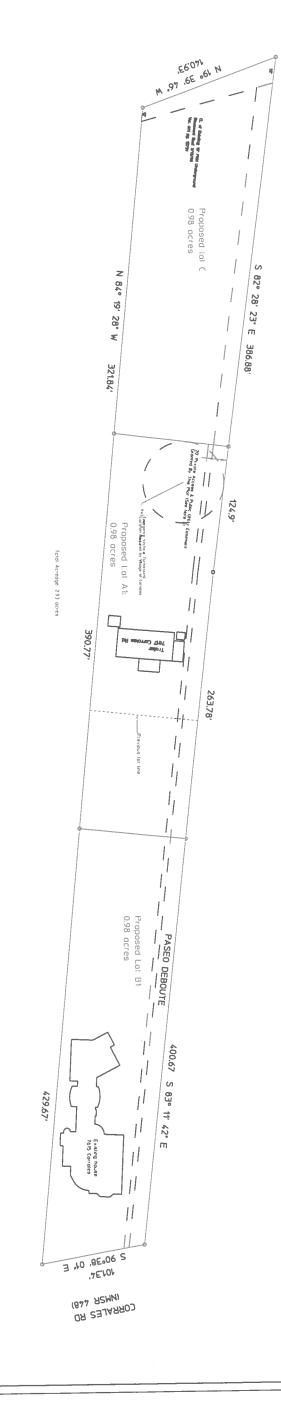
9) Existing trigation ditches with Lots A&B (now Lots A1. B1 & C. DEBOUTE TRACT) and 33 (east of Corrales Road opposite Tract 8A, MRGCD Map No. 14 are for the benefits of the owners, heirs and assigns of said Tract and any further subdivisions thereof. The use of said Irrigation ditches cannot be aftered or impaired without the mutual consent of the said Bearings shown heron are New Mexico Plan Grid, Central Zone based on pushlished coordinates for New Mexicot State Highway Department Brass Caps No. 4 and No. 5 (SR 448). All distances shown are ground.
 All corners established by this survey are No. 5 rebor with cap stamped "NMRLS 7923". 6) This survey showns all easements apparent on the ground and those made available to the sruveyor by the owner and interested parties. No Title Search was performed by the surveyor.7) Matters of zoning. Property Coventants and Buiklding Restrictions are not a part of this survey. 1) The purpose of this plat is to create three (3) lats (A1, B1 & C) from the existing 2 lats (A & B) and to grant Easements 5) Any underground structures not shown are not a part of this survey 8) The 20' Private Access & Public Utility Easement within B1 & A1 granted heran is for the benefit of the awners, heirs and assigns 4) This property is Icoated within a 100 Year Special FLood Hazord per Rvised FEMA Flood Insurance as described heron. of Lots A1. B1 & C. Rate Map dated October 21, 1998. owners, heirs and assigns BEING A REPLAT OF TRACTS A&B, SITUATE WITHIN MRGCD MAP NO 14 PROJECTED SECTIONS 14&15, TOWNSHIP 12 NORTH RANGE 3 EAST, NMPM VILLAGE OF CORRALES SANDOVAL COUNTY DEBOUTE TRACT LOTS A1, B1 & C SKETCH PLAT NEW MEXICO OF THE

APRIL 2024

DISCLOSURE The purpose of this plot is to create three (3) lots (A1, B1 & C) from the existing 2 lots (A&B) and to grant easements as described heron.



USE RANCE



Public Utility Easements:

Public Utility Essements shown on this plat are granted for the common and joint use of :

- Public Service Company of New Medica (PNM), a New mactor corporation, (PNM Electric) for installation,
 A maintenance, and service of overhead and underground electrical lines, transformers, and other equipment and resisted facilities reasonably indecasary to provide electrical services. B. New Mexico Gas Company (NMGCo) for installation, maintenance, and service of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas services.
- <u>Lumen. Technologilee</u> for the Installation, maintenance and service of such lines, cable, and other related equipment 8 facilities reasonably necessary to provide communication services.
- Thomas W. Patrick NMPS 12851 Community Sciences Corporation 4481 Corrales Road, Suite 2 Corrales New Mexico, 87048 505,897,0000

Land Surveyor.

Perea Subdivision Being a replat of Lots 14,15 and 16 Peraea Subdivision Lots 14A and 16A SUMMARY PLAT

Situate Within
Projected Section 29, T.12N, R.3E, N.M.P.M.
Town of Alameda Grant
Village of Corrales Sandovał County, New Mexico March, 2024

Zoning
Proposed Land Use
Proposed Land Use
Miles of Dedicated Right of Way Created
No. of Existing Lots
No. of Lots Created
Total Area Site Data: FEMA FIRM Map No. 350432107 Current Zoning Residential

Acreage of Dedicated of Right of Way 0.0000 ac. 2.9866 ac.

Essements for electric, transformers/ewirchgears, as installed, shall extend ten (10) feet in front of transfor (5) feet on each side.

ritchgear doors and five

In approving this plat, Public Service Company of New Mexico (PNM), New Mexico Gas Company (NMGC) and Lumen Technologies did not conduct a tide search of the properties shown hereon. Contequently, PNM, NMGC and Lumen do not valve or release any seasoment or essencent rights which may have been granted by prior plat, repist or other document and which are not shown on this plat.

uded is the right to build, rebuild, construct, reconstruct, locate, relocate within the easement, change, remove replace, modify, renew, texte and maintain facilities for purposes described above, together with free access to, from, and over said easements, with the right phribage of going upon, over and across solphinag lands of Grantor for the purposes set from herein and with the right to usinze the not very just de easement to extend earnories to customers of Grantens, including sufficient working area species of the electric transforment, in the right and printinges to time and remove trees, shrubs or bushes which interfere with the purposes set fresh herein. No building, not of the construction of property owners shall be solely responsible for correcting any stooms of kallonal Electrical Safety Code by construction of pools, declaring, or of hallonal Electrical Safety Code by construction of pools, declaring, or of any structures adjacent to or rese easements shown on pat.

Comcest for the installation, maintenance and service of such lines, cable, and other related equipment & facilities reasonably necessary to provide Cable services.

Case Number:

ユース-スタ Date

1/1/2 4 4/12/2024

3/29/2021

unen Technologies

Acceptance by the Village of Corrales:

This summary plat of subdivision is approved, and such appropurposes of any streets, alleys or other dedicated fands.

hairman, Planning and Zoning Commission

Date

Mayor, Village of Corrales cretary, Planning and Zoning Commission Date Date Date

. Jennifer Taylor, Treasurer of Sandoval County, New Mexico, do hereby certify that all property taxes have been paid in full pursuant to New Mexico Statute 7-38-44 1.

Sandoval County Treasurer:

By: Sandoval County Treasurer Date

This instrument was filed for record on this COUNTY OF SANDOVAL) STATE OF NEW MEXICO) 2024, at SS. AP M & Recorded in

Folio

of Records of Sandoval

County Clerk & Recorder

Indexing Information:
UPC 8 101498384044
Owner Metable A Sons
Properly Lst 16, Peas Subdivision
Section 28, 1734, R.SE, NAIPM
Consists, New Mesoo

SUMMARY PLAT Lots 14A and 16A Perea Subdivision Sciences Sciences Corporation Land Surgaring (508) 887 0000 9

- The Basis of Bearings is the line between the NE comer of Lot 14 and "USC&GS Academy 1980" as measured with the "Trimble VRS Now" GNSS Virtual Reference System. Bearings are New Medico State Plane Bearings, Central Zone, NAD 83. Distance are ground distances. Elevation Datum is NAVD88.
- The Subject Properly lies within Flood Zone "X" designating Areas of Minimal Flood Hazard as defined by the F.E.M.A. Flood insurance Rate Map (FIRM) for this area. Dated March 18, 2008, Map No. 550452107 D
- Documents Used (from Sandoval County unless otherwise specified):
- Plat: Plat of Peres Subdivision, filed 10/17/1974 in Volume 2, Folio 115. Bearings and Distances per this plat are shown in brackets [].
- Plat: Plat of Lots 14 & 15 Peres Subdivision filed 12/22/2022 in Volume 3, Folio 4991. Bearings and Distances per this plat are shown in parenthesis (). Warranty Deed: Document No. 2023000430 filed on 01/09/2023 in Bk 428, Pg 430 (Lot 14)
- Transfer on Death Deed: Document No. 2019008010 filed on 04/17/2019 in Bk 422, Pg 8010 (Lot 15)

Jurisdictional Affidavit

I hereby certify that, to the best of my knowledge, those shown on this plat.

suits, or actions at law affecting this property except

04/26/2024

Title Certification:

Thomas W. Patrick, New Mexico Professional Surveyor No. 12851, hereby certify that the subdivision shown hereon does lie within the planning and platting jurisdiction of the Village of Corneles.

Thomas W. Patrick, NMPS No. 1285

3. 24. 70 2A

- Transfer on Death Deed: Document No. 2023001353 filed on 01/24/2023 in Bk 426, Pg 1353 (Lot 16)
- Bearings of side lines calculated by turning record plat angle off north line between the NW corner of Lot 15 and the NE corner of Lot 14.

Free Consent:

The purpose of this plat is to co Purpose of Plat:

Trustee of the Harold and Meissas Engel Revocable Trust 2017

Trustee of the Harold Repel Co-Owner (16/14)

Trustee of the Harold Repel Co-Owner (16/14)

Trustee of the Harold and Meissas Engel Revocable Trust 2017

Meltssa Engel, Co-Owner (Lot 14)
Trustee of the Harold and Melissa Engel Revocable Trust 2017

Py: Oaks Masthew Birts, (Lot 15) Oaks Dealing in the cole and septembs property

Thomas W. Patrick, NMPS No. 12851

3.26.2014

Py: Deshua Nims, (Lot 15) Dete Desling in his sole and separate property

I. Thomas W. Patrick, hereby affirm that I am a duty qualified Registered Professional Surveyor under the laws of the State of New Mexicos and do certify that this plat was prepared by me or under my clinical supervision, shows accurate dimensions and lainst areas, shows all essentials and restrictors as shown on the plat of record or made thrown to me by the owners and/or projectors of the subdivisions shown hereon, title companies, utility companies or other parties expressing an interest. I nuther certify that this plat meets the Minimum requirements for monumentation and surveys of the Village of Correlas Subdivision. Ordinance and meets the "Minimum Standards for Surveying in New Mexico" and is true and correct to the best of my knowledge and belist.

Surveyor's Certification

Gabriel Nims, Owner (Lot 15)
Dealing in his sole and peparate properly

Date

Acknowledgement: Michael Sorce, Owner (Lot 18)

STATE OF NEW MEXICO }

Acknowledgement

COUNTY OF _

This instrument acknowledged before me this Gabriel Nims, Owner Lot 15

2024, by

COUNTROP STATE OF NEW MEXICO } Acknowledgement:

This instrument action whodged before me the day of _______, 2004, by

Kethow Ninvo Notary Public

SOMMOS STATE OF NEW MEXICO } Acknowledgement:

Joehua Kinne Notary Public

My Commission Expines

COUNTY OF SANDONAL) STATE OF NEW MEXICO }

This instrument acknowledged before me this 2016, day of Max All Harold Engel. Co-Owner Lot 14 Notary Public 2024, by

ion Expires 10.06.7024

2024, by

This instrument acknowledged before me this <u>PML</u> day of <u>April</u> Michael Sorce, Owner Lot 16

2024, by:

Indexing Information:
UPC is 101406374025
Owner Harod and Millias Edgel, Trustee
Harod and Millias Edgel, Trustee
Harod and Millias Edgel, Trustee
1014 14 Peres Subdivision
Section 29, T.12H, R. 32, NAPM
Corollab, New Marcio

Indexing Information:
UPC # 101406335533
Owner Guide Hers
- Paracout Representative of - Property Lot 15, Penes Suddivision
Lot 15, Penes Suddivision Portion Rev 16, Na S. NAIPM
Cornels, New Mexico

My Commission Expires: 10-04-2026

COUNTY OF

STATE OF NEW MEXICO }

Acknowledgement:

My Commission Expires:

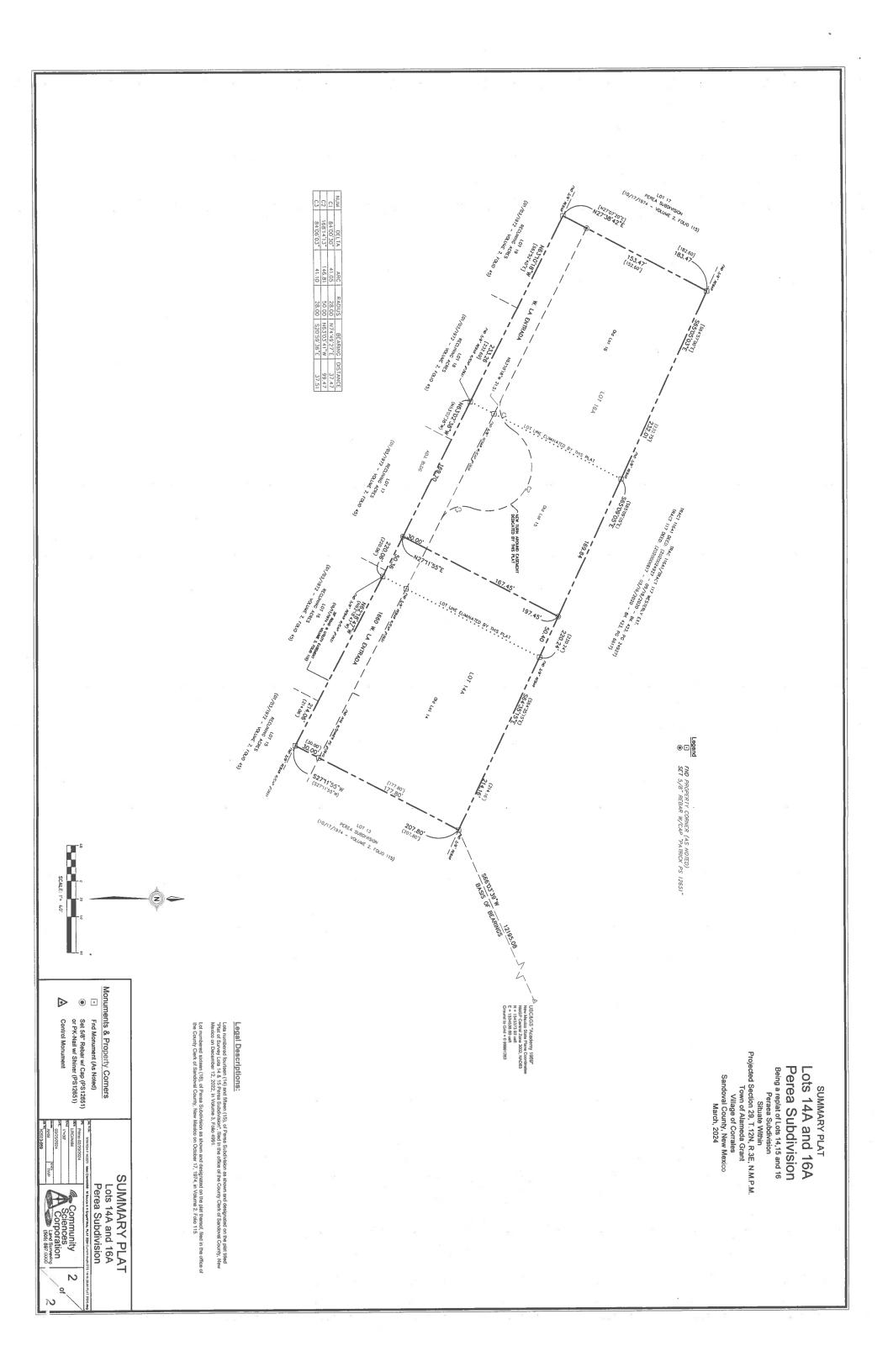
Notary Public

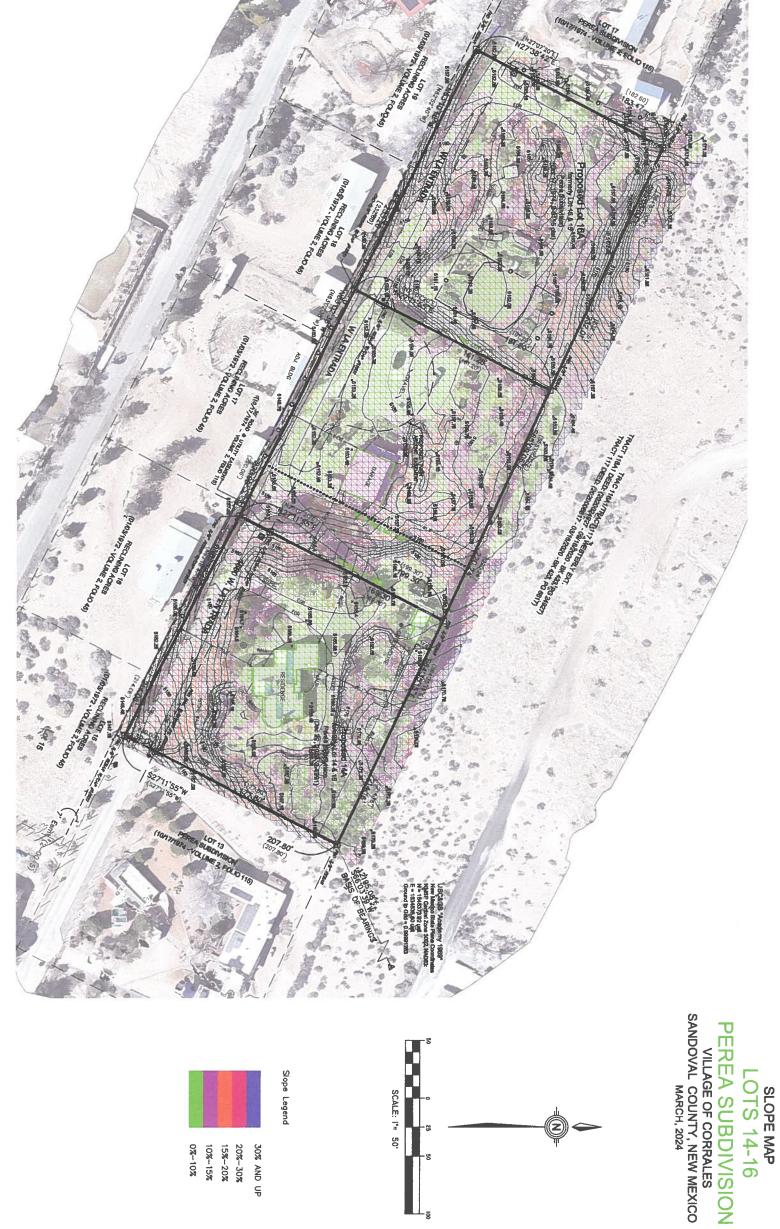
nission Expires 10-06-7074

COUNTY OF SAAN (NO.) STATE OF NEW MEXICO)

Acknowledgement:

aged before me this 2646, day of Name





Hente\069 - M Source & H Engel\114-18 LOTS 14-16 PEREA SUBDIVISION SLOPE MAP Community
Sciences
Corporation
Land Surveying
(505) 897,0000

PAGE | OF |

10%-15% 0%-10% 15%-20% 20%-30% 30% AND UP

