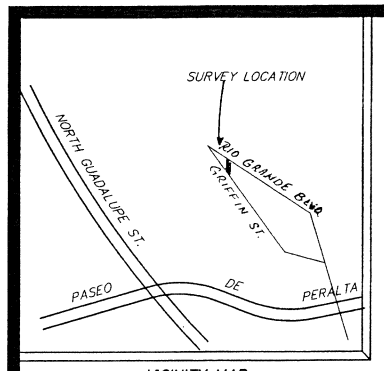
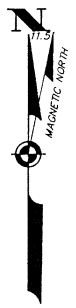
LOT LINE ADJUSTMENT SURVEY
FOR
ED BENNETT
UNIT 2
JEANETTE & ROGER WINTER
UNIT 3

UNIT 2 & UNIT 3 OF THE LAS ROSA CONDOMINIUM
PORTION OF LOTS 25, 26, & 27 OF THE WILSON ADDITION
TO THE CITY OF SANTA FE, SANTA FE COUNTY,
NEW MEXICO.

TOTAL AREA CONVEYED TO LAS ROSAS CONDOMINIUM
1047.5 SQ. FT.



VICINITY MAP



SCALE: 1"=15'

0 7.5 15 30 45

LEGEND
- Sewer manhole.
- Points found and used as noted.
- 1/2" Capped iron pin set this survey.
- Power poles.
- Fences.
- Walls.
- Concrete.

NOTES

1. BASE OF BEARING: GPS OBSERVATION OF THE NORTH BOUNDARY OF SUBJECT TRACT, (S 64°53'04" E), WGS 84, GEODETIC, LOCAL.

2. THIS SURVEY IS BASED ON A PLAT OF SURVEY ENTITLED "TRACT OF LAND SUBDIVIDED FOR THE WILSON ADDITION,..." BY JAMES C. HARVEY, PS, DATED JULY, 1946 AND AMENDED NOVEMBER 12, 1946, RECORDED IN PLAT BK. 3 AT PAGE 404, RECORDS OF SANTA FE COUNTY, NEW MEXICO. BEARINGS AND DISTANCES IN ( ) ARE FROM SAID PLAT.
REFERENCE PLAT OF LAS ROSAS CONDOMINIUM, RECORDED IN PLAT BK. 577, P. 028.
REFERENCE DEEDS:
ED BENNETT, UNIT 2, INSTRUMENT No. 1427725
JEANETTE & ROGER WINTER, UNIT 3, INSTRUMENT No. 1498093.
SCHOOL FOR ADVANCED RESEARCH ON THE HUMAN EXPERIENCE, INSTRUMENT NO. 1616513 TO LAS ROSAS CONDOMINIUM ASSOCIATION

3. FIRM PANEL No. 35049C0404D, EFFECTIVE DATE: 6/17/08, PORTIONS OF SUBJECT "CITY OF SANTA FE TRACT" LIE WITHIN FLOOD ZONE A.
AS PER LETTER OF MAP AMENDMENT CASE 12-06-0853A, DATED JANUARY 24, 2012, LAS ROSAS CONDOMINIUM AND ADJUSTED PROPERTY ARE "REMOVED" FROM ZONE A.

4. a.) PROPERTY DEVELOPMENT IS REQUIRED TO COMPLY WITH APPLICABLE PROVISIONS OF CHAPTER 14, LAND DEVELOPMENT CODE, SFCC 1987 AND SUBSEQUENT AMENDMENTS.

b.) PROPERTY DEVELOPMENT IS REQUIRED TO COMPLY WITH THE PROVISIONS OF EACH CITY OF SANTA FE ORDINANCE ADOPTED PRIOR TO PLAT AND/OR DEVELOPMENT PLAN RECORDING WITH THE COUNTY CLERK OR SUBMITTAL FOR A BUILDING PERMIT APPLICATION THAT MODIFIES ANY PROVISION OF CHAPTER 14, LAND DEVELOPMENT CODE, SFCC 1987 AND SUBSEQUENT AMENDMENTS.

c.) BUILDABLE AREAS FOR PLATTED PARCELS WILL BE DETERMINED AT THE TIME OF BUILDING PERMIT APPLICATION AS DETAILED IN THE LAND DEVELOPMENT CODE. ANY BUILDABLE AREAS SHOWN HEREON ARE SUBJECT TO RELOCATION PER CODE REQUIREMENTS.

d.) PROPERTY LIES WITHIN THE ARCHEOLOGICAL REVIEW DISTRICT, HISTORIC OVERLAY DISTRICT.

CERTIFICATE

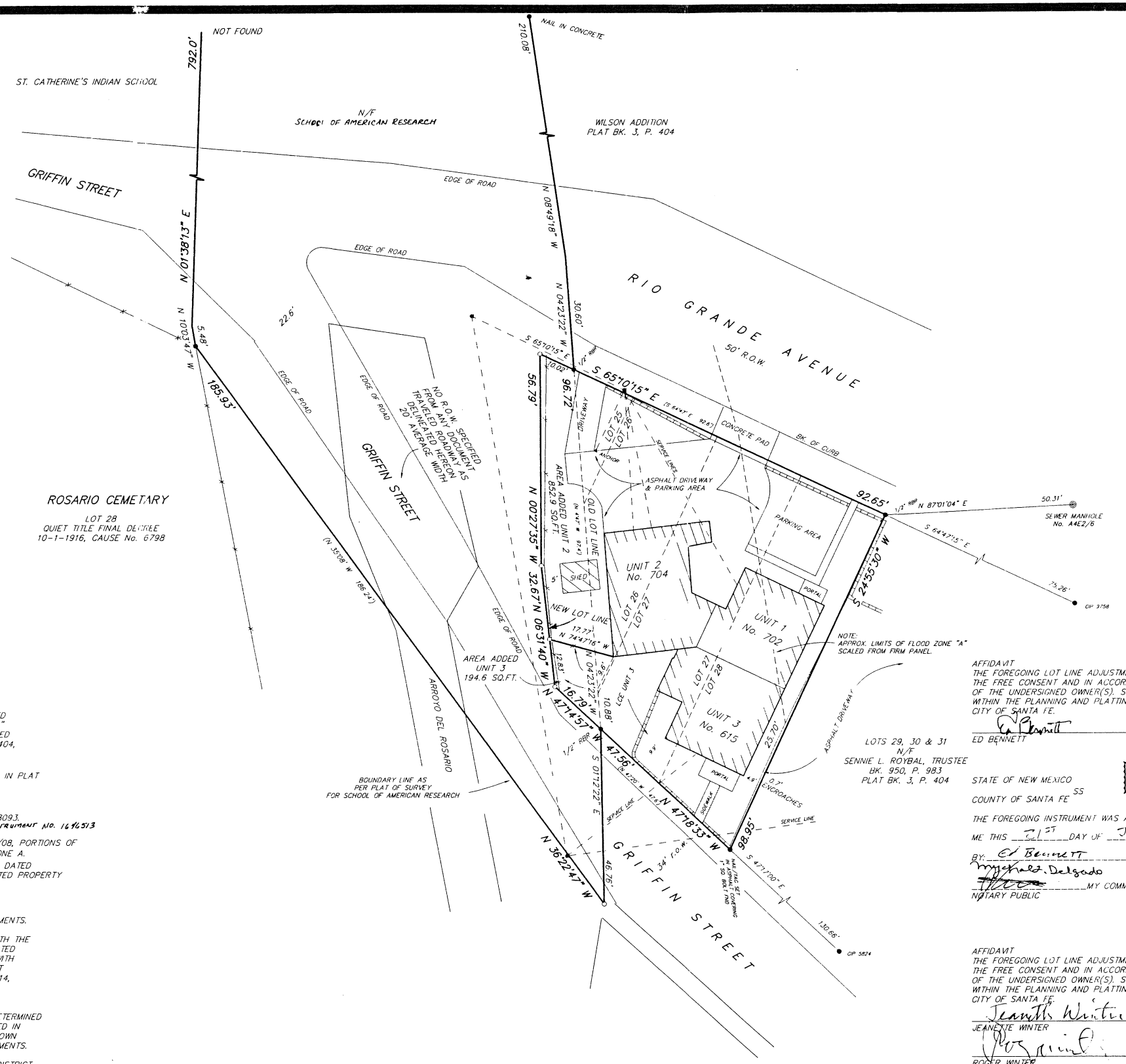
I, Philip B. Wiegel, a duly registered Professional Surveyor in the State of New Mexico hereby certify that I conducted and am responsible for this survey, that this survey and plat represent an actual survey made in the field by me or under my direction, that it meets the Minimum Standards for Surveys in New Mexico and that the information contained herein is true and correct to the best of my knowledge, information and belief.

PHILIP B. WIEGEL NEW MEX. 9758 REGISTERED PROFESSIONAL SURVEYOR

DATE OF FIELD WORK
30 JANUARY, 2012

Philip B. Wiegel
P.O. Box 22773

P.S. No. 9758
Santa Fe, NM.



LOTS 29, 30 & 31
N/F
SENNIE L. ROYBAL, TRUSTEE
BK. 950, P. 983
PLAT BK. 3, P. 404

AFFIDAVIT
THE FOREGOING LOT LINE ADJUSTMENT SURVEY WAS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S). SUBJECT PROPERTIES LIE WITHIN THE PLANNING AND PLATTING JURISDICTION OF THE CITY OF SANTA FE.

ED BENNETT — 6-21-12 DATE

STATE OF NEW MEXICO
SS
COUNTY OF SANTA FE

OFFICIAL SEAL Mychal L. Delgado Notary Public State of New Mexico My Commission Expires 2/6/2016

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 21st DAY OF June 2012.

BY: Ed Bennett

Mychal L. Delgado — 2/6/2016
NOTARY PUBLIC — MY COMMISSION EXPIRES

AFFIDAVIT
THE FOREGOING LOT LINE ADJUSTMENT SURVEY WAS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S). SUBJECT PROPERTIES LIE WITHIN THE PLANNING AND PLATTING JURISDICTION OF THE CITY OF SANTA FE.

Jeanette Winter 6/20/12
JEANETTE WINTER — DATE

Roger Winter 6/20/12.
ROGER WINTER — DATE

STATE OF NEW MEXICO
SS
COUNTY OF SANTA FE

OFFICIAL SEAL Mychal L. Delgado Notary Public State of New Mexico My Commission Expires 2/6/2016

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 20th DAY OF June 2012.

BY: Roger & Jeanette Winter

Mychal L. Delgado — 2/6/2016
NOTARY PUBLIC — MY COMMISSION EXPIRES 5/3/15

Inst # 1683808
COUNTY OF SANTA FE
STATE OF NEW MEXICO
I hereby certify that this instrument was filed for record on the 5 day of October A.D. 2012, at 2:58 o'clock PM, and was duly recorded in Book 735, Page 611 of the records of Santa Fe County.

Witness my Hand and Seal of Office
VALERIE ESPINOZA
County Clerk, Santa Fe County, New Mexico
Deputy

CITY OF SANTA FE
CASE No. 2012-27

REVIEWED:

CITY PLANNER — 9.24.12 DATE

CITY ENGINEER FOR LAND USE — 10/05/12 DATE

INDEXING INFORMATION FOR COUNTY CLERK
LOT LINE ADJUSTMENT SURVEY

OWNER: ED BENNETT, JEANETTE & ROGER WINTE:
LOCATION: 702 & 704 RIO GRANDE, 615 GRIFFIN
NW 1/4 SECTION 24, T 17 N, R 9 E, N.M.P.M.
PROJECTED INTO THE SANTA FE GRANT
SUBDIVISION: WILSON ADDITION
SANTA FE COUNTY, NM.
UPC No.: 1-054-099-035-436

DEL RIO SURVEYS, INC.		
PO BOX 22773	SANTA FE, NM	820-920
Project No. 11090541	Dwg. PW CHK. DV	Date 1/30 REV. 1