/99-94-133

James S. [Signature]
PLANNING DIRECTOR, CITY OF ALBUQUERQUE, NEW MEXICO

7/14/99
DATE

[Signature]
UTILITY DEVELOPMENT, CITY OF ALBUQUERQUE, NEW MEXICO

7-14-99
DATE

[Signature]
CITY ENGINEER, CITY OF ALBUQUERQUE, NEW MEXICO

7-14-99
DATE

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

[Signature]
TRANSPORTATION DEVELOPMENT, CITY OF ALBUQUERQUE, NEW MEXICO

7-14-99
DATE

[Signature]
PARKS DESIGN & DEVELOPMENT, C.I.P., CITY OF ALBUQUERQUE, NEW MEXICO

7-14-99
DATE

[Signature]
CITY SURVEYOR, CITY OF ALBUQUERQUE, NEW MEXICO

04/14/99
DATE

N/A
REAL PROPERTY, CITY OF ALBUQUERQUE, NEW MEXICO

7/14/99
DATE

Notes:

1. A boundary survey was performed in December, 1998 and verified in February, 1999. Property corners were found or set as indicated.
2. All distances are ground distances.
3. Site located within projected Section 19, Township 11 North, Range 4 East, N.M.P.M. (Elena Gallegos Grant).
4. Bearings shown hereon are based upon the northern most property line of Lot 3, San Antonio Center, per plat filed April 24, 1989, Book C39, Page 16. To achieve New Mexico State Plane Grid Bearings rotate plat bearings clockwise 0°03'49".
5. Record bearings and distances are shown in parenthesis.
6. No public street mileage was created by this plat.
7. The purpose of this plat is to:
 - a. Grant the necessary easements as shown.
 - b. Create 2 (two) commercial tracts from Tracts A-1-B and A-2-B-1, Loma Del Norte.
8. Prior to development, City of Albuquerque Water and Sanitary Sewer Service to Tract A-1-B-1, Loma Del Norte must be verified and coordinated with the Public Works Department, City of Albuquerque, via a request for a water and sanitary sewer availability statement.
9. The following documents and instruments were used for the performance and preparation of this plat:
 - a. Plat of Loma Del Norte, Unit No. 1, filed 02-01-1977, Book C8, Page 89, Records of Bernalillo County, New Mexico.
 - b. Plat of Loma Del Norte, Unit 4A, filed 02-08-1979, Book D9, Page 84, Records of Bernalillo County, New Mexico.
 - c. Plat of Loma Del Norte, Unit 3, filed 05-22-1981, Book C18, Page 86, Records of Bernalillo County, New Mexico.
 - d. Plat of Loma Del Norte, filed 11-28-1988, Book C38, Page 1, Records of Bernalillo County, New Mexico.
 - e. Plat of San Antonio Center, filed 04-24-1989, Book C39, Page 16, Records of Bernalillo County, New Mexico.
 - f. Policy Number 85-00-632746 prepared by Lawyers Title Insurance Corporation dated January 17, 1978.
 - g. Policy Number 0-4501-15179 prepared by Stewart Title Guaranty Company dated June 13, 1994.
 - h. Commitment Number 98100478WP prepared by Stewart Title L.L.C. dated October 21, 1998.



THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND 1019-063246-04030955

PAID ON UPC # 1019-063246-06630950

Chester French Stewart
BERNALILLO COUNTY TREASURER'S OFFICE

Joseph M. Serna 7-14-99

SURVEYORS CERTIFICATION

I, Charles G. Cala, Jr., a registered Professional Surveyor under the laws of the State of New Mexico do hereby certify: that I conducted and am responsible for this plat; that the survey shows all easements made known to me by this owner, utility companies, or other parties expressing an interest; that the survey meets the minimum requirement for Monumentation and surveys of the Albuquerque Subdivision Ordinance; that the survey complies with the minimum standards for surveying in the State of New Mexico, and is true and correct to the best of my knowledge and belief.

Charles G. Cala, Jr.
Charles G. Cala, Jr., NMS 11184



04-06-1999
Date

Jma

JEFF MORTENSEN & ASSOCIATES, INC.
6010-B MIDWAY PARK BLVD. N.E.
ALBUQUERQUE, NEW MEXICO 87109
ENGINEERS & SURVEYORS (505) 345-4250
JOB #940253