EXHIBIT "A"

RECORDING STAMP

Location Map Zone Atlas Map No. F-14-Z



Surveyor's Certificate

I, LARRY W. MEDRANO, A REGISTERED PROFESSIONAL SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, HEREBY CERTIFY THAT THIS EXHIBIT FOR EASEMENT SURVEY WAS PREPARED FROM FIELD NOTES OF AN ACTUAL SURVEY MEETING THE MINIMUM REQUIREMENTS FOR THIS CLASSIFICATION OF SURVEY AS PER THE MINIMUM STANDARDS FOR LAND SURVEYING IN NEW MEXICO AS ADOPTED BY THE N.M. BOARD OF LICENSURE FOR ENGINEERS AND SURVEYORS, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

LARP W. MEDRANO N. J. S. No. 11993

. Acknowledgment

STATE OF NEW MEXICO) SS COUNTY OF BERNALILLO)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS ON DAY OF AUGUST 2021 BY LARRY W. MEDRANO, PRESIDENT, PRECISION SURVEYS, INC.

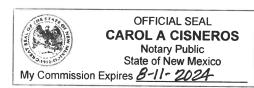
BY Carol a. Cibrus MY COMMISSION EXPIRES: B-11-2024

NOTARY PUBLIC



office Location: 9200 San Mateo Boulevard, NE Albuquerque, NM 87113

505.856.5700 PHON 505.856.7900 FAX



COORDINATE AND DIMENSION INFORMATION			PLSS INFORMATION				MATION	INDEXING INFORMATION
	NDARD	LAND GRANT ELENA GALLEGOS GRANT			CREW/TECH: MT/OT	DATE OF SURVEY 04/08/2021	PROPERTY OWNER J&M PROPERTIES LP DBA JMFP	
ROTATION AN NAVD88		SECTION 32	TOWNSHIP 11 NORTH	RANGE 3 EAST	MERIDIAN NMPM	DRAWN BY: JK	CHECKED BY:	PROPERTIES LIMITED PARTNERSHIP SUBDIVISION NAME MONTANO Y QUATRO
COMBINED SCALE FACTOR: GRID TO GROUND: 1.000318331 GROUND TO GRID: 0.999681770 GRID GROUND TO GRID: 0.999681770	E = 0	CITY	ERQUE	COUNTY BERNALILLO	STATE NM	PSI JOB NO. 216043EX	SHEET NUMBER 1 OF 3	UPC 101406149027810201

EXHIBIT "A"

Legal Description

FASFMENT "A"

A VARIABLE WIDTH PUBLIC SIDEWALK EASEMENT LYING AND SITUATE WITHIN THE ELENA GALLEGOS GRANT, PROJECTED SECTION 32, TOWNSHIP 11 NORTH, RANGE 3 EAST, N.M.P.M. CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, COMPRISING OF A PORTION OF TRACT 1-A-1, 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 FEBRUARY 13, 1995, IN MAP BOOK 95C, PAGE 53, SAID EASEMENT BEING MORE PARTICULARLY DESCRIBED BY NEW MEXICO STATE PLANE COORDINATE SYSTEM GRID BEARINGS (NAD 83-CENTRAL ZONE) AND GROUND DISTANCES (US SURVEY FEET) AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF DESCRIBED EASEMENT, FROM WHENCE A TIE TO A.G.R.S. MONUMENT "DOUGLAS" BEARS S $76^{\circ}12'35$ " W, A DISTANCE OF 3329.60 FEET;

THENCE FROM SAID POINT OF BEGINNING, N 09°15'19" E, A DISTANCE OF 28.77 FEET TO THE NORTHWEST CORNER OF DESCRIBED EASEMENT:

THENCE S 36°01'06" E, A DISTANCE OF 6.94 FEET TO THE NORTHEAST CORNER OF DESCRIBED EASEMENT;

THENCE S 09°04'33" W. A DISTANCE OF 11.17 FEET TO AN ANGLE POINT:

THENCE S 18°35'48" W, A DISTANCE OF 6.73 FEET TO AN ANGLE POINT;

THENCE S 09°08'27" W, A DISTANCE OF 6.07 FEET TO THE SOUTHEAST CORNER OF DESCRIBED EASEMENT;

THENCE N $80^{\circ}51'33"$ W, A DISTANCE OF 3.88 FEET TO THE POINT OF BEGINNING, CONTAINING 0.0028 ACRES (120 SQUARE FEET), MORE OR LESS

EASEMENT "B"

A VARIABLE WIDTH PUBLIC SIDEWALK EASEMENT LYING AND SITUATE WITHIN THE ELENA GALLEGOS GRANT, PROJECTED SECTION 32, TOWNSHIP 11 NORTH, RANGE 3 EAST, N.M.P.M. CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, COMPRISING OF A PORTION OF TRACT 1-A-1, 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 FEBRUARY 13, 1995, IN MAP BOOK 95C, PAGE 53, SAID EASEMENT BEING MORE PARTICULARLY DESCRIBED BY NEW MEXICO STATE PLANE COORDINATE SYSTEM GRID BEARINGS (NAD 83-CENTRAL ZONE) AND GROUND DISTANCES (US SURVEY FEET) AS FOLLOWS;

BEGINNING AT THE NORTHERNMOST CORNER OF DESCRIBED EASEMENT, FROM WHENCE A TIE TO A.G.R.S. MONUMENT "DOUGLAS" BEARS S 78°22'33" W, A DISTANCE OF 3279.21 FEET;

THENCE FROM SAID POINT OF BEGINNING, S 00°20'36" W, A DISTANCE OF 32.47 FEET TO THE SOUTHEAST CORNER OF DESCRIBED EASEMENT, LYING ON THE NORTH RIGHT OF WAY LINE OF MONTANO ROAD, N.W;

THENCE ALONG SAID NORTH RIGHT OF WAY LINE, N 80°43'43" W, A DISTANCE OF 5.03 FEET TO THE SOUTHWEST CORNER OF DESCRIBED EASEMENT;

THENCE LEAVING SAID NORTH RIGHT OF WAY LINE, N 09°15'19" E, A DISTANCE OF 32.08 FEET TO THE POINT OF BEGINNING, CONTAINING 0.0019 ACRES (81 SQUARE FEET), MORE OR LESS.



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COORDINATE AND DIMENSION INFORMATION			PLSS INFORMATION				PROJECT INFORMATION		INDEXING INFORMATION	
STATE PLANE ZONE: GRID /GROUND CO		TYPE: STANDAF	ELENA GALLEGOS GRANT			NT		CREW/TECH: MT/OT	DATE OF SURVEY 04/08/2021	PROPERTY OWNER J&M PROPERTIES LP DBA JMFP
NAD83 NAVD88 CONTROL USED: ALBUQUERQUE GEODETIC REFERENCE SYSTEM		O° (TATION ANGLE: 00' 00.00" SE POINT = 0	SECTION TOWNSHIP RANGE MERIDIAN 32 11 NORTH 3 EAST NMPM			DRAWN BY: JK	CHECKED BY: LM	PROPERTIES LIMITED PARTNERSHIP SUBDIVISION NAME MONTANO Y QUATRO	
COMBINED SCALE FACTOR: GRID TO GROUND: 1.00031833: GROUND TO GRID: 0.999681770	DEADING ANNOT		= 0	CITY	ERQUE	COUNTY BERNALILLO	STATE NM	PSI JOB NO. 216043EX	SHEET NUMBER 2 OF 3	UPC 101406149027810201

