

VICINITY MAP

SANTA FE COUNTY APPROVAL *Orlynn Gurrero*
LAND USE ADMINISTRATOR

DEVELOPMENT PERMIT NO. 96-3316 **DATE** 2-6-97

NOTES / CONDITIONS

- PURSUANT TO THE SANTA FE COUNTY LAND DEVELOPMENT CODE, THE SOIL RATING ON THIS PROPERTY IS DESIGNATED AS BEING MODERATE REGARDING LIMITATIONS ON SEPTIC TANKS. POTENTIAL BUYERS / SELLERS OF THIS PROPERTY SHOULD INQUIRE WITH THE NEW MEXICO ENVIRONMENTAL DEPARTMENT WHETHER THESE SOILS ARE SUITABLE FOR A CONVENTIONAL SEPTIC SYSTEM IS REQUIRED.
- SANTA FE COUNTY'S APPROVAL OF THIS PROPERTY DOES NOT INCLUDE THE CONSTRUCTION OF SAID ROADS OR EASEMENTS SHOWN HEREON PRIOR TO CONSTRUCTION OF SAID ROADS OR EASEMENTS. IT IS REQUIRED THAT AN ADDITIONAL DEVELOPMENT PERMIT BE APPLIED FOR AND THEN APPROVED BY THE SANTA FE COUNTY LAND USE ADMINISTRATOR.
- THE APPROVAL OF THIS PLAT DOES NOT CONSTITUTE THE APPROVAL OF ANY FURTHER DEVELOPMENT INCLUDING BUILDING PERMIT.
- TERRAIN MANAGEMENT REGULATIONS (ARTICLE III, SECTION 3.2 OF THE COUNTY LAND DEVELOPMENT CODE) SHALL BE COMPILED WITH AT THE TIME OF THE BUILDING PERMIT APPLICATION FOR EACH LOT.
- THE PARCELS AS PLATTED HEREON MAY BE SUBJECT TO FURTHER TERRAIN MANAGEMENT REGULATIONS AS ADOPTED BY SANTA FE COUNTY.
- MAINTENANCE OF PRIVATE ROADS AND EASEMENTS IS THE RESPONSIBILITY OF THE LAND OWNER / USER.
- THIS PROPERTY LIES OUTSIDE THE 100 YR. FLOOD PLAIN, ZONE A, AS PER F.I.R.M. PANEL NO. 3300SS C625 B.
- NOTICE: THESE LOTS ARE SUBJECT TO SANTA FE COUNTY FIRE AND RESCUE IMPACT FEES AT THE TIME OF APPLICATION FOR A BUILDING PERMIT.
- WATER WELL WITHDRAWAL ON THESE TRACTS ARE RESTRICTED BY COVENANTS FILED IN THE OFFICE OF THE COUNTY CLERK, RECORDED IN BOOK 1345 PAGE 64-62 DOCUMENT NO. 973-440
- NEW DRIVEWAY / ACCESS FROM COUNTY RD. 2-A IS SUBJECT TO APPROVAL FOR LOCATION AND INSTALLATION OF A CULVERT AS PERMITTED BY SANTA FE COUNTY PRIOR TO ISSUING A PERMIT FOR CONSTRUCTION.

SURVEYORS CERTIFICATE

I, LORENZO E. DOMINQUEZ, DO HEREBY CERTIFY THAT THIS PLAT AND THE NOTES HEREON ARE A REIMAGINATION OF A FIELD SURVEY PERFORMED BY ME ON DECEMBER 27, 1996, AND IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I ALSO CERTIFY THAT THIS SURVEY MEETS THE MINIMUM REQUIREMENTS FOR LAND SURVEYS WITHIN THE STATE OF NEW MEXICO. ALL ACRES SHOWN HEREON HAVE SLABS OF LESS THAN 15%.

Lorenzo E. Dominquez
LORENZO E. DOMINQUEZ R.P.S. NO. 10461

LEGEND

- INDICATES POINTS FOUND
 - INDICATES POINTS SET
- BASIS OF BEARING WAS TAKEN FROM A PLAT OF SURVEY ENTITLED "LAND DIVISION OF LANDS OF W. PAUL AND LINDY B. ANDERSON" RECORDED IN BOOK 316, PAGE 040 OF THE RECORDS OF SANTA FE COUNTY, NEW MEXICO.

PROPERTY DESCRIPTION

BEGINNING AT THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT OF LAND FROM WHENCE THE SOUTHEAST CORNER OF SECTION 31, T10N, R8E BEARS N89°52'06"E 858.14', THENCE FROM SAID POINT OF BEGINNING:
 S 89°52'06"W 1316.04' THENCE
 N 0°07'53"W 1323.60' THENCE
 S 89°52'44"E 647.98' THENCE
 S 89°48'45"E 612.14' THENCE
 S 0°04'20"W 1321.41' TO SAID POINT AND PLACE OF BEGINNING. CONTAINING 40.00 ACRES I.

DEDICATION / AFFIDAVIT

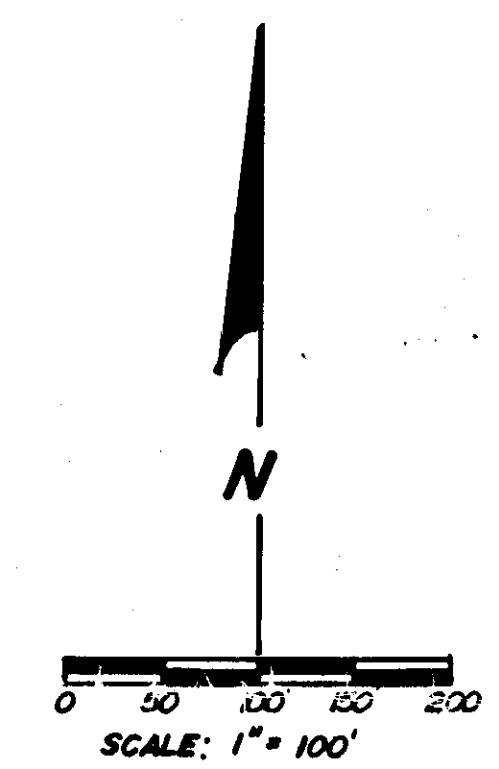
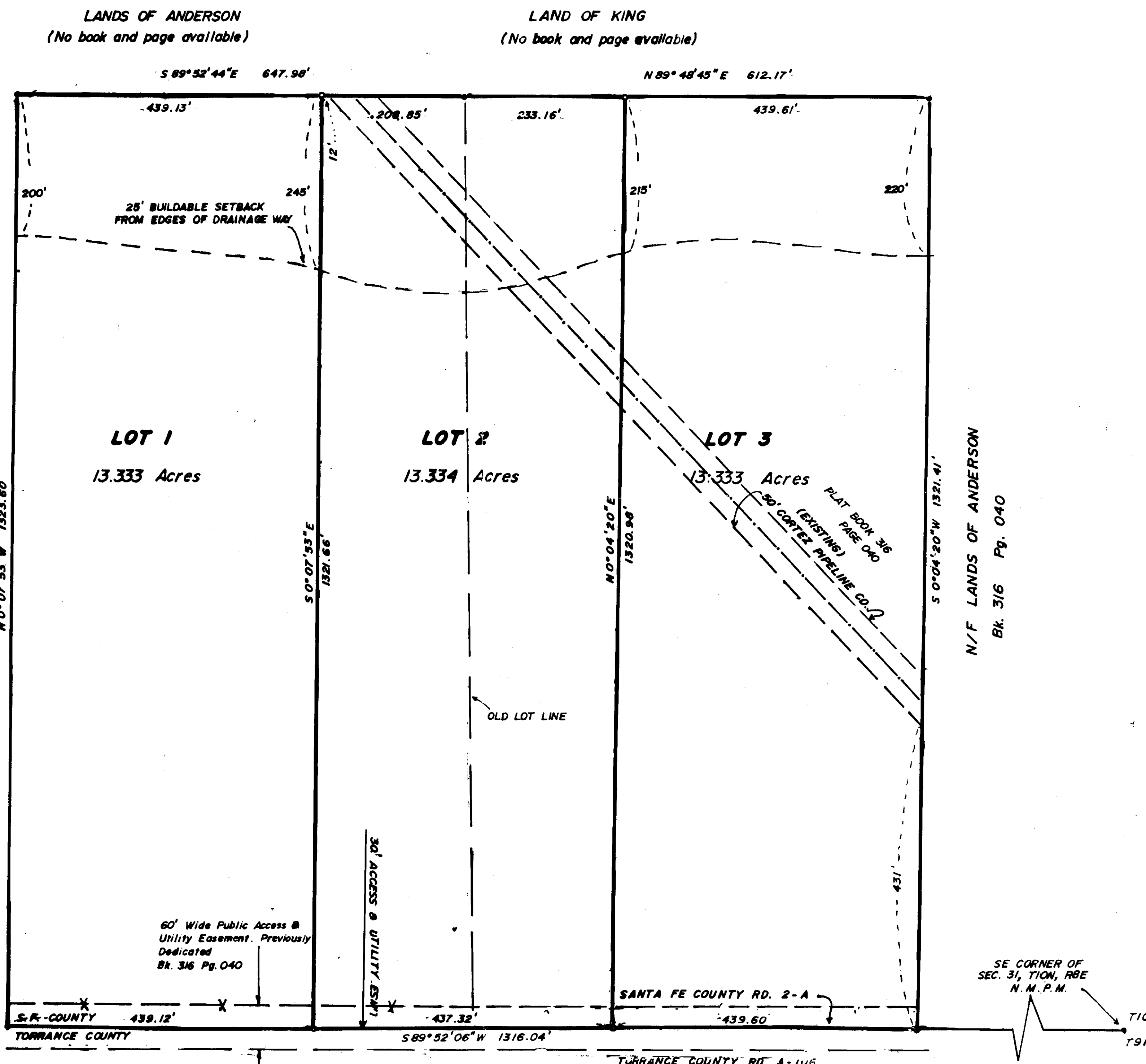
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KNOW ALL PERSONS BY THESE PRESENTS: THAT THE UNDERSIGNED OWNERS HAVE CAUSED TO BE DIVIDED THE LAND SHOWN HEREON LYING AND SITUATE WITHIN THE PLANNING AND PLATTING JURISDICTION OF SANTA FE COUNTY, NEW MEXICO. NO LANDS ARE BEING DEDICATED TO THE PUBLIC THIS SURVEY. EASEMENTS ARE HEREBY GRANTED TO EXISTING UTILITIES. ALL THAT APPEARS ON THIS PLAT IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS.

Tina M. Gibson
TINA M. GIBSON

STATE OF NEW MEXICO } SS
 COUNTY OF SANTA FE }
 THE FOREGOING INSTRUMENT WAS HEREBY ACKNOWLEDGED AND SUBSCRIBED BEFORE ME ON THE 18th DAY OF June 1996.

Martha L. King MY COMMISSION EXPIRES 12/31/97
NOTARY PUBLIC



STATE OF NEW MEXICO } SS 973-489
 COUNTY OF SANTA FE }
 I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD ON THE 6th DAY OF February A.D. 1996 AT 2:09 O'CLOCK P.M. AND WAS DULY RECORDED IN PLAT BOOK 305 PAGE 037 OF THE RECORDS OF SANTA FE COUNTY.

WITNESS MY HAND AND SEAL OF OFFICE
 REBECCA BUSTAMANTE
 COUNTY CLERK, SANTA FE COUNTY, N.M.

Patsy Montoya
DEPUTY

CONSOLIDATION AND LOT SPLIT FOR TINA M. GIBSON

LOTS 1, 2, AND 3 LOCATED IN THE SE 1/4 OF SECTION 31, T10N, R8E, N.M.P.M., SANTA FE COUNTY, NEW MEXICO.

EAST MOUNTAIN SURVEYING CO.
 1208 CENTRAL AVE.
 MORIARTY, NEW MEXICO
 (505) 832-1731

INDEXING INFORMATION FOR THE COUNTY CLERK
 JOB NAME: TINA M. GIBSON EMBB-OPG.
 EAST MOUNTAIN SURVEYING CO.
 LOTS 1-3 LOCATED IN THE SE 1/4 OF SECTION 31, T10N, R8E, N.M.P.M., SANTA FE COUNTY, N.M.

