



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 766-7644

January 17, 1985

Mr. Elvidio Diniz
Resources Technology
7800 Marble NE, Suite 5
Albuquerque, NM 87108

REF: CONCEPTUAL DRAINAGE PLAN FOR TINLEY PARCELS (G15-D22) RECEIVED
DECEMBER 7, 1984

Dear Mr. Diniz:

I have reviewed the referenced plan and forward these comments:

1. Require easements for the following areas:
 - a. The existing 36" storm drain to the pond at Tract B-1.
 - b. The pond at Tract B-1.
 - c. The existing 36" storm drain to the 60" pipe.
2. Please outline the perimeter of the 100 year pond in Tract B1.
At what elevation will the pond spill to the Alameda Drain.
3. Given the possibility of annexation to the City the following items should be addressed:
 - a. The proposed street design per the DPM.
 - b. Approval from the Conservancy District on the existing and proposed tie in to the 60" CMP.
 - c. Fifty foot (50') private ingress and egress utility and drainage easement granted to lots one (1) through twelve (12) and including Tract B4.
4. Please address downstream capacity for the following outfalls:

MUNICIPAL DEVELOPMENT DEPARTMENT

C. Dwayne Sheppard, P.E., City Engineer

ENGINEERING DIVISION

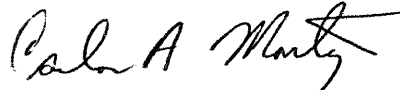
Telephone (505) 766-7467

AN EQUAL OPPORTUNITY EMPLOYER

- a. The 60" Alameda CMP.
 - b. Flows to Edith Boulevard west of the Alameda Lateral R/W.
5. The site should accept developed offsite discharge from Tract B-4.
 6. Please be advised that the proposed replatting must include all of Tract B-4 not just Lot 13.
 7. What is the discharge from the individual lot ponds? Show the capacity of the double "D" catch basins and connecting pipe. Show the capacity of the roads side swales.

If you should have any questions, please feel free to call me at 766-7644.

Sincerely yours,



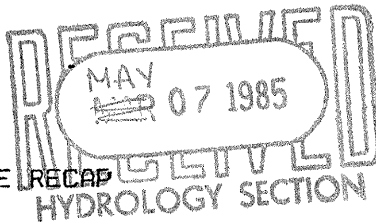
Carlos A. Montoya, PE
City/County Flood Plain Admin.

CAM:mrk

RAINAGE INFORMATION SHEET

PROJECT TITLE: Tinley Parcels ZONE ATLAS/DRNG. FILE #: G-15/D-22
 LEGAL DESCRIPTION: Tinley Parcels - Lot B-2, Osuna Park
 CITY ADDRESS: Bern. County - North Edith
 ENGINEERING FIRM: Resource Tech CONTACT: E. Diniz
 ADDRESS: 7800 Marble NE Ste 5 PHONE: 266-3320
 OWNER: Bob Tinley CONTACT: Same
 ADDRESS: Box 4040, Alby, NM PHONE: 884-8101
 ARCHITECT: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 SURVEYOR: Resource Tech CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CONTRACTOR: N.A. CONTACT: _____
 ADDRESS: _____ PHONE: _____

PRE-DESIGN MEETING:

☐ YES☐ NO☐ COPY OF CONFERENCE
SHEET PROVIDED

DRB NO. _____

EPC NO. _____

PROJ. NO. _____

TYPE OF SUBMITTAL:

☐ DRAINAGE REPORT☐ DRAINAGE PLAN☒ CONCEPTUAL GRADING & DRAINAGE PLAN☐ GRADING PLAN☐ EROSION CONTROL PLAN☐ ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

☐ SKETCH PLAT APPROVAL☐ PRELIMINARY PLAT APPROVAL☐ SITE DEVELOPMENT PLAN APPROVAL☒ FINAL PLAT APPROVAL☐ BUILDING PERMIT APPROVAL☐ FOUNDATION PERMIT APPROVAL☐ CERTIFICATE OF OCCUPANCY APPROVAL☐ ROUGH GRADING PERMIT APPROVAL☐ GRADING/PAVING PERMIT APPROVAL☐ OTHER _____ (SPECIFY)DATE SUBMITTED: 5/3/85BY: E. Diniz

Transmittal

RESOURCE TECHNOLOGY, INCORPORATED

From E. Diniz 266-3320

7800 Marble Avenue NE, Suite 5

Albuquerque, New Mexico 87110

To: City Hydrology

Date: 5/3/85

Our Project No. _____

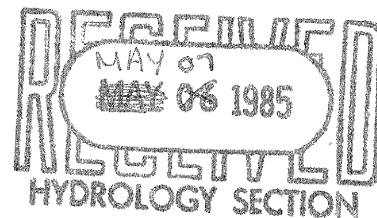
Attn: Carlos Montoya

Re: _____

IF MATERIAL RECEIVED IS NOT AS LISTED,
PLEASE NOTIFY US AT ONCE

WE ARE SENDING YOU

- ☒ ATTACHED ☐ UNDER SEPARATE COVER VIA
- ☐ SHOP DRAWINGS ☐ TRACINGS
- ☒ PRINTS ☐ CATALOGS
- ☐ DOCUMENTS ☐ COPY OF LETTER
- ☐ SPECIFICATIONS ☐ _____



COPIES	DATE	ITEM
1	5/3	Info sheet
1	5/1	Response letter
1	—	3 plot sheets as referenced in letter

REMARKS Resubmitted Responses to letter of 1/12/85

COPY TO _____

"APPROVAL AND FILING WITH THE COUNTY CLERK OF BERNALILLO COUNTY OF THIS PLAT DOES NOT VACATE OR IN ANY WAY AFFECT PUBLIC OR PRIVATE EASEMENTS"

SUMMARY REPLAT

SHOWING

OSUNA PARK INVESTMENT GROUP TRACTS

"B-1", "B-2", "B-3", AND "B-4"

M.R.G.C.D. PROPERTY MAP NO. 33

WITHIN THE
TOWN OF ALBUQUERQUE GRANT

ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

MAY, 1984

State of New Mexico
County of Bernalillo
This instrument was filed for record
on
2:17 MAY 31 1984

LEGAL DESCRIPTION :

A CERTAIN TRACT OF LAND SITUATE WITHIN PROJECTED SECTION 4, TOWNSHIP 10 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN, WITHIN THE TOWN OF ALBUQUERQUE GRANT, BERNALILLO COUNTY, NEW MEXICO; BEING AND COMPRISING ALL OF TRACT LETTERED "B" OF THE REPLAT OF TRACT "37-B" AND A PORTION OF TRACT 40, M.R.G.C.D. MAP 33, WITHIN THE TOWN OF ALBUQUERQUE GRANT, 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 MAY 6, 1981, (BOOK C-18, PAGE 66).

SURVEYED, REPLATTED AND SUBDIVIDED AND NOW BEING IDENTIFIED AS TINLEY TRACTS "B-1", "B-2", "B-3" AND "B-4", M.R.G.C.D. PROPERTY MAP NO. 33, TOWN OF ALBUQUERQUE GRANT, TO THE COUNTY OF BERNALILLO, NEW MEXICO, WITH THE FREE CONSENT OF AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S).

OSUNA PARK INVESTMENT GROUP
A GENERAL PARTNERSHIP

BY: Brad Huckabee
BRAD HUCKABEE

STATE OF NEW MEXICO
COUNTY OF BERNALILLO } ss:

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 14th DAY OF May, 1984, BY Brad Huckabee OF OSUNA PARK INVESTMENT GROUP, A GENERAL PARTNERSHIP, ON BEHALF OF SAID PARTNERSHIP.
MY COMMISSION EXPIRES: 9-10-87

NOTARY PUBLIC

APPROVAL: O. Val Vallen
CITY OF ALBUQUERQUE, NM - PROPERTY MANAGEMENT

DATE: 5-14-84

APPROVAL: NA
A.M.A.F.C.A.

DATE: 5/22/84

APPROVAL: Robert A. Trammell
TRAFFIC ENGINEER, ALBUQUERQUE, NEW MEXICO

DATE: 5-22-84

APPROVAL: Frank J. Aguirre
CITY ENGINEER, ALBUQUERQUE, NEW MEXICO

DATE: 5/22/84

APPROVAL: Mark Vally
PARKS AND RECREATION, ALBUQUERQUE, NEW MEXICO

DATE: 5-22-84

APPROVAL: Jon E. Eidsgaard
WATER RESOURCES, ALBUQUERQUE, NEW MEXICO

DATE: 5/22/84

APPROVAL: David C. White
CITY SURVEYOR, ALBUQUERQUE, NEW MEXICO

DATE: 05/14/84

APPROVAL AND CONDITIONAL ACCEPTANCE, AS SPECIFIED BY THE ALBUQUERQUE SUBDIVISION ORDINANCE.

Engene Mateo 5/22/84 SP-84-234
PLANNING DIRECTOR, CITY OF ALBUQUERQUE, N.M. DATE SP NO.
CITY COUNTY

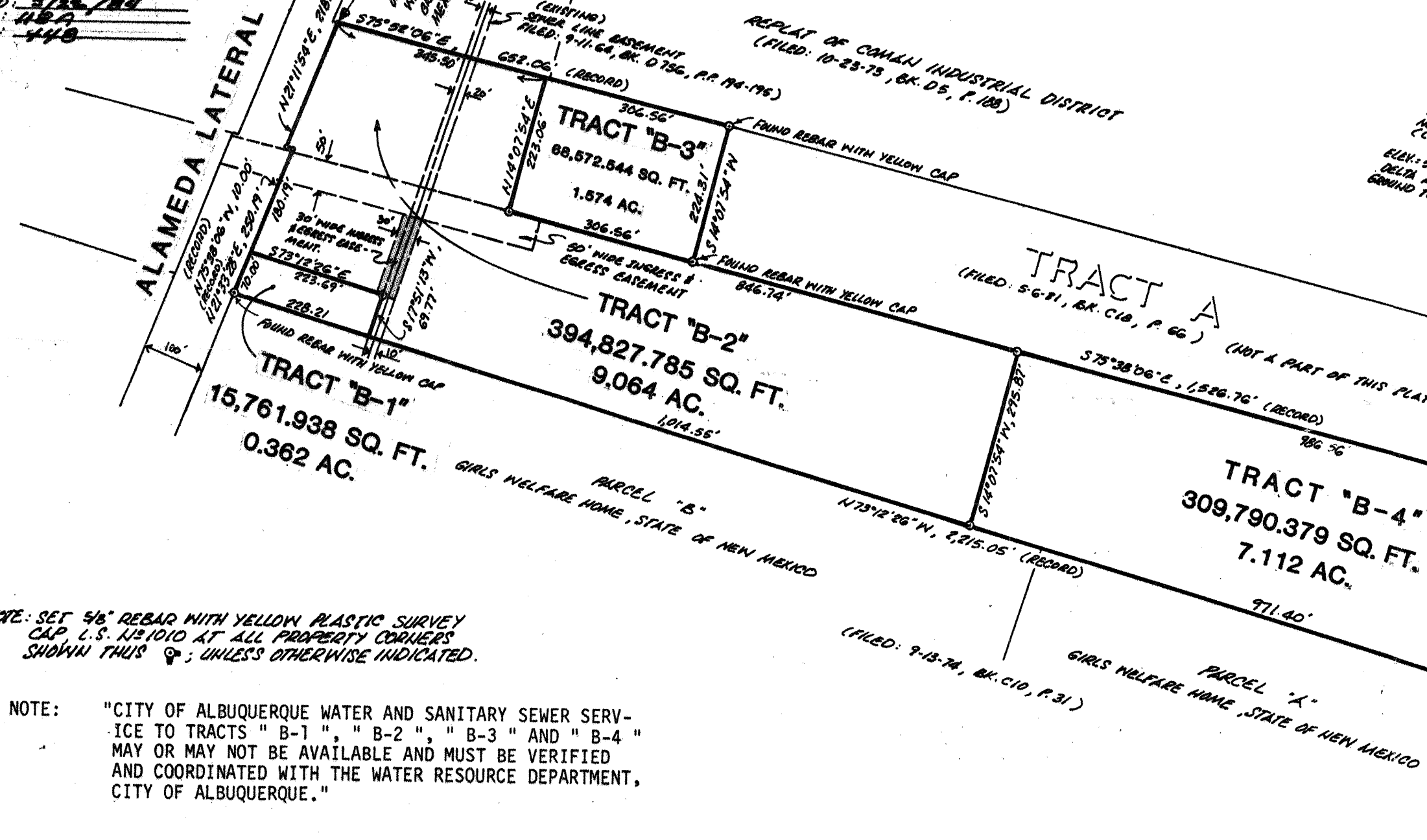
FR-1078

SCALE: 1" = 200'

NOTE: BEARINGS ARE REFERENCED TO THE BEARING SHOWN IN THE RECORD PLAT, FILED: 5-6-81, BK. C-18, P. 66.

NOTE: 50' WIDE ACCESS EASEMENT AS GRANTED BY THE MIDDLE RIVER GRAND CONSERVANCY DISTRICT, FILED: 5-22-84, BK. C-18, P. 66.

NOTE: SET 5/8" REBAR WITH YELLOW PLASTIC SURVEY CAP, L.S. 101010 AT ALL PROPERTY CORNERS SHOWN THIS 9; UNLESS OTHERWISE INDICATED.



I, D. T. MORRISON, UNDER THE LAWS OF NEW MEXICO, CERTIFY THAT I AM A REGISTERED LAND SURVEYOR AND THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY SUPERVISION AND DIRECTIONS, SHOWS ALL EASEMENTS OF RECORD, MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF.

D.T. Morrison
D. T. MORRISON, N.M.L.S. NO. 1010



MAP AND SURVEY BY: D. T. MORRISON, SURVEYOR, INC.
1020 TEXAS, N.E.
ALBUQUERQUE, NEW MEXICO 87110
PHONE NO.: (505) 256-7364/256-7600

32-12

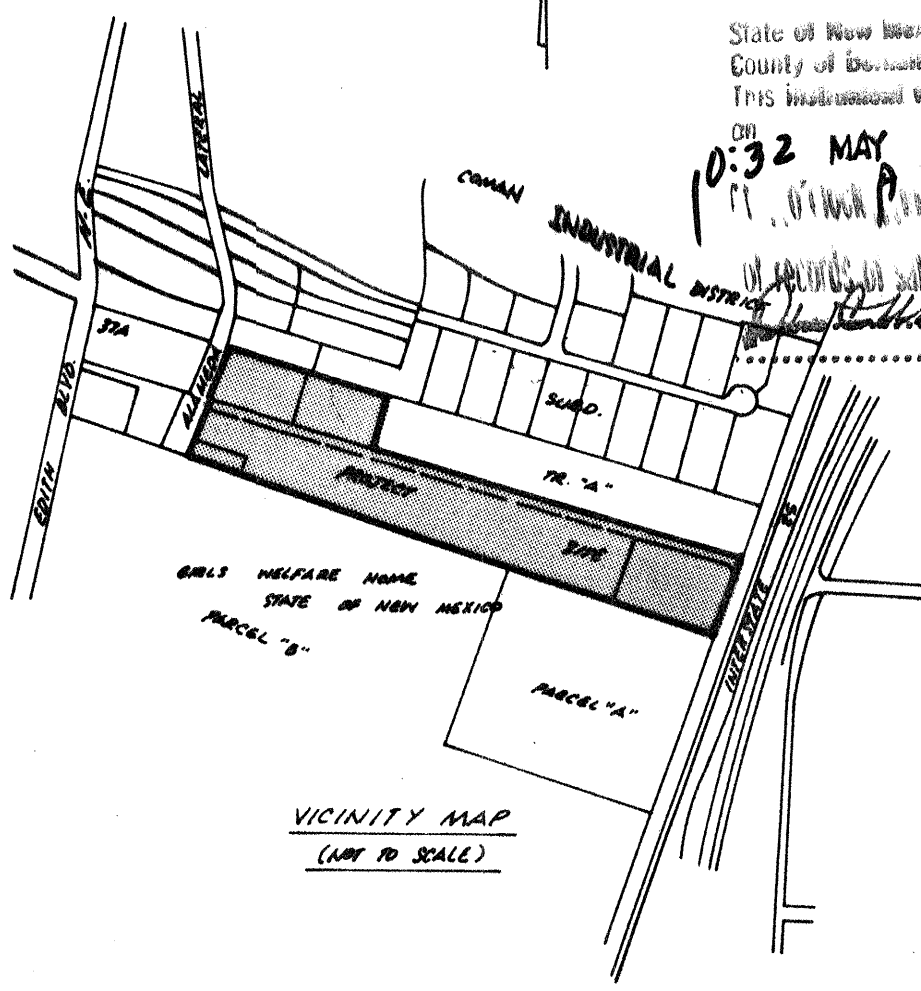
(REVISED)

SP-01-11-0813
6-15-Z

"APPROVAL AND FILING WITH THE COUNTY CLERK OF BERNALILLO COUNTY OF THIS PLAT DOES NOT VACATE OR IN ANY WAY AFFECT PUBLIC OR PRIVATE EASEMENTS".

GENERAL NOTES:

- 50' WIDE ACCESS EASEMENT AS GRANTED BY THE MIDDLE RIO GRANDE CONSERVANCY DISTRICT.
FILED: 5-22-84
BOOK: 118-A
PAGE: 448
- OWNER(S) OF TRACTS "B-1", "B-2-A", AND "B-3" SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE 50' WIDE INGRESS AND EGRESS EASEMENT.
- SET 5/8" REBAR WITH YELLOW SURVEY CAP, L.S. NO. 1010 AT ALL PROPERTY CORNERS SHOWN THUS ; UNLESS OTHERWISE INDICATED.
- "CITY OF ALBUQUERQUE WATER AND SANITARY SEWER SERVICE TO TRACTS 'B-1', 'B-2', 'B-3' AND 'B-4' MAY OR MAY NOT BE AVAILABLE AND MUST BE VERIFIED AND COORDINATED WITH THE WATER RESOURCE DEPARTMENT, CITY OF ALBUQUERQUE."
- THE INTENT AND PURPOSE OF THIS AMENDED PLAT IS TO SHIFT THE EASTERLY BOUNDARY LINE OF TRACT "B-2", (AS SHOWN ON THE MAP HEREON).
- ALL OF TRACT "B-1" IS RESERVED FOR PONDING AND DRAINAGE EASEMENT.



PLAT
SHOWING
OSUNA PARK INVESTMENT GROUP TRACTS
"B-1", "B-2-A", "B-3", AND "B-4-A"
M.R.G.C.D.. PROPERTY MAP NO. 33
WITHIN THE
TOWN OF ALBUQUERQUE GRANT
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO
FEBRUARY, 1985

A CERTAIN TRACT OF LAND SITUATE WITHIN PROJECTED SECTION 4, TOWNSHIP 10 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN, WITHIN THE TOWN OF ALBUQUERQUE GRANT, BERNALILLO COUNTY, NEW MEXICO; BEING AND COMPRISING OF TRACTS "B-1", "B-2", "B-3" AND "B-4" OF THE OSUNA PARK INVESTMENT GROUP TRACTS, TO THE COUNTY OF BERNALILLO, NEW MEXICO, AS THE SAME ARE SHOWN AND DESIGNATED ON THE "SUMMARY REPLAT SHOWING OSUNA PARK INVESTMENT GROUP TRACTS 'B-1', 'B-2', 'B-3' AND 'B-4', M.R.G.C.D. PROPERTY MAP NO. 33 WITHIN THE TOWN OF ALBUQUERQUE GRANT, ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO", FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON MAY 31, 1984, (BOOK C-24, PAGE 34).

SURVEYED, REPLATTED AND SUBDIVIDED, AND NOW BEING IDENTIFIED AS OSUNA PARK INVESTMENT GROUP TRACTS "B-1", "B-2-A", "B-3" AND "B-4-A", M.R.G.C.D. PROPERTY MAP NO. 33, WITHIN THE TOWN OF ALBUQUERQUE GRANT, BE BERNALILLO COUNTY, NEW MEXICO, WITH THE FREE CONSENT OF AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S), THEREOF.

OWNER(S) AND PROPRIETOR(S)

FOR TRACTS "B-1", "B-2-A", "B-3"

Bob Tinley
BOB TINLEY

STATE OF NEW MEXICO } ss:
COUNTY OF BERNALILLO

ON THIS 22 DAY OF FEBRUARY, 1985, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL ON THE DAY AND DATE LAST ABOVE WRITTEN.

NOTARY PUBLIC *Lita Yellison*

MY COMMISSION EXPIRES: 2-5-87

OWNER(S) AND PROPRIETOR(S)

FOR TRACT "B-4-A"

OSUNA PARK INVESTMENT GROUP
A GENERAL PARTNERSHIP

BY: *Brad Hockabee*
BRAD HOCKABEE

STATE OF NEW MEXICO } ss:
COUNTY OF BERNALILLO

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 27th DAY OF February, 1985, BY Osuna Park Brad Hockabee, OF PARK INVESTMENT GROUP, A GENERAL PARTNERSHIP, ON BEHALF OF SAID PARTNERSHIP.

MY COMMISSION EXPIRES: 12/17/88 *Cheryl R. Scott*
NOTARY PUBLIC

APPROVAL AND CONDITIONAL ACCEPTANCE, AS SPECIFIED BY THE ALBUQUERQUE SUBDIVISION ORDINANCE.
R. W. Price
PLANNING DIRECTOR, CITY OF ALBUQUERQUE, N.M. DATE 4-29-85 SP 84234
CITY COUNTY PR-1078

APPROVAL: *Rene Clavel* DATE: 3/4/85
CITY OF ALBUQUERQUE, NM - PROPERTY MANAGEMENT
APPROVAL: *Dan Sals* DATE: 4-1-85
A.M.A.F.C.A.
APPROVAL: *Frank J. Aguirre* DATE: 1-1-85
CITY ENGINEER, ALBUQUERQUE, NEW MEXICO
APPROVAL: *Robert A. Lamm* DATE: 3-12-85
TRAFFIC ENGINEER, ALBUQUERQUE, NEW MEXICO
APPROVAL: *Marti Valdez* DATE: 3-12-85
PARKS AND RECREATION, ALBUQUERQUE, NEW MEXICO
APPROVAL: *Jon E. Eitzgaard* DATE: 3-12-85
WATER RESOURCES, ALBUQUERQUE, NEW MEXICO
APPROVAL: *Del Uffert* DATE: 03/04/85
CITY SURVEYOR, ALBUQUERQUE, NEW MEXICO



STATE OF NEW MEXICO } ss:
COUNTY OF BERNALILLO

THE ABOVE SIGNATURE WAS ACKNOWLEDGED BEFORE ME THIS 22 DAY OF FEBRUARY, 1985, BY D. T. MORRISON OF D. T. MORRISON SURVEYOR, INC., NEW MEXICO REGISTERED LAND SURVEYOR NO. 1010.

NOTARY PUBLIC *Lita Yellison*
MY COMMISSION EXPIRES: 7-6-87

I, D. T. MORRISON, UNDER THE LAWS OF NEW MEXICO, CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY SUPERVISION AND DIRECTIONS, SHOWS ALL EASEMENTS OF RECORD, MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF.

D. T. Morrison
D. T. MORRISON, N.M.L.S. NO. 1010

MAP AND SURVEY BY: D. T. MORRISON SURVEYOR, INC.
1020 TEXAS, N.E.
ALBUQUERQUE, NEW MEXICO 87110
PHONE #: (505)256-7364/256-7600

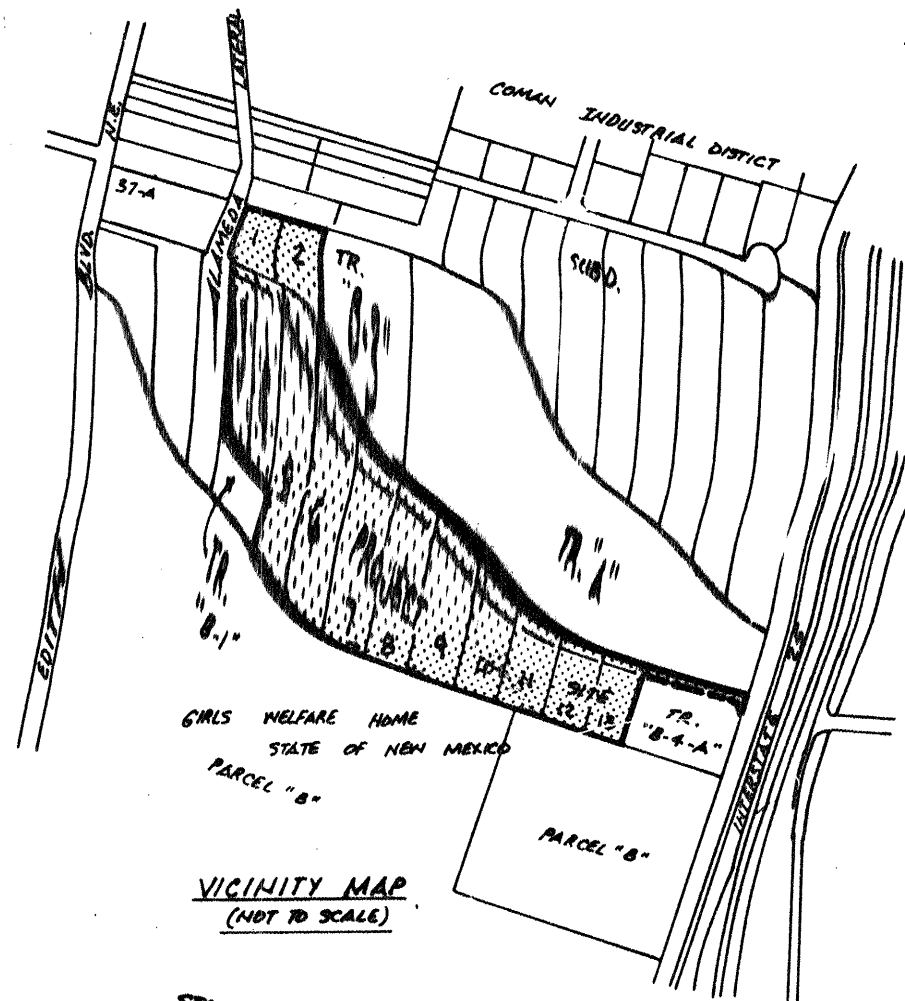
"APPROVAL AND FILING WITH THE COUNTY CLERK OF BERNALILLO COUNTY OF THIS PLAT DOES NOT VACATE OR IN ANY WAY AFFECT PUBLIC OR PRIVATE EASEMENTS".

GENERAL NOTES:

- 50' WIDE ACCESS EASEMENT AS GRANTED BY THE MIDDLE RIO GRANDE CONSERVANCY DISTRICT,
- OWNERS OF LOTS 1 THROUGH 13 SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE 50' WIDE INGRESS AND EGRESS EASEMENT.

FILED: 5-22-84

BOOK: 118-A
PAGE: 498



VICINITY MAP
(NOT TO SCALE)

- UTILITY EASEMENTS: Utility easements on the plat are granted for the common and joint use and benefit of:
 - The City of Albuquerque for installation, service, and maintenance of water, and sewer lines, valves, pumps, and/or other related equipment and facilities reasonably necessary to deliver potable water to the residents of the subdivision and provide a liquid waste disposal system in accordance with the plans and procedures of the City of Albuquerque;
 - The Public Service Company of New Mexico for installation, maintenance and service of electrical lines, transformers and other equipment and related facilities reasonably necessary to provide electrical service to the residents of the subdivision;
 - The Gas Company of New Mexico for installation of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas to the residents of the subdivision;
 - Mountain Bell for the installation, service and maintenance of all telephone lines, switching equipment and other related equipment and facilities reasonably necessary to provide telephone service to the residents of the subdivision;

- The Public Service Company of New Mexico for installation, maintenance and service of electrical lines, transformers and other equipment and related facilities reasonably necessary to provide electrical service to the residents of the subdivision;

- The Gas Company of New Mexico for installation of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas to the residents of the subdivision;

- Mountain Bell for the installation, service and maintenance of all telephone lines, switching equipment and other related equipment and facilities reasonably necessary to provide telephone service to the residents of the subdivision;

- DRAINAGE EASEMENTS - PRIVATE INGRESS AND EGRESS EASEMENT: Drainage easements are granted to AMFCA and the City of Albuquerque for the benefit of all owners of the subdivision as indicated on the Plat for the passage, containment or diversion of surface waters; and between individual property owners as indicated on the plat of reference or notation.

- ACCESS EASEMENTS: The City of Albuquerque is hereby granted access easements over and across the private ingress and egress easement for the purpose of allowing its various operating departments to provide service to the residents of the subdivision in the same manner to and to the same extent as though the referenced tract were dedicated public streets. "Operating departments" as referred to above shall include, but shall not be limited to, the departments of the City providing the following services:

- Police protection
- Fire protection
- Water resources
- Solid refuse and liquid waste disposal
- Animal control
- Planning functions
- Traffic engineering and control

All owners of the subdivision are granted the right to access their property over and across the referenced tract.

- WITHIN THE PRIVATE INGRESS AND EGRESS EASEMENT, the City of Albuquerque shall have the exclusive right to place underground utility lines within six (6) feet of the centerline of a water or sewer line except for perpendicular crossings or where written approval has been obtained from the City of Albuquerque, Gas Company of New Mexico, Public Service Company of New Mexico, and Mountain States Telephone and Telegraph are exempted from compliance with the first sentence in this paragraph.

85 44865

REPLAT

SHOWING

TINLEY PARCELS

LOTS 1 THRU 13, INCLUSIVE

(FORMERLY TRACT "B-2")

WITHIN THE

TOWN OF ALBUQUERQUE GRANT
M.R.G.C.D. PROPERTY MAP NO. 33

ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

MARCH, 1985

THE FOREGOING REPLAT OF THAT CERTAIN TRACT OF LAND SITUATE WITHIN PROJECTED SECTION 4, TOWNSHIP 10 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN, WITHIN THE TOWN OF ALBUQUERQUE GRANT, BERNALILLO COUNTY, NEW MEXICO; BEING AND COMPRISING ALL OF TRACT "B-2-A" OF THE OSUNA INVESTMENT GROUP TRACTS, TO THE COUNTY OF BERNALILLO, NEW MEXICO, AS THE IS SHOWN AND DESIGNATED ON THE "REVISED PLAT SHOWING OSUNA PARK INVESTMENT GROUP TRACTS 'B-1', 'B-2-A', 'B-3' AND 'B-4-A', M.R.G.C.D. PROPERTY MAP NO. 33 WITHIN THE TOWN OF ALBUQUERQUE GRANT, ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON May 31, 1984, (BOOK 118-A, PAGE 498).

SURVEYED, REPLATTED AND SUBDIVIDED AND NOW BEING IDENTIFIED AS TINLEY PARCELS, LOTS ONE (1) THROUGH THIRTEEN (13), INCLUSIVE, M.R.G.C.D. PROPERTY MAP NO. 33, WITHIN THE TOWN OF ALBUQUERQUE GRANT TO THE COUNTY OF BERNALILLO, NEW MEXICO, WITH THE FREE CONSENT OF AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S), THEREOF.

OWNER(S) AND PROPRIETOR(S)

INVESTMENT CORPORATION OF THE SOUTHWEST

BOB TINLEY

STATE OF NEW MEXICO
COUNTY OF BERNALILLO

ON THIS 24th DAY OF OCTOBER, 1984, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL ON THE DAY AND DATE LAST ABOVE WRITTEN.

NOTARY PUBLIC
VAIRIE WAND
My Commission Expires 12-15-84

STATE OF NEW MEXICO
COUNTY OF BERNALILLO

ON THIS 24th DAY OF OCTOBER, 1984, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL ON THE DAY AND DATE LAST ABOVE WRITTEN.

NOTARY PUBLIC: Val Valdez
My Commission Expires: 7-5-87

I, D. T. MORRISON, UNDER THE LAWS OF NEW MEXICO, CERTIFY THAT I AM A REGISTERED LAND SURVEYOR AND THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY SUPERVISION AND DIRECTIONS, SHOWS ALL EASEMENTS OF RECORD, MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF.



D. T. MORRISON, N.M.L.S. NO. 1010

APPROVAL: Dave Atwood
PUBLIC SERVICE CO. OF NEW MEXICO

DATE: 12/17/84

APPROVAL: Paula Y. McElfee
GAS COMPANY OF NEW MEXICO

DATE: 12-13-84

APPROVAL: Wayne H. Hensinger
MOUNTAIN BELL

DATE: 12-18-84

APPROVAL: Val Valdez
CITY OF ALBUQUERQUE, NM PROPERTY MANAGEMENT

DATE: 12-11-84

APPROVAL: Dan Sato
A.M.A. C.C.A.

DATE: 5-23-85

APPROVAL: Robert A. Jensen
TRAFFIC ENGINEER, ALBUQUERQUE, NEW MEXICO

DATE: 5-7-85

APPROVAL: Frank J. Aguilar
CITY ENGINEER, ALBUQUERQUE, NEW MEXICO

DATE: 5-23-85

APPROVAL: Martin Callar
PARKS AND RECREATION, ALBUQUERQUE, NEW MEXICO

DATE: 5-7-85

APPROVAL: Joe E. Fitzgibbon
WATER RESOURCES, ALBUQUERQUE, NEW MEXICO

DATE: 5-7-85

APPROVAL: Robert A. Jensen
CITY SURVEYOR, ALBUQUERQUE, NEW MEXICO

DATE: 12/17/84

APPROVAL: Barbara Leonard
COUNTY PLANNING COMMISSION CHAIRMAN

DATE: 6-4-85

APPROVAL: Richard Dwyer
BOARD OF COUNTY COMMISSIONERS CHAIRMAN

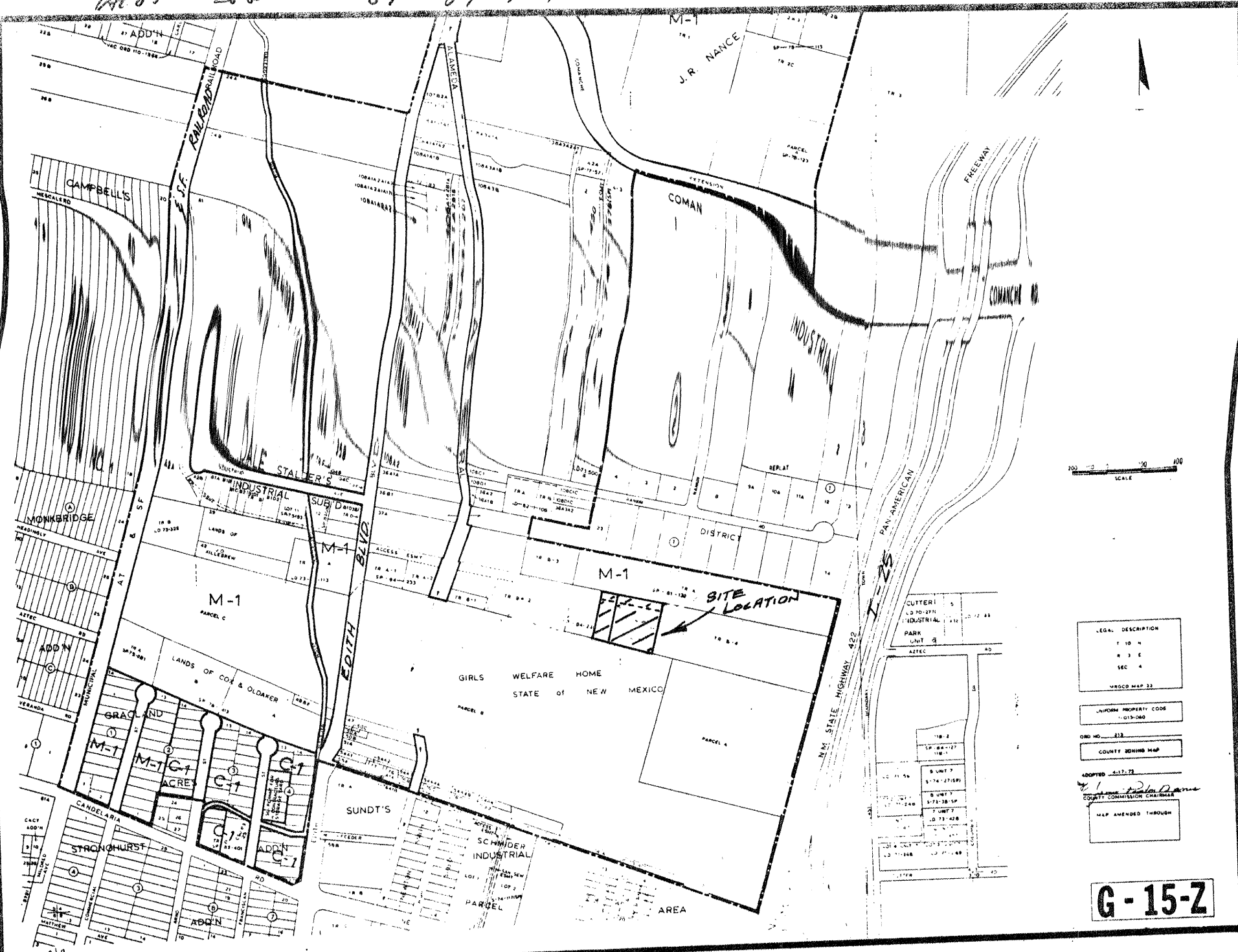
DATE: Jan 3, 1985

APPROVAL: Richard Dwyer
PLANNING DIRECTOR, CITY OF ALBUQUERQUE

SC5-84-37 DRB-84-493

MAP AND SURVEY BY: D. T. MORRISON, SURVEYOR, INC.
1020 TEXAS N.E.
ALBUQUERQUE, NEW MEXICO 87110
PHONE #: (505)256-7364/256-7600

PR-1078-A



G-15-Z

12-51 AUG 8 1986
County of Bernalillo
This instrument was filed for record on
the records of said County on
the 8th day of August 1986
County Clerk

A PLAT OF LOTS 9-A AND 10-A TINLEY PARCELS

BEING A REPLAT OF LOTS 9 AND 10, TINLEY PARCELS
BERNALILLO COUNTY, NEW MEXICO
JULY 1986

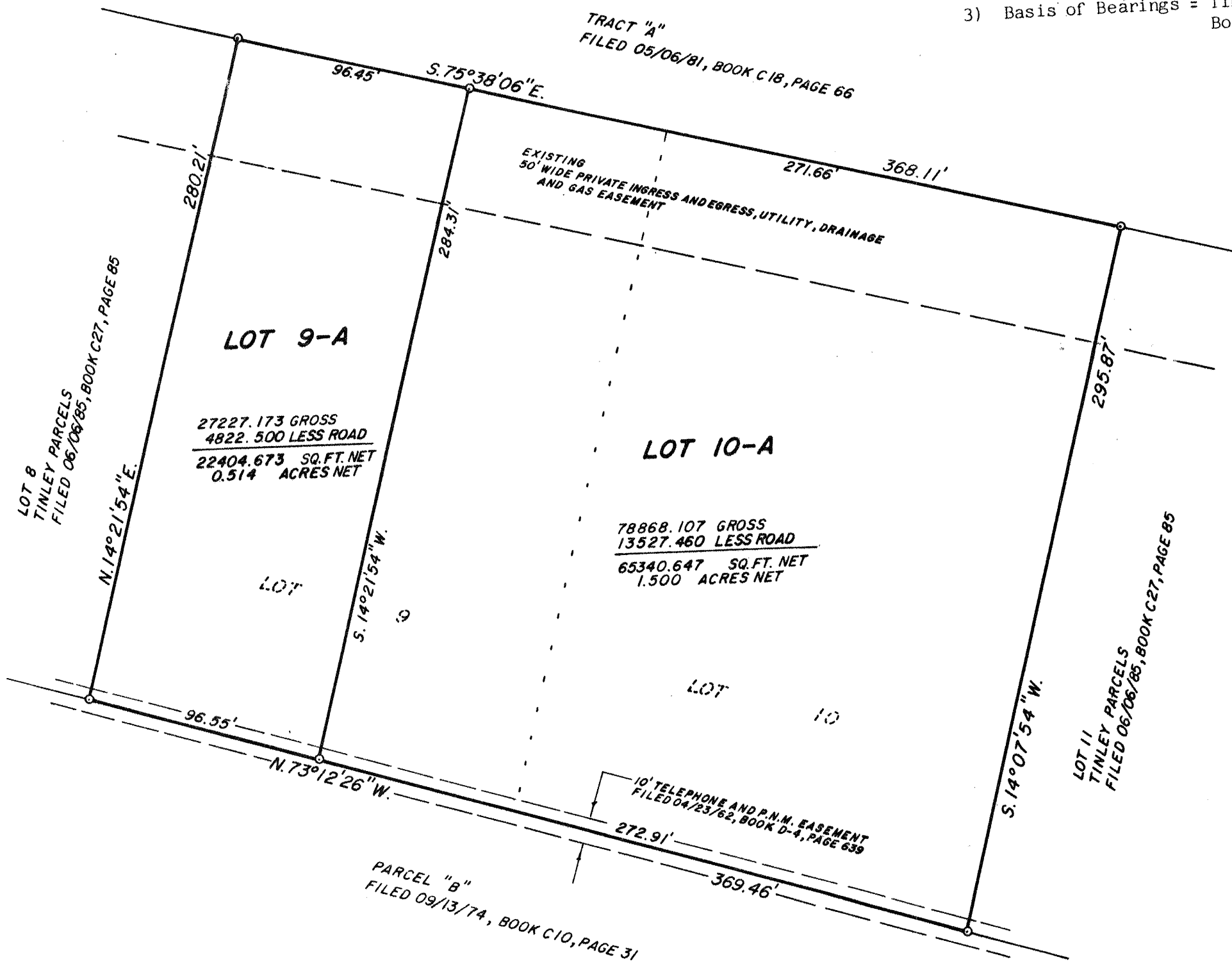
SCALE: 1" = 50'

LEGAL DESCRIPTION

Lots numbered Nine (9) and Ten (10) of the Replat showing TINLEY PARCELS Lots 1 thru 13, inclusive within the Town of Albuquerque Grant, M.R.G.C.D. Map No. 33, Albuquerque, Bernalillo County, New Mexico, as the same are shown and designated on said plat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico on June 06, 1985, in Book C-27, folio 85.

NOTES:

- 1) Purpose of this platting is to create two (2) new lots from two (2) existing lots by moving one (1) line.
- 2) No field work performed.
- 3) Basis of Bearings = Tinley Parcels, filed June 06, 1985; Book C-27, folio 85.



ACKNOWLEDGEMENT

STATE OF NEW MEXICO)
COUNTY OF BERNALILLO)
The foregoing instrument was acknowledged before me this 7th day of July, 1986.
BY: Franklin E. Wilson
My Commission Expires: 8-8-87
Notary Public

FREE CONSENT

The above plat is with the free consent of the undersigned Owner(s). The undersigned have represented themselves to have title and acknowledge that this plat is within the covenants and restrictions on this property.

Investment Co. of the Southwest by Robert M. Gray, Pres.
Owner(s) Investment Co. of the Southwest by Bob Tinley, Pres.

ACKNOWLEDGEMENT

STATE OF NEW MEXICO)
COUNTY OF BERNALILLO)
The foregoing instrument was acknowledged before me this 8th day of July, 1986. BY: Investment Co. of the Southwest by Bob Tinley, Pres.
My Commission Expires: 8-8-87
Notary Public

CITY/COUNTY APPROVALS:

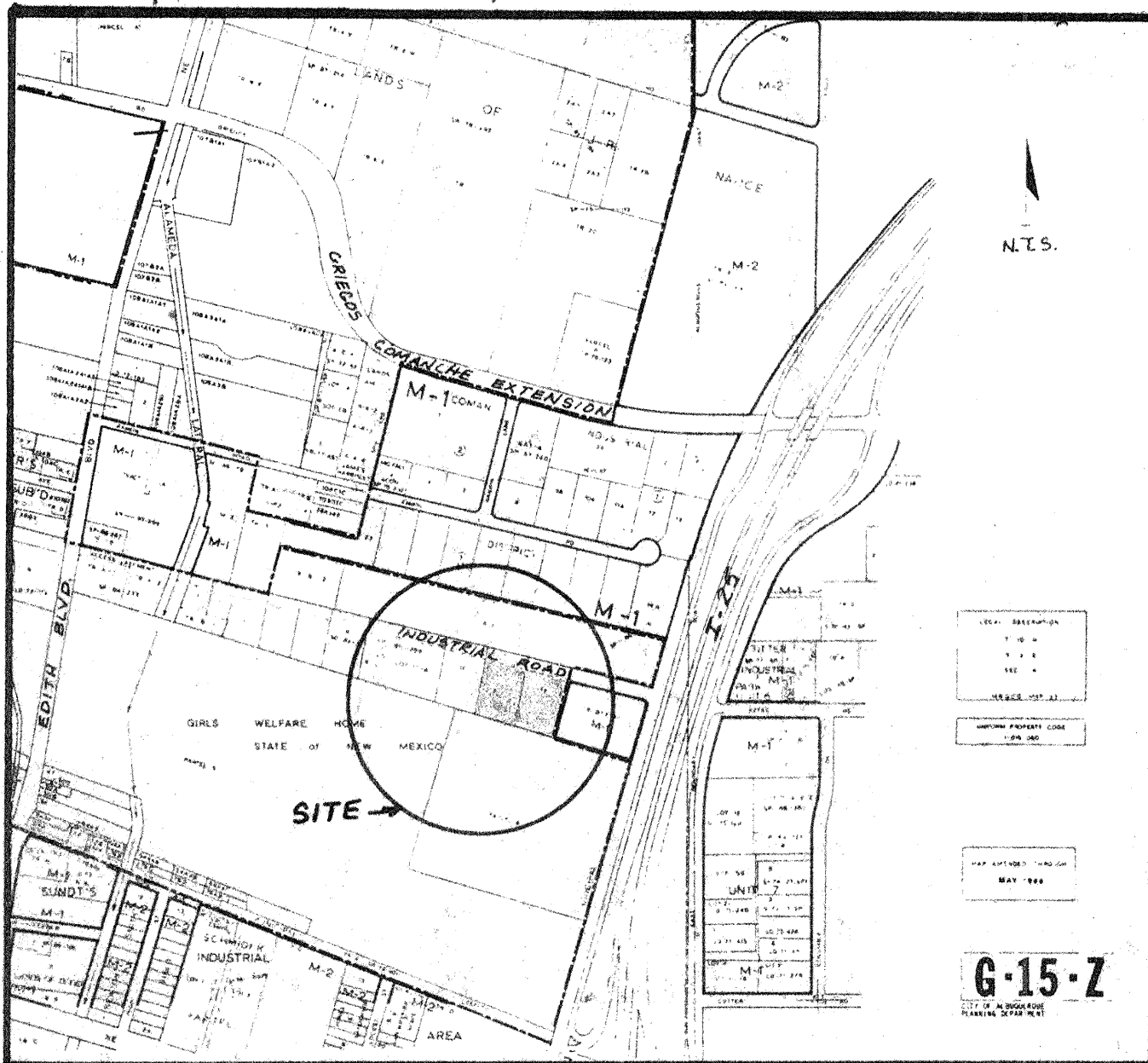
NA Property Manager	Date
07/16/86	
City Surveyor	Date
7-24-86	
City Water Resources	Date
8-7-86	
City Engineer	Date
7-24-86	
A.M.A. Inc.	Date
7-22-86	
Richard A. Foranough	Date
8-8-86	
City Planning Director	S.P. No.
7-22-86	
Parks and Recreation	Date

SURVEYOR'S CERTIFICATION

I, Franklin E. Wilson, a registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat was prepared by me or under my supervision, meets the minimum requirements of monumentation and surveys of the Albuquerque Subdivision Ordinance, and that it is true and correct to the best of my knowledge and belief.
Franklin E. Wilson, M.M.L.S. No. 6446
SOUTHWEST SURVEYING CO., INC. 333 Tomas Blvd. N.E., Albuquerque, New Mexico 87102
(505) 247-4444

Prior to development, City of Albuquerque Water and Sanitary Sewer Service to Lots 9-A and 10-A must be verified and coordinated with the Public Works Department, City of Albuquerque, via a request for a water and sanitary sewer availability statement.

PLAT # 09-12-1194



**PLAT OF
LOTS 12-A AND 13-A TINLEY PARCELS
BEING A REPLAT OF LOTS 12 AND 13
ALBUQUERQUE, NEW MEXICO
AUGUST 1989**

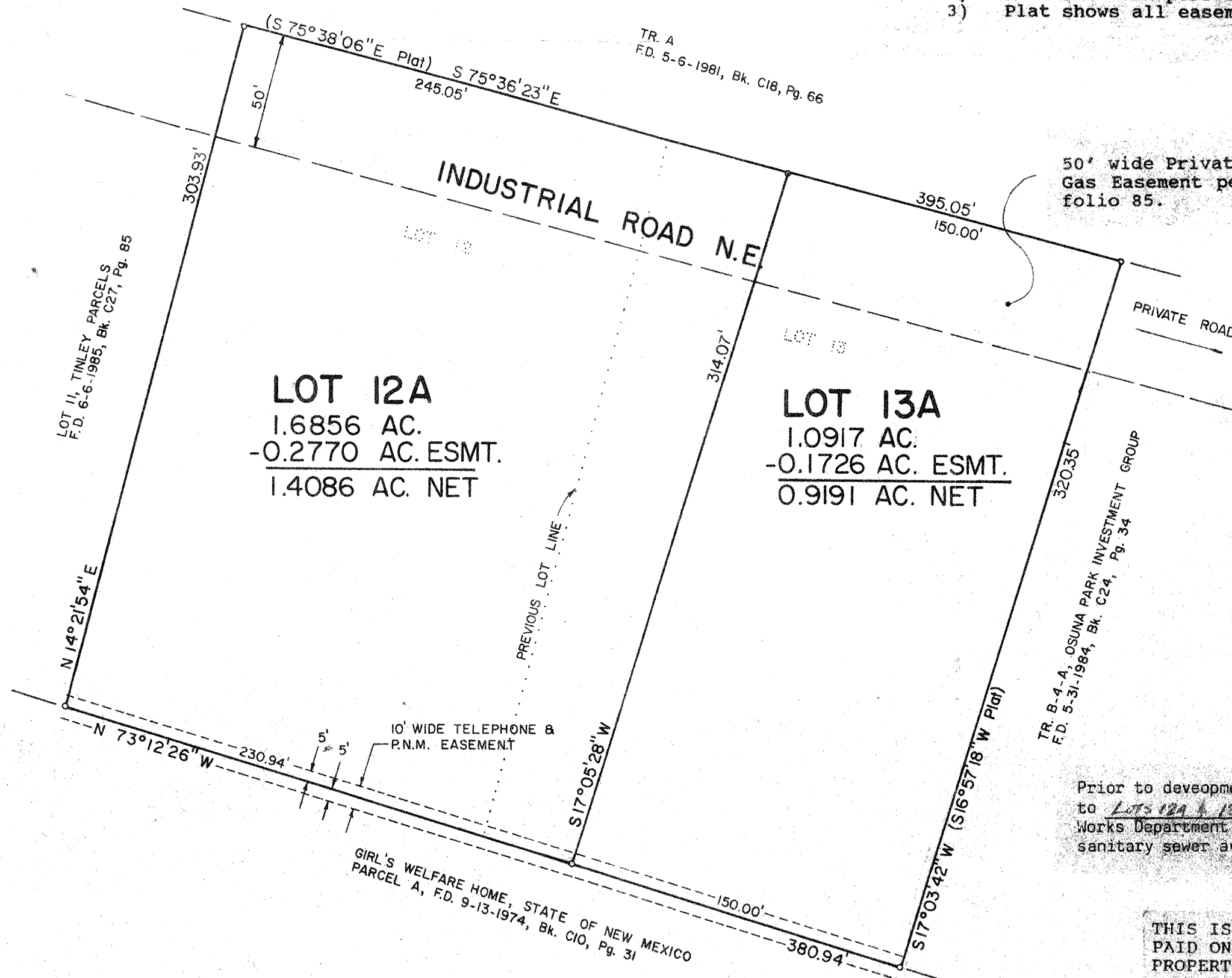


SCALE: 1" = 50'

DISCLOSURE STATEMENT - The purpose of this plat is to create Two (2) new lots from One (1) existing lot.

GENERAL NOTE:

- 1) Basis of bearings = TINGLEY PARCELS, filed June 6, 1985 C-27, folio 85.
- 2) No field work performed.
- 3) Plat shows all easements of record.



50' wide Private Ingress and Egress, Public Utility, Drainage and Gas Easement per TINLEY PARCELS filed June 6, 1985, Volume C27, folio 85.

Prior to development, City of Albuquerque Water and Sanitary Sewer Service to LOTS 12A & 13A must be verified and coordinated with the Public Works Department, City of Albuquerque, via a request for a water and sanitary sewer availability statement.

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

PROPERTY OWNER OF RECORD:

BERNALILLO COUNTY TREASURER'S OFFICE:

LEGAL DESCRIPTION AND FREE CONSENT

The undersigned owner(s) of the land hereon shown do hereby consent to the Replat of the land hereon shown: Lots numbered Twelve (12) and Thirteen (13) Replat showing TINLEY PARCELS Lots 1 thru 13, inclusive within the Town of Albuquerque Grant M.R.G.C.D. Property Map No. 33, Albuquerque, Bernalillo County, New Mexico as the same is shown and designated on said Replat thereof filed in the office of the County Clerk of Bernalillo County, New Mexico on June 6, 1985, Volume C-27, folio 85 and is with the free consent and in accordance with the desires of the undersigned owner(s) and proprietor(s) thereof.

LOT 13A

Owner(s) AUDREY T. DEMENNO
VINCENT B. DEMENNO

8-29-89
Date

STATE OF NEW MEXICO)
COUNTY OF BERNALILLO)

SS. [Signature]
Notary Public and with Secretary of State

The foregoing instrument was acknowledged before me this 20th day of August, 1989, By:

AUDREY T. DEMENNO & VINCENT B. DEMENNO
My Commission Expires: 8-8-89
Daniel M. Haney
Notary Public

LOT 12A

Owner(s) Kenneth Vial

9-18-89
Date

ACKNOWLEDGEMENT

STATE OF NEW MEXICO)
COUNTY OF BERNALILLO)

SS. [Signature]
Notary Public

The foregoing instrument was acknowledged before me this 12 day of September, 1989, By: Kenneth Vial

My Commission Expires: March 21, 1993
Daniel M. Haney
Notary Public

CITY/COUNTY APPROVALS:

Property Management	Date
<u>[Signature]</u>	<u>092589</u>
City Surveyor	Date
City Water Resources	Date
<u>[Signature]</u>	<u>6/5/90</u>
City Engineer	Date
<u>C. P. Chiles - AE</u>	<u>9-13-89</u>
A.M.A.E.C.A.	Date
<u>[Signature]</u>	<u>5-29-90</u>
Traffic Engineer	Date
<u>[Signature]</u>	<u>5-29-90</u>
Parks and Recreation	Date
City Planning Director	Date

SURVEYOR'S CERTIFICATION

I, Franklin E. Wilson, a registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat was prepared by me or under my supervision, meets the minimum requirements of monumentation and surveys of the Albuquerque Subdivision Ordinance, and that it is true and correct to the best of my knowledge and belief.

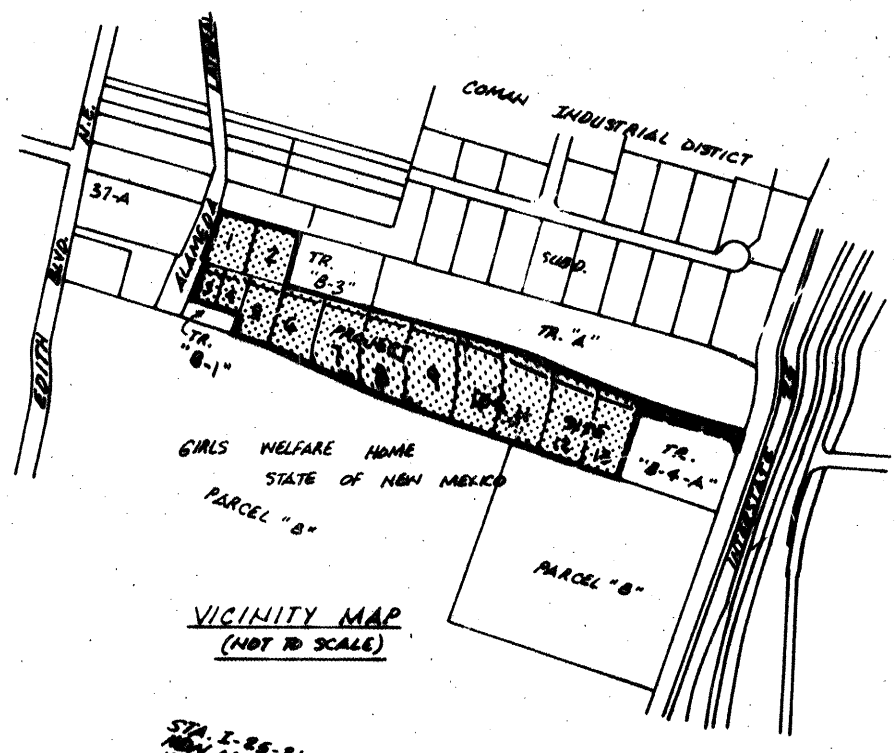
[Signature]
Franklin E. Wilson, N.M.L.S. No. 6446
333 Lomas Blvd, N.E., Albuquerque, New Mexico 87102
(505) 247-4444
Date 9/8/89

C27-85

"APPROVAL AND FILING WITH THE COUNTY CLERK OF BERNALILLO COUNTY OF THIS PLAT DOES NOT VACATE OR IN ANY WAY AFFECT PUBLIC OR PRIVATE EASEMENTS".

GENERAL NOTES:

- 50' WIDE ACCESS EASEMENT AS GRANTED BY THE MIDDLE RIO GRANDE CONSERVANCY DISTRICT.
FILED: 5-22-84
BOOK: 118-A
PAGE: 448
- OWNERS OF LOTS 1 THROUGH 13 SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE 50' WIDE INGRESS AND EGRESS EASEMENT.



- UTILITY EASEMENTS: Utility easements on the plat are granted for the common and joint use and benefit of:
 - The City of Albuquerque for installation, service and maintenance of water and sewer lines, valves, pumps and/or other related equipment and facilities reasonably necessary to deliver potable water to the residents of the subdivision and provide a liquid waste disposal system in accordance with the plans and procedures of the City of Albuquerque;
 - The Public Service Company of New Mexico for installation, maintenance and service of electrical lines, transformers and other equipment and related facilities reasonably necessary to provide electrical service to the residents of the subdivision;
 - The Gas Company of New Mexico for installation of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas to the residents of the subdivision;
 - Mountain Bell for the installation, service and maintenance of all telephone lines, switching equipment and other related equipment and facilities reasonably necessary to provide telephone service to the residents of the subdivision;
- DRAINAGE EASEMENTS - PRIVATE INGRESS AND EGRESS EASEMENT: Drainage easements are granted to AMFCA and the City of Albuquerque for the benefit of all owners of the subdivision as indicated on the Plat for the passage, containment or diversion of surface waters; and between individual property owners as indicated on the plat of reference or notation.
- ACCESS EASEMENTS: The City of Albuquerque is hereby granted access easements over and across the private ingress and egress easement for the purpose of allowing its various operating departments to provide service to the residents of the subdivision in the same manner to and to the same extent as though the referenced tract were dedicated public streets. "Operating departments" as referred to above shall include, but shall not be limited to, the departments of the City providing the following services:
 - Police protection
 - Fire protection
 - Water resources
 - Solid refuse and liquid waste disposal
 - Animal control
 - Planning functions
 - Traffic engineering and controlAll owners of the subdivision are granted the right to access their property over and across the referenced tract.
- WITHIN THE PRIVATE INGRESS AND EGRESS EASEMENT, the City of Albuquerque shall have the exclusive right to place underground utility lines within six (6) feet of the centerline of a water or sewer line except for perpendicular crossings or where written approval has been obtained from the City of Albuquerque, Gas Company of New Mexico, Public Service Company of New Mexico and Mountain States Telephone and Telegraph are exempted from compliance with the first sentence in this paragraph.

85 44865 **REPLAT.**
SHOWING
TINLEY PARCELS
LOTS 1 THRU 13, INCLUSIVE
(FORMERLY TRACT "B-2")

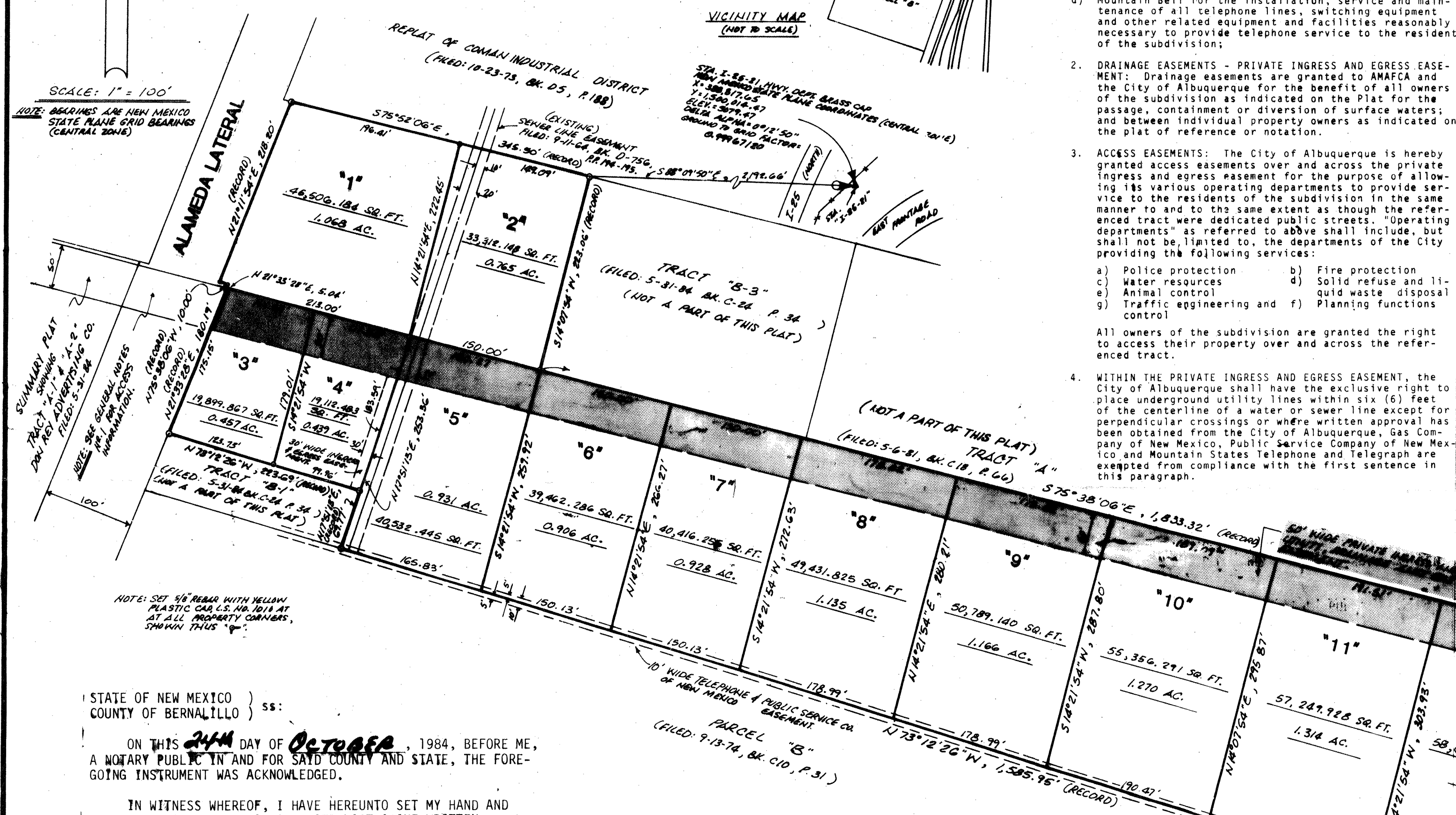
WITHIN THE
TOWN OF ALBUQUERQUE GRANT
M.R.G.C.D. PROPERTY MAP NO. 33
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO
MARCH, 1985

THE FOREGOING REPLAT OF THAT CERTAIN TRACT OF LAND SITUATE WITHIN PROJECTED SECTION 4, TOWNSHIP 10 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN, WITHIN THE TOWN OF ALBUQUERQUE GRANT, BERNALILLO COUNTY, NEW MEXICO; BEING AND COMPRISING ALL OF TRACT "B-2-A" OF THE OSUNA INVESTMENT GROUP TRACTS, TO THE COUNTY OF BERNALILLO, NEW MEXICO, AS THE IS SHOWN AND DESIGNATED ON THE "REVISED PLAT SHOWING OSUNA PARK INVESTMENT GROUP TRACTS 'B-1', 'B-2-A', 'B-3' AND 'B-4-A', M.R.G.C.D. PROPERTY MAP NO. 33 WITHIN THE TOWN OF ALBUQUERQUE GRANT, ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO", FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON Aug 31, 1984, (BOOK 118-A, PAGE 448).

SURVEYED, REPLATTED AND SUBDIVIDED AND NOW BEING IDENTIFIED AS TINLEY PARCELS, LOTS ONE (1) THROUGH THIRTEEN (13), INCLUSIVE, M.R.G.C.D. PROPERTY MAP NO. 33, WITHIN THE TOWN OF ALBUQUERQUE GRANT TO THE COUNTY OF BERNALILLO, NEW MEXICO, WITH THE FREE CONSENT OF AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S), THEREOF.

OWNER(S) AND PROPRIETOR(S)
INVESTMENT CORPORATION OF THE SOUTHWEST
ON 12-31-84 1984
BOB TINLEY
STATE OF NEW MEXICO } ss:
COUNTY OF BERNALILLO }
ON THIS 24th DAY OF OCTOBER, 1984, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED.
IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL ON THE DAY AND DATE LAST ABOVE WRITTEN.
MY COMMISSION EXPIRES 12-31-88
VALERIE WAND
NOTARY PUBLIC, STATE OF NEW MEXICO
My Commission Expires

SCALE: 1" = 100'
NOTE: BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS (CENTRAL ZONE)



STATE OF NEW MEXICO } ss:
COUNTY OF BERNALILLO }
ON THIS 24th DAY OF OCTOBER, 1984, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED.
IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL ON THE DAY AND DATE LAST ABOVE WRITTEN.
NOTARY PUBLIC: Dale J. Yellin
MY COMMISSION EXPIRES: 7-5-87

- APPROVAL: Dave Atwood DATE: 12/17/84
PUBLIC SERVICE CO. OF NEW MEXICO
APPROVAL: Paula Y. McElree DATE: 12-13-84
GAS COMPANY OF NEW MEXICO
APPROVAL: Wayne A. Schmeier DATE: 12-18-84
MOUNTAIN BELL
APPROVAL: E. Val Villeda DATE: 12-11-84
CITY OF ALBUQUERQUE, NM PROPERTY MANAGEMENT
APPROVAL: Don Soto DATE: 5-23-85
A.M.A. C.A.
APPROVAL: Robert J. Lamm DATE: 5-7-85
TRAFFIC ENGINEER, ALBUQUERQUE, NEW MEXICO
APPROVAL: Frank J. Lamm DATE: 5-23-85
CITY ENGINEER, ALBUQUERQUE, NEW MEXICO
APPROVAL: Walter C. Lamm DATE: 5-7-85
PARKS AND RECREATION, ALBUQUERQUE, NEW MEXICO
APPROVAL: Joe E. Lamm DATE: 5-7-85
WATER RESOURCES, ALBUQUERQUE, NEW MEXICO
APPROVAL: Alfred Lamm DATE: 12/17/84
CITY SURVEYOR, ALBUQUERQUE, NEW MEXICO

- APPROVAL: Barbara Lamm DATE: 6-4-85
COUNTY PLANNING COMMISSION CHAIRMAN
APPROVAL: Barbara Lamm DATE: 6-4-85
BOARD OF COUNTY COMMISSIONERS CHAIRMAN
APPROVAL: Richard Lamm DATE: Jan 3 1985
PLANNING DIRECTOR, CITY OF ALBUQUERQUE

I, D. T. MORRISON, UNDER THE LAWS OF NEW MEXICO, CERTIFY THAT I AM A REGISTERED LAND SURVEYOR AND THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY SUPERVISION AND DIRECTIONS, SHOWS ALL EASEMENTS OF RECORD, MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF.
D.T. Morrison
D. T. MORRISON, N.M.L.S. NO. 1010
REGISTERED LAND SURVEYOR
STATE OF NEW MEXICO
NO. 1010
DEWITT T. MORRISON
MAP AND SURVEY BY: D. T. MORRISON, SURVEYOR, INC.
1020 TEXAS N.E.
ALBUQUERQUE, NEW MEXICO 87110
PHONE #: (505) 256-7364/256-7600

SC5-84-37 DRB-84-493

C27-85