

LOCATION MAP
NOT TO SCALE

SUBDIVISION DATA

1. Gross Plat Acreage: 72.3311 Acres
2. Total Number of Lots/Tracts created: Thirty-five (35) Lots and Three (3) Tracts.
3. Date of Survey: January, 2005
4. Plat is located within Section 14, Township 13 North, Range 2 East, New Mexico Principal Meridian, Rio Rancho, Sandoval County, New Mexico.

DISCLOSURE STATEMENT

The purpose of this Plat is to subdivide Tract 1A-18 PRELIMINARY/FINAL PLAT OF TRACTS 1A-11 THRU 1A-15, TRACTS 1A-16A THRU 1A-16I, TRACTS 1A-17 THRU 1A-21 AND TRACTS OS-11 THRU OS-14 & TRACT OS-A1, MARIPOSA EAST, Rio Rancho, Sandoval County, New Mexico, as the same is shown and designated on the plat thereof, recorded in the office of the County Clerk of Sandoval County, New Mexico on February 9, 2006 in Volume 3, Folio 2632-B as Document No. 6753 into Thirty-five (35) Lots and Three (3) Tracts, to dedicate additional public street right-of-way to Rio Rancho, New Mexico, and to grant easements.

PUBLIC UTILITY AND PRIVATE COMMUNICATION FACILITY EASEMENT

A public utility and private communication, Ten (10) foot wide utility/communication easement is granted, dedicated, and reserved with the filing of this plat. This easement which is referred to as a Ten (10) foot PUE, adjacent to the exterior right-of-way of all streets is to be dedicated is for the common joint use of:

1. PNM Electric Services for the installation, maintenance and service of underground electrical lines, transformers, and other equipment, fixtures, structures, and related facilities reasonably necessary to provide electrical service.
2. PNM Gas services for installation, maintenance, and service of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas.
3. QWEST for the installation, maintenance, and service of all buried communication lines and other related equipment and facilities reasonably necessary to provide communication services, including but not limited to above ground pedestals and closures.
4. Cable One for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide Cable TV service.
5. High Desert Investment Corporation, its successors and assigns, for access, construction, installation, alteration, inspection, maintenance, repair and service of underground communication network, including, video, voice, data and other entertainment and related facilities of every kind and nature, together with the appropriate structures, networks, underground foundations, markers, conduits, vaults, fixtures, fixtures, surface mounted boxes, switchgear, wires, antennas, cable and other necessary or convenient appurtenances connected therewith. High Desert Investment Corporation also reserves the right and shall have the right to grant subsequent easements of a similar nature to third parties, or assign the rights under this easement to third parties, or grant or assign all or a portion of its rights under this easement.

Included is the right to build, rebuild, construct, reconstruct, locate, relocate, change, remove, modify, renew, operate, and maintain facilities for the purposes described above, together with free access to, from, and over said easements, including sufficient working area space for electric transformers, with the right and privilege to trim and remove trees, shrubs or bushes which interfere with the purposes set forth herein. No building, sign, pool, (below ground or subsurface), hot tub, concrete or wood pool decking, or other structure shall be erected or constructed on said easements, nor shall any well be drilled or operated thereon. Property owners shall be solely responsible for correcting any violations of National Electric Safety Code caused by construction of pools, decking, or any structures adjacent to or near easements shown on this plat.

Easements for electric transformers/switchgears, as installed shall extend ten foot (10') in front of transformer/switchgear doors and five feet (5') on each side.

The City of Rio Rancho and its designees and/or contractors may install, maintain and service water and wastewater lines within the 10' PUE.

DESCRIPTION

A certain tract of land situate within Section 14, Township 13 North, Range 2 East, New Mexico Principal Meridian, Rio Rancho, Sandoval County, New Mexico, being and comprising all of Tract 1A-18 of the PRELIMINARY/FINAL PLAT OF TRACTS 1A-11 THRU 1A-15, TRACTS 1A-16A THRU 1A-16I, TRACTS 1A-17 THRU 1A-21 AND TRACTS OS-11 THRU OS-14 & TRACT OS-A1, MARIPOSA EAST, Rio Rancho, Sandoval County, New Mexico, as the same is shown and designated on the plat thereof, recorded in the office of the County Clerk of Sandoval County, New Mexico on February 9, 2006 in Volume 3, Folio 2632-B as Document No. 6753.

Tract 1A-18 contains 72.3311 acres, more or less.

NOTES

1. Bearings are New Mexico State Plane Grid Bearings (Central Zone) NAD 1983 and the same as shown and designated on the PRELIMINARY/FINAL PLAT OF TRACTS 1A-11 THRU 1A-15, TRACTS 1A-16A THRU 1A-16I, TRACTS 1A-17 THRU 1A-21 AND TRACTS OS-11 THRU OS-14 & TRACT OS-A1, MARIPOSA EAST, Rio Rancho, Sandoval County, New Mexico, as the same is shown and designated on the plat thereof, recorded in the office of the County Clerk of Sandoval County, New Mexico on February 9, 2006 in Volume 3, Folio 2632-B as Document No. 6753.
2. Distances are ground distances.
3. All easements of record are shown.
4. Record bearings and distances are the same as shown on the plat being the same as shown on the PRELIMINARY/FINAL PLAT OF TRACTS 1A-11 THRU 1A-15, TRACTS 1A-16A THRU 1A-16I, TRACTS 1A-17 THRU 1A-21 AND TRACTS OS-11 THRU OS-14 & TRACT OS-A1, MARIPOSA EAST, Rio Rancho, Sandoval County, New Mexico, as the same is shown and designated on the plat thereof, recorded in the office of the County Clerk of Sandoval County, New Mexico on February 9, 2006 in Volume 3, Folio 2632-B as Document No. 6753.
5. A private communication easement located within the PUE is granted to High Desert Investment Corporation, its successors and assigns ("High Desert"), the subservient easements granted thereunder and the rights assigned thereunder will continue for so long as High Desert and/or the grantees legally exist as entities and High Desert and/or the grantees maintain the improvements within the easement (the "improvements"). Prior to installation, High Desert and/or the grantees shall deliver to the City of Rio Rancho (the "City") City Engineer construction plans for such improvements for the City's review and approval. High Desert and/or the grantees shall be solely responsible for the maintenance and repair of any and all private communication improvements constructed in the (PUE)(public right-of-way) pursuant to this plat. High Desert and/or the grantees shall be liable for and shall indemnify the City against any and all claims, liabilities, damages, costs or expenses incurred by the City as a result of the failure of such improvements. High Desert and/or the grantees shall comply with any and all rules promulgated by the City Engineer from time to time regarding the depth and location of such improvements.
6. All Building Envelopes on this plat are 12,000 square feet.
7. The public right-of-way shown on this plat are dedicated subject to the right of the Mariposa Community Association, Inc., a New Mexico non-profit corporation (the "Association"), and High Desert Investment Corporation, a New Mexico corporation ("HDIC") and/or either of their designees, to, within such public rights-of-way, (i) design, install, construct, use, access and operate landscaping and enhancement of landscaping using native and supplemental vegetation and improvements related thereto; (ii) design, install, construct, use, access and operate irrigation facilities; and (iii) repair and maintain of such landscaping and related irrigation facilities (all such landscaping and facilities are referred to as the "improvements") for the benefit of the Association and its members for so long as the Association continues to legally exist and to maintain such improvements. Prior to the installation of any improvements in the public right-of-way shown on this plat, HDIC or the Association shall deliver to the City of Rio Rancho (the "City") City Engineer plans for such improvements for the City's review and approval. The City Engineer shall timely review the plans. The Association shall be solely responsible for the maintenance and repair of any and all improvements constructed in the public right-of-way pursuant to this plat only if installed by High Desert Investment Corporation or Mariposa Community Association. The Association shall be liable for and shall indemnify the City against any and all claims, liabilities, damages, costs or expenses incurred by the City as a result of the leaking or failure of such improvements. HDIC and the Association shall comply with any and all rules promulgated by the City Engineer from time to time regarding the depth and location of such improvements.
8. Private Cross Lot Drainage Easement: Drainage Easement to City; Easement to Association for Maintenance: (A) By the filing of this plat, all lots are subject to cross-drainage easements over that portion of each lot outside the building envelope, and over that portion of the building envelope of each lot upon which there are no improvements, for drainage of storm water runoff. No person shall alter the drainage on any lot so as to materially increase the drainage of storm water onto adjacent portions of any lot or alter the surface of the cross-drainage easement without the consent of the owner of the affected property, High Desert Investment Corporation ("Founder") and the Mariposa Community Association, Inc. ("Association") Such cross-drainage easements are in addition to those created and described in the Community Charter for Mariposa Residential Property, recorded December 23, 2004 in Book 407, Page 41052 as Document No. 200441052, records of Sandoval County, New Mexico (the "Charter"). The owner of each lot will maintain the cross-drainage easement. If the owner fails to maintain the cross-drainage easement, or alters the surface of the cross-drainage easement, the Association will have the right to perform such maintenance as set forth in the Declaration and will have the right to restore the surface of the cross-drainage easement. The cross-drainage easement over each lot will not restrict the right of the owner of the lot to construct reasonable driveways and walkways from the public street to the building envelope over the lot subject to the cross-drainage easement, as provided in the Charter. Pursuant to the Charter, the owner of each lot shall design improvements to the lot in conformance with the most recent Mariposa Guidelines for Sustainability, and shall provide a certificate, as provided in the Guidelines for Sustainability, stamped by a registered New Mexico Professional Engineer, indicating the grading and drainage improvements are in substantial conformance with the plan approved by the Founder. Owners will be responsible for maintenance of walkways and driveways.
- (B) By the filing of this plat, cross-drainage easements are granted to the City of Rio Rancho ("City") over that portion of each lot outside the building envelope, and over that portion of the building envelope of each lot upon which there are no improvements and outside any easement to SSCAFCA, for the conveyance of surface storm water. Founder, Association and the owner of lots, (Founder and owners only as to the property and lots owned thereby), will be responsible for (i) conveying any storm water flows across the property and lots in a controlled manner to ensure the flows do not result in substantial damage to the property, lots, adjoining properties or downstream properties; (ii) conveying all flows to the property or lots from the City's adjoining right-of-way in a controlled manner to ensure the flows do not result in substantial damages to the property, lots, adjoining properties or downstream properties; (iii) constructing drainage improvements upon, maintaining, repairing and modifying the easement and the property and lots, and if City requires, removing improvements constructed on the easement or the property or lots ("Maintenance and Repair"), all in accordance with City standards including but not limited to the City approved Drainage Reports and Drainage Plans for the tracts subject to this easement; and (iv) all costs of the Maintenance and Repair under this Agreement. Neither Grantor, nor owners, nor Association will permit the easement to constitute a hazard to the health or safety of the general public or to interfere with City's use of City's adjoining property. Except any damage resulting from the negligent acts or omissions of City, City will have no responsibility or liability resulting from arising in connection with (i) any storm drainage on the property or lots, the easement or building envelopes within the lots; (ii) any repair performed on the property, lots or the easement by Founder, Association, any owner; or (iii) any damage to any property, structures or improvements located on the Property or within the Building Envelopes caused by any storm drainage or any Maintenance and Repair; The obligations of Founder hereunder will terminate upon transfer of a lot to a third party. The Association is granted an easement in order to perform the Maintenance and Repair and fulfill its obligations under the easement.
9. The front (adjacent to street right-of-way) lot corner will not be staked. A witness corner projected along the property line (10' Typ), being a chiseled "+" in the curb and gutter, a PK Nail in asphalt or a capped rebar will be set upon completion of all street improvements. Offset may be adjusted by even feet where necessary to fall within the curb. From a "capped rebar" will be marked by a chiseled "+" in the curb and gutter at an even foot offset parallel or radial to the centerline of roadway.
10. No individual lots shall be allowed direct access to Blue Gama Drive NE, Reservoir Road NE, Tract A, or Tract OS-13 as shown on this plat.

FREE CONSENT AND DEDICATION

The foregoing Plat of that certain tract of land situate within Section 14, Township 13 North, Range 2 East, New Mexico Principal Meridian, Rio Rancho, Sandoval County, New Mexico, being and comprising Tract 1A-18 of the PRELIMINARY/FINAL PLAT OF TRACTS 1A-11 THRU 1A-15, TRACTS 1A-16A THRU 1A-16I, TRACTS 1A-17 THRU 1A-21 AND TRACTS OS-11 THRU OS-14 & TRACT OS-A1, MARIPOSA EAST, Rio Rancho, Sandoval County, New Mexico, as the same is shown and designated on the plat thereof, recorded in the office of the County Clerk of Sandoval County, New Mexico on February 9, 2006 in Volume 3, Folio 2632-B as Document No. 6753 now comprising Lots 1 thru 26, Block A, Lots 1 thru 9, Block B and Tracts A, B, & C RIDGELINE ESTATES UNIT 1 - MARIPOSA, NEW MEXICO, Rio Rancho, Sandoval County, New Mexico is with the free consent and in accordance with the desires of the undersigned owner(s) and/or proprietor(s) thereof and said owner(s) and/or proprietor(s) do hereby dedicate all streets and public rights-of-way shown hereon to Rio Rancho, New Mexico in Fee Simple with Warranty Covenants, and do hereby grant: All access, Utility and Drainage Easements shown hereon and do hereby consent to all of the foregoing and do hereby certify that this Plat is their free act and deed.

HIGH DESERT INVESTMENT CORPORATION

BY: Douglas H. Collier
President



State of New Mexico)
County of Bernalillo)

This instrument was acknowledged before me on 30 day of May, 2006
by Douglas H. Collier, President of High Desert Investment Corporation.

My Commission Expires: 10-24-07 Stephanie L. Walton
Notary Public

FINAL PLAT OF
**RIDGELINE ESTATES
UNIT 1
MARIPOSA, NEW MEXICO**
(A REPLAT OF TRACT 1A-18 MARIPOSA EAST)
RIO RANCHO, SANDOVAL COUNTY, NEW MEXICO
MAY, 2006

UTILITY APPROVALS

NAME	DATE
QWEST	
PNM ELECTRIC SERVICES	5/18/06
PNM GAS SERVICES	5/21/06
CITY OF RIO RANCHO DEPARTMENT OF PUBLIC INFRASTRUCTURE	6-13-06
CABLE ONE	5-30-06

RIO RANCHO PLANNING & ZONING BOARD

Approved this 30th day of May, 2006

BY: Mark Werkelesler
Chairman

CITY CLERK CERTIFICATE

I, Roman Montoya, City Clerk of the City of Rio Rancho, New Mexico do hereby certify that the plat shown hereon was approved by the City of Rio Rancho Planning and Zoning Board on the 30th day of May, 2006.

BY: Roman Montoya City Clerk Date 6/16/06

SANDOVAL COUNTY TREASURER CERTIFICATE

I, Lorraine Dominguez, Treasurer of Sandoval County, Mexico, do hereby certify that the previous ten (10) years of property taxes due and payable for the property shown hereon have been paid in full.

Owner # 336234
Lorraine Dominguez Date 6-16-06
Lorraine Dominguez - Sandoval County Treasurer

SANDOVAL COUNTY CLERK CERTIFICATE

STATE OF NEW MEXICO)
COUNTY OF SANDOVAL)

This instrument was filed for record on June 16, 2006
at 11:34 o'clock AM, recorded in Volume 3 of records of
said County, Folio 2632-B as Document No. 29696

BY: Sally Padilla Clerk & Recorder Deputy

MARIPOSA COMMUNITY ASSOCIATION

Approved this 30th day of May, 2006

BY: Mariposa Community Association

SURVEYORS CERTIFICATION

I, Robert Gromatzky, a registered Professional New Mexico Surveyor, certify that I am responsible for this survey and that this plat was prepared by me or under my supervision, shows all easements of record, and conforms to the Minimum Requirements of the Board of Registration for Professional Engineers and Professional Surveyors in October, 2000 and meets the minimum requirements for monumentation and surveys contained in the Rio Rancho Subdivision Ordinance, and is true and accurate to the best of my knowledge and belief.

Robert Gromatzky
Robert Gromatzky
New Mexico Professional Surveyor 16469

Date: May 30, 2006



Bohannon & Huston

3206
Engineering & Spatial Data & Advanced Technologies
17600 Jefferson St. NE Albuquerque, NM 87109-4335

SHEET 1 OF 5

LEGEND

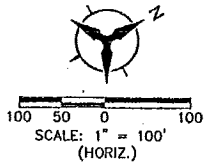
- BOUNDARY LINE
- RIGHT-OF-WAY LINE
- BUILDING ENVELOPE
- BUILDING ENVELOPE TIE LINE
- EOSTING EASEMENT LINE
- PROPOSED EASEMENT LINE
- ADJOINING PROPERTY LINE
- PUBLIC UTILITY & PRIVATE COMMUNICATIONS EASEMENT GRANTED WITH THE FILING OF THIS PLAT
- PRIVATE LANDSCAPE EASEMENT GRANTED TO MARIPOSA COMMUNITY ASSOCIATION WITH THE FILING OF THIS PLAT
- USGS BRASS DISK STAMPED "BREAK"
- #6 REBAR WITH YELLOW PLASTIC SURVEY CAP STAMPED "GROMATZKY P8 18469"
- #8 REBAR
- A BLOCK DESIGNATION

ID	DELTA	TANGENT	ARC	RADIUS	CHORD	CHORD BEC
C1	29°54'58"	125.57	245.40	470.00	247.62	105°28'57"W
C2	19°41'43"	82.98	164.63	330.00	163.96	103°25'23"W
C3	12°41'45"	59.88	119.26	238.00	119.01	101°06'01"W
C4	8°43'41"	26.44	52.88	105.76	52.88	101°35'06"W
C5	11°38'41"	200.00	399.18	798.36	399.09	105°09'10"E
C6	11°24'21"	146.00	291.03	582.06	291.03	107°40'45"E
C7	19°11'55"	115.34	230.68	461.36	230.68	103°48'53"E
C8	40°08'12"	150.38	300.76	601.52	300.76	104°14'04"E
C9	32°23'15"	352.39	704.78	1409.56	704.78	101°54'27"W
C10	14°17'26"	121.37	242.74	485.48	242.74	102°35'21"W
C11	39°43'22"	116.23	232.46	464.92	232.46	102°35'19"W
C12	00°21'31"	1.29	2.58	5.16	2.58	104°21'43"E
C13	86°15'44"	21.85	43.70	87.40	43.70	103°41'43"W
C14	82°01'58"	21.76	43.52	87.04	43.52	101°01'56"W
C15	32°00'58"	96.95	193.90	387.80	193.90	102°05'45"W

NOTE: TABLES ARE FOR THIS SHEET ONLY

ID	BEARING	DISTANCE
T1	S05°30'53"E	114.71'
T2	S15°50'13"W	106.30'
T3	S84°11'01"E	78.93'
T4	S33°13'08"W	46.34'
T5	S62°28'11"E	59.95'
T6	S19°46'05"E	61.11'
T7	S50°06'41"E	71.46'
T8	S38°03'41"E	49.36'
T9	N62°31'40"W	114.82'
T10	N65°09'45"E	136.41'
T11	N50°00'33"E	126.58'
T12	N26°21'48"E	64.41'
T13	N04°40'05"E	56.60'
T14	N07°42'15"W	73.08'
T15	N27°55'18"E	46.51'
T16	N09°45'14"E	36.01'
T17	S24°32'53"E	46.46'
T18	S07°41'05"E	70.10'
T19	S03°45'41"W	76.68'
T20	S50°13'45"W	101.88'
T21	N04°18'57"E	31.80'
T22	N81°32'21"W	45.00'

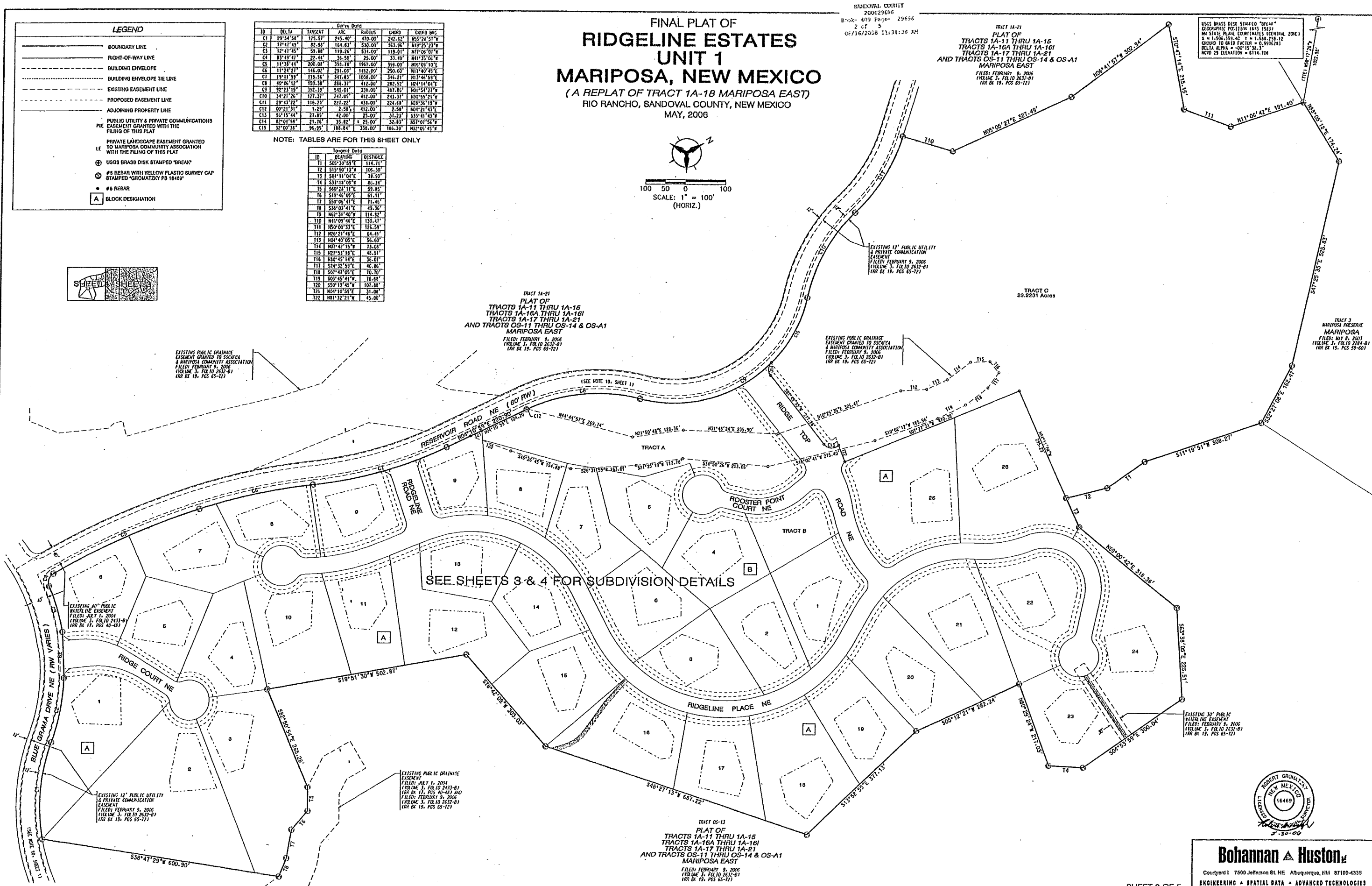
FINAL PLAT OF
RIDGELINE ESTATES
UNIT 1
MARIPOSA, NEW MEXICO
 (A REPLAT OF TRACT 1A-18 MARIPOSA EAST)
 RIO RANCHO, SANDOVAL COUNTY, NEW MEXICO
 MAY, 2006



SANDOVAL COUNTY
 200629696
 Book: 409 Page: 29696
 2 of 5
 06/16/2006 11:34:39 AM

TRACT 1A-21
 PLAT OF
 TRACTS 1A-11 THRU 1A-16
 TRACTS 1A-16A THRU 1A-16I
 TRACTS 1A-17 THRU 1A-21
 AND TRACTS OS-11 THRU OS-14 & OS-A1
 MARIPOSA EAST
 FILED: FEBRUARY 9, 2006
 (VOLUME 3, FOLIO 2637-81
 (RR BK 19, PGS 65-72)

USGS BRASS DISK STAMPED "06144"
 GEOGRAPHIC POSITION: (NAD 83)
 NEW STATE PLANE COORDINATES (NATIONAL ZONE I)
 X = 1,564,153.40 Y = 1,588,298.12
 CHORD TO GRID FACTOR = 0.9996283
 DELTA ALPHA = +0°15'30.1"
 NGVD 29 ELEVATION = 6114.708

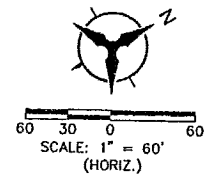


SEE SHEETS 3 & 4 FOR SUBDIVISION DETAILS



Bohannon & Huston
 Engineers & Surveyors
 7500 Jefferson St. NE, Albuquerque, NM 87109-4335
 ENGINEERING • SPATIAL DATA • ADVANCED TECHNOLOGIES

FINAL PLAT OF
**RIDGELINE ESTATES
 UNIT 1**
MARIPOSA, NEW MEXICO
 (A REPLAT OF TRACT 1A-18 MARIPOSA EAST)
 RIO RANCHO, SANDOVAL COUNTY, NEW MEXICO
 MAY, 2006

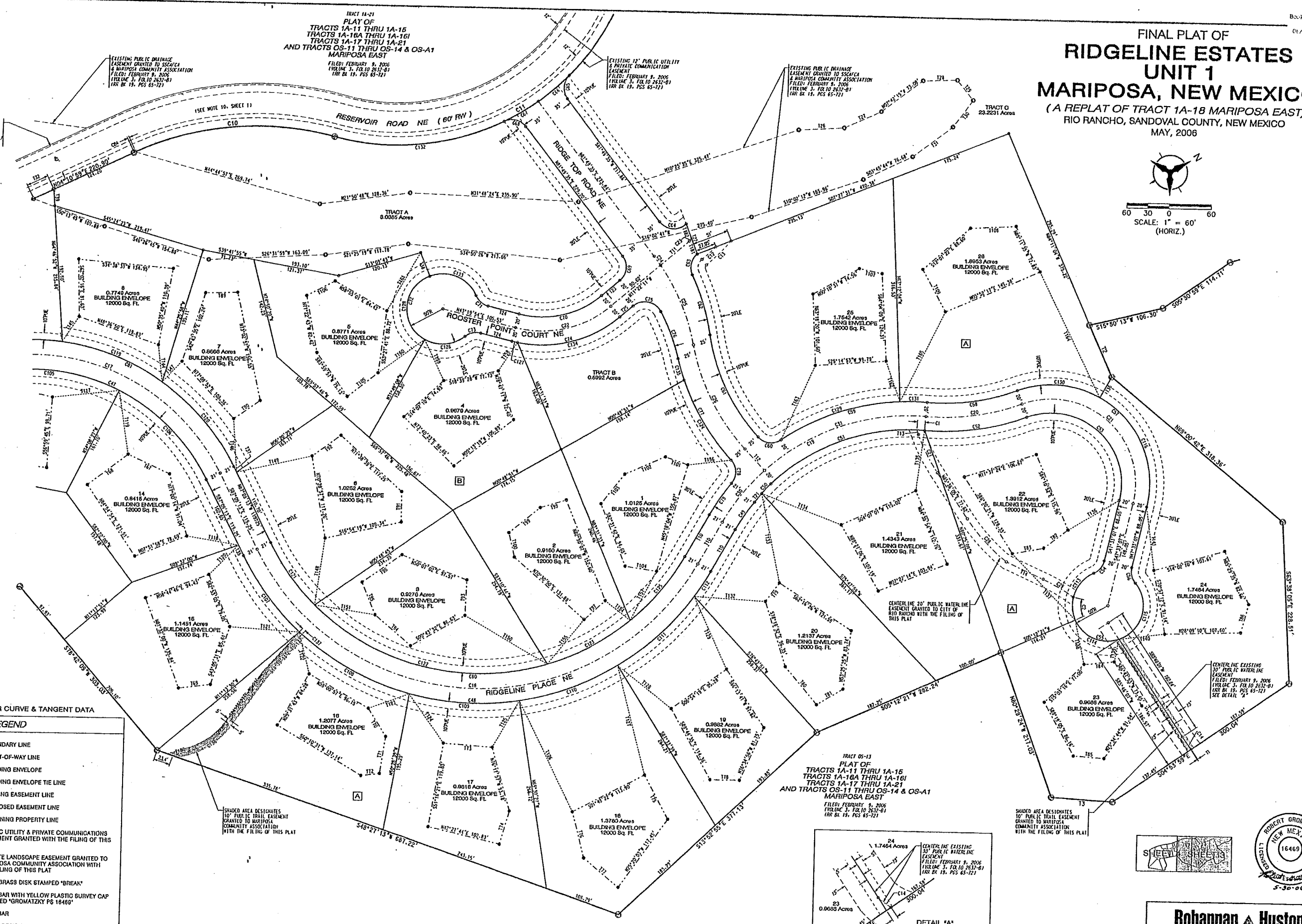


TRACT 1A-21
 PLAT OF
 TRACTS 1A-11 THRU 1A-16
 TRACTS 1A-18A THRU 1A-16I
 TRACTS 1A-17 THRU 1A-21
 AND TRACTS OS-11 THRU OS-14 & OS-A1
 MARIPOSA EAST
 FILED: FEBRUARY 9, 2006
 (VOLUME 3, FOLIO 2632-81)
 (RR. EX. 15, PGS. 65-72)

EXISTING 12" PUBLIC UTILITY
 EASEMENT GRANTED TO SSC/CA
 & MARIPOSA COMMUNITY ASSOCIATION
 FILED: FEBRUARY 9, 2006
 (VOLUME 3, FOLIO 2632-81)
 (RR. EX. 15, PGS. 65-72)

EXISTING PUBLIC DRAINAGE
 EASEMENT GRANTED TO SSC/CA
 & MARIPOSA COMMUNITY ASSOCIATION
 FILED: FEBRUARY 9, 2006
 (VOLUME 3, FOLIO 2632-81)
 (RR. EX. 15, PGS. 65-72)

EXISTING 40" PUBLIC
 WATERLINE EASEMENT
 FILED: JULY 1, 2004
 (VOLUME 3, FOLIO 2433-81)
 (RR. EX. 17, PGS. 40-48)



NOTE: SEE SHEET 6 FOR CURVE & TANGENT DATA

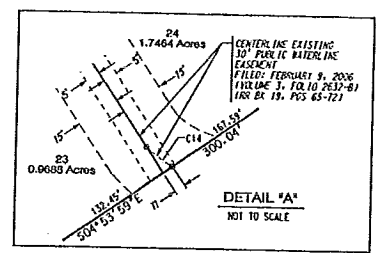
LEGEND	
	BOUNDARY LINE
	RIGHT-OF-WAY LINE
	BUILDING ENVELOPE
	BUILDING ENVELOPE TIE LINE
	EXISTING EASEMENT LINE
	PROPOSED EASEMENT LINE
	ADJOINING PROPERTY LINE
	PUBLIC UTILITY & PRIVATE COMMUNICATIONS EASEMENT GRANTED WITH THE FILING OF THIS PLAT
	PRIVATE LANDSCAPE EASEMENT GRANTED TO MARIPOSA COMMUNITY ASSOCIATION WITH THE FILING OF THIS PLAT
	USGS BRASS DISK STAMPED "BREAK"
	#6 REBAR WITH YELLOW PLASTIC SURVEY CAP STAMPED "GROMATZKY PS 16469"
	#5 REBAR
	BLOCK DESIGNATION

SHADED AREA DESIGNATES
 10' FIRE TRAIL EASEMENT
 GRANTED TO MARIPOSA
 COMMUNITY ASSOCIATION
 WITH THE FILING OF THIS PLAT

TRACT OS-13
 PLAT OF
 TRACTS 1A-11 THRU 1A-16
 TRACTS 1A-18A THRU 1A-16I
 TRACTS 1A-17 THRU 1A-21
 AND TRACTS OS-11 THRU OS-14 & OS-A1
 MARIPOSA EAST
 FILED: FEBRUARY 9, 2006
 (VOLUME 3, FOLIO 2632-81)
 (RR. EX. 15, PGS. 65-72)

EXISTING CENTERLINE
 20" PUBLIC WATERLINE
 EASEMENT GRANTED TO CITY OF
 RIO RANCHO WITH THE FILING OF
 THIS PLAT
 FILED: FEBRUARY 9, 2006
 (VOLUME 3, FOLIO 2632-81)
 (RR. EX. 15, PGS. 65-72)
 SEE DETAIL "A"

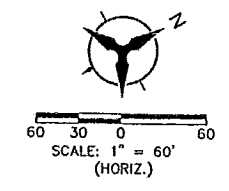
SHADED AREA DESIGNATES
 10' PUBLIC TRAIL EASEMENT
 GRANTED TO MARIPOSA
 COMMUNITY ASSOCIATION
 WITH THE FILING OF THIS PLAT



Bohannon & Huston
 Courtyard 1 7600 Jefferson St. NE Albuquerque, NM 87109-4335
 ENGINEERING • SPATIAL DATA • ADVANCED TECHNOLOGIES

SHEET 3 OF 5

FINAL PLAT OF
**RIDGELINE ESTATES
UNIT 1**
MARIPOSA, NEW MEXICO
(A REPLAT OF TRACT 1A-18 MARIPOSA EAST)
RIO RANCHO, SANDOVAL COUNTY, NEW MEXICO
MAY, 2006



NOTE: SEE SHEET 5 FOR CURVE & TANGENT DATA

LEGEND

- BOUNDARY LINE
- - - RIGHT-OF-WAY LINE
- - - BUILDING ENVELOPE
- - - BUILDING ENVELOPE TIE LINE
- - - EXISTING EASEMENT LINE
- - - PROPOSED EASEMENT LINE
- - - ADJOINING PROPERTY LINE
- PUBLIC UTILITY & PRIVATE COMMUNICATIONS EASEMENT GRANTED WITH THE FILING OF THIS PLAT
- PRIVATE LANDSCAPE EASEMENT GRANTED TO MARIPOSA COMMUNITY ASSOCIATION WITH THE FILING OF THIS PLAT
- ⊕ USGS BRASS DISK STAMPED "BREAK"
- ⊙ #5 REBAR WITH YELLOW PLASTIC SURVEY CAP STAMPED "GROMATZKY PS 16469"
- #5 REBAR
- Ⓐ BLOCK DESIGNATION

TRACT 1A-11
PLAT OF
TRACTS 1A-11 THRU 1A-15
TRACTS 1A-16A THRU 1A-16I
TRACTS 1A-17 THRU 1A-21
AND TRACTS OS-11 THRU OS-14 & OS-A1
MARIPOSA EAST
FILED: FEBRUARY 9, 2006
170 LMC 3, P.O. 10 2433-81
189 BX 19, PGS 65-721

EXISTING PUBLIC DRAINAGE
EASEMENT GRANTED TO SANDOVAL
& MARIPOSA COMMUNITY ASSOCIATION
FILED: FEBRUARY 9, 2006
170 LMC 3, P.O. 10 2433-81
189 BX 19, PGS 65-721

EXISTING PUBLIC DRAINAGE
EASEMENT GRANTED TO SANDOVAL
& MARIPOSA COMMUNITY ASSOCIATION
FILED: FEBRUARY 9, 2006
170 LMC 3, P.O. 10 2433-81
189 BX 19, PGS 65-721

EXISTING 12" PUBLIC UTILITY
& PRIVATE COMMUNICATION
EASEMENT
FILED: FEBRUARY 9, 2006
170 LMC 3, P.O. 10 2433-81
189 BX 19, PGS 65-721

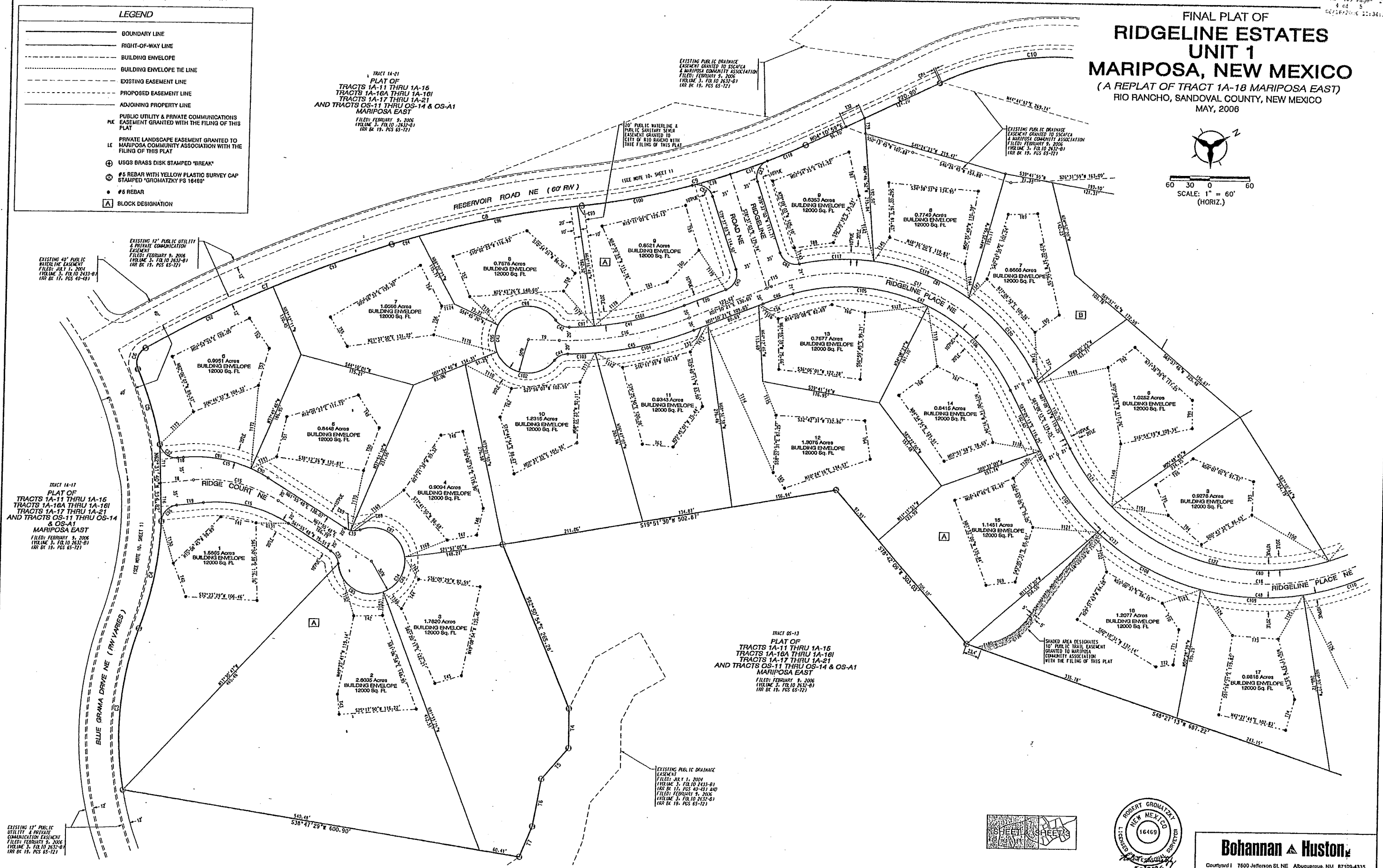
EXISTING 40" PUBLIC
WATERLINE EASEMENT
FILED: FEB 7, 2004
170 LMC 3, P.O. 10 2433-81
189 BX 17, PGS 40-481

TRACT 1A-17
PLAT OF
TRACTS 1A-11 THRU 1A-15
TRACTS 1A-16A THRU 1A-16I
TRACTS 1A-17 THRU 1A-21
AND TRACTS OS-11 THRU OS-14
& OS-A1
MARIPOSA EAST
FILED: FEBRUARY 9, 2006
170 LMC 3, P.O. 10 2433-81
189 BX 19, PGS 65-721

TRACT OS-13
PLAT OF
TRACTS 1A-11 THRU 1A-15
TRACTS 1A-16A THRU 1A-16I
TRACTS 1A-17 THRU 1A-21
AND TRACTS OS-11 THRU OS-14 & OS-A1
MARIPOSA EAST
FILED: FEBRUARY 9, 2006
170 LMC 3, P.O. 10 2433-81
189 BX 19, PGS 65-721

EXISTING PUBLIC DRAINAGE
EASEMENT
FILED: JULY 1, 2004
170 LMC 3, P.O. 10 2433-81
189 BX 17, PGS 40-481 AND
FILED: FEBRUARY 9, 2006
170 LMC 3, P.O. 10 2433-81
189 BX 19, PGS 65-721

EXISTING 12" PUBLIC
UTILITY & PRIVATE
COMMUNICATION EASEMENT
FILED: FEBRUARY 9, 2006
170 LMC 3, P.O. 10 2433-81
189 BX 19, PGS 65-721



Bohannon & Huston
Court yard 1 7600 Jefferson St NE Albuquerque, NM 87109-4335
ENGINEERING • SPATIAL DATA • ADVANCED TECHNOLOGIES

SHEET 4 OF 5

FINAL PLAT OF
**RIDGELINE ESTATES
UNIT 1**
MARIPOSA, NEW MEXICO
(A REPLAT OF TRACT 1A-18 MARIPOSA EAST)
RIO RANCHO, SANDOVAL COUNTY, NEW MEXICO
MAY, 2006

CURVE DATA

ID	DELTA	TANGENT	ARC	RADIUS	CHORD	CHORD BEG	CHORD END
C1	02° 17' 53"	5.45'	10.90'	280.00'	10.90'	N32° 33' 11"E	
C2	37° 30' 41"	16.95'	32.74'	50.00'	32.15'	S65° 02' 17"E	
C3	29° 54' 55"	125.57'	243.40'	470.00'	242.62'	N55° 28' 57"W	
C4	17° 47' 49"	82.89'	164.63'	250.00'	163.98'	N67° 25' 23"W	
C5	12° 47' 45"	59.85'	119.26'	184.00'	119.01'	N77° 06' 07"W	
C6	83° 49' 47"	22.44'	36.58'	23.00'	33.40'	N11° 35' 06"W	
C7	11° 35' 44"	200.08'	390.78'	1862.00'	398.07'	N05° 09' 10"E	
C8	11° 24' 27"	146.02'	291.05'	1622.00'	290.60'	N17° 47' 65"E	
C9	19° 11' 59"	178.56'	347.83'	1038.00'	318.21'	N13° 46' 59"E	
C10	40° 09' 12"	150.38'	298.37'	412.00'	412.00'	N24° 14' 04"E	
C11	02° 23' 15"	352.29'	548.01'	338.00'	487.85'	N01° 54' 27"W	
C12	05° 22' 04"	13.17'	26.31'	281.00'	26.32'	S13° 28' 14"E	
C13	09° 31' 47"	24.26'	48.40'	291.00'	48.24'	S15° 33' 06"E	
C14	04° 53' 00"	10.87'	21.72'	255.00'	21.72'	S33° 19' 37"W	
C15	37° 54' 59"	68.70'	132.34'	200.00'	128.94'	N42° 58' 24"E	
C16	22° 45' 02"	100.67'	199.65'	500.00'	197.35'	N19° 13' 22"E	
C17	83° 00' 26"	274.93'	445.10'	300.00'	405.26'	N50° 20' 34"E	
C18	124° 11' 31"	660.92'	758.64'	350.00'	818.61'	N30° 45' 01"E	
C19	63° 00' 52"	191.17'	340.41'	300.00'	322.44'	N01° 09' 42"E	
C20	24° 37' 20"	70.05'	137.95'	311.00'	136.89'	N21° 21' 28"E	
C21	123° 24' 05"	222.87'	258.45'	120.00'	211.32'	N70° 44' 50"E	
C22	84° 42' 05"	77.99'	143.21'	150.00'	137.83'	N15° 58' 52"E	
C23	01° 02' 53"	2.29'	4.57'	250.00'	4.57'	N11° 53' 37"W	
C24	02° 56' 59"	7.72'	15.44'	300.00'	15.44'	N33° 18' 05"E	
C25	23° 32' 35"	62.52'	123.27'	300.00'	122.41'	S85° 27' 03"E	
C26	31° 42' 01"	165.89'	329.18'	300.00'	353.00'	S87° 31' 54"E	
C27	13° 36' 05"	30.41'	60.53'	255.00'	60.29'	S87° 39' 02"E	
C28	18° 33' 11"	41.65'	82.57'	255.00'	82.21'	N76° 19' 30"E	
C29	11° 06' 58"	24.81'	49.47'	255.00'	49.40'	N52° 37' 07"E	
C30	17° 57' 42"	34.06'	68.00'	300.00'	67.84'	N19° 21' 48"W	
C31	47° 03' 09"	130.60'	246.35'	300.00'	239.49'	N10° 08' 38"E	
C32	85° 16' 47"	23.02'	37.21'	25.00'	33.87'	N62° 39' 22"E	
C33	53° 07' 48"	12.50'	24.81'	25.00'	22.36'	N53° 21' 54"E	
C34	286° 15' 37"	240.81'	240.81'	60.00'	60.00'	S89° 04' 12"E	
C35	53° 07' 48"	12.50'	24.81'	25.00'	22.36'	S88° 29' 43"W	
C36	82° 29' 16"	21.89'	35.93'	25.00'	30.91'	S17° 09' 09"E	
C37	63° 13' 25"	29.21'	58.40'	1038.00'	58.40'	S12° 27' 16"W	
C38	02° 14' 53"	25.43'	50.84'	1038.00'	50.83'	S12° 27' 16"W	
C39	87° 18' 14"	23.85'	38.09'	25.00'	34.51'	N57° 42' 50"E	
C40	80° 27' 24"	23.59'	37.12'	25.00'	34.25'	S35° 23' 21"E	
C41	21° 02' 53"	4.57'	9.14'	250.00'	9.14'	S19° 21' 48"W	
C42	54° 39' 12"	12.92'	25.85'	25.00'	22.95'	S56° 12' 50"W	
C43	286° 14' 04"	240.79'	240.79'	50.00'	50.00'	S59° 31' 35"E	
C44	51° 50' 05"	12.15'	22.62'	25.00'	21.85'	N03° 13' 25"E	
C45	21° 18' 09"	97.79'	193.33'	500.00'	192.22'	N10° 29' 24"E	
C46	05° 27' 09"	23.81'	47.58'	500.00'	47.57'	N10° 33' 56"E	
C47	79° 33' 16"	232.27'	381.39'	278.00'	357.01'	N53° 04' 09"E	
C48	124° 11' 31"	700.58'	804.16'	371.00'	855.73'	N33° 45' 01"E	
C49	09° 39' 21"	23.81'	47.60'	278.00'	47.60'	N20° 31' 03"W	
C50	07° 06' 49"	9.34'	18.62'	150.00'	18.61'	N18° 08' 03"W	
C51	45° 14' 50"	125.39'	233.78'	280.00'	228.89'	N09° 32' 43"E	
C52	24° 37' 20"	74.42'	146.84'	311.00'	145.42'	N15° 42' 28"E	
C53	123° 24' 05"	165.73'	215.38'	100.00'	176.10'	N70° 44' 50"E	
C54	53° 07' 48"	12.50'	24.81'	25.00'	22.36'	S20° 59' 13"E	
C55	286° 15' 37"	240.81'	240.81'	60.00'	60.00'	N42° 28' 53"E	
C56	53° 07' 48"	12.50'	24.81'	25.00'	22.36'	N72° 07' 07"E	
C57	123° 24' 05"	260.02'	301.53'	140.00'	216.54'	S70° 44' 50"W	
C58	24° 37' 20"	65.69'	129.35'	301.00'	128.30'	S21° 21' 28"W	
C59	38° 43' 01"	112.43'	216.24'	300.00'	212.15'	S14° 18' 37"W	
C60	81° 40' 36"	21.61'	35.64'	25.00'	32.70'	S35° 47' 25"W	
C61	33° 45' 25"	83.44'	162.02'	275.00'	159.69'	N86° 29' 35"W	
C62	15° 42' 48"	44.85'	89.13'	325.00'	88.85'	N77° 29' 16"W	
C63	73° 57' 29"	18.82'	32.27'	25.00'	30.05'	N45° 29' 55"W	
C64	09° 15' 44"	27.89'	42.00'	25.00'	31.23'	S33° 41' 43"W	
C65	82° 04' 58"	21.76'	35.82'	25.00'	32.83'	N57° 07' 56"W	
C66	09° 38' 45"	28.42'	56.71'	338.00'	56.64'	S11° 17' 04"E	
C67	09° 25' 23"	27.86'	55.69'	338.00'	55.53'	S01° 40' 09"E	
C68	78° 52' 54"	20.57'	34.42'	25.00'	31.76'	N42° 23' 08"E	
C69	86° 48' 14"	23.64'	37.88'	25.00'	34.36'	S54° 48' 18"E	
C70	54° 42' 05"	67.24'	124.11'	136.00'	119.45'	S15° 58' 02"W	
C71	53° 07' 48"	12.50'	24.81'	25.00'	22.36'	S69° 53' 48"W	
C72	286° 15' 37"	240.81'	240.81'	50.00'	50.00'	S16° 40' 06"E	
C73	53° 07' 48"	12.50'	24.81'	25.00'	22.36'	N16° 46' 09"E	
C74	54° 42' 05"	67.24'	124.11'	136.00'	126.21'	N15° 58' 52"E	
C75	103° 18' 52"	31.81'	45.08'	25.00'	36.22'	N40° 17' 15"E	
C76	13° 28' 56"	35.99'	71.47'	300.00'	71.30'	S81° 13' 51"E	
C77	28° 48' 03"	83.45'	163.39'	325.00'	161.66'	S88° 48' 27"E	
C78	81° 31' 03"	21.55'	35.57'	25.00'	32.84'	S62° 26' 57"E	
C79	09° 29' 21"	27.11'	54.10'	311.00'	54.03'	S90° 31' 03"E	
C80	124° 11' 31"	621.27'	713.13'	329.00'	561.50'	S30° 45' 01"W	
C81	75° 45' 02"	249.67'	424.39'	321.00'	394.15'	S54° 38' 16"W	
C82	84° 17' 18"	22.82'	36.78'	25.00'	33.55'	S59° 14' 21"W	
C83	86° 13' 27"	23.60'	37.62'	23.00'	34.17'	N35° 30' 19"W	
C84	00° 21' 31"	1.29'	2.58'	412.00'	2.58'	N01° 21' 43"E	
C85	106° 37' 02"	67.10'	93.64'	50.00'	80.19'	N61° 15' 06"E	
C86	76° 27' 30"	39.41'	66.75'	50.00'	61.90'	N29° 48' 10"W	
C87	103° 09' 09"	63.07'	90.02'	50.00'	78.31'	S60° 22' 33"W	
C88	33° 18' 25"	7.48'	14.53'	25.00'	14.31'	S25° 27' 12"W	
C89	19° 49' 24"	4.37'	8.65'	25.00'	8.01'	S52° 01' 07"W	
C90	05° 18' 54"	14.37'	28.08'	200.00'	28.06'	S37° 45' 51"W	
C91	29° 34' 56"	52.81'	103.26'	200.00'	102.12'	S38° 45' 27"W	
C92	06° 00' 01"	105.12'	210.03'	1862.00'	209.87'	N03° 23' 45"E	
C93	05° 30' 43"	94.45'	188.74'	1862.00'	188.57'	N09° 13' 10"E	
C94	01° 41' 12"	21.52'	43.04'	1462.00'	43.07'	N12° 49' 07"E	
C95	47° 11' 34"	21.84'	41.18'	50.00'	40.03'	S58° 50' 27"E	
C96	09° 26' 02"	103.63'	207.12'	1462.00'	206.43'	N18° 22' 44"E	
C97	04° 27' 48"	18.71'	37.38'	450.00'	37.38'	S26° 39' 20"W	
C98	118° 47' 07"	84.52'	163.66'	50.00'	85.07'	S24° 06' 53"W	
C99	00° 17' 13"	3.66'	7.32'	1462.00'	7.32'	N23° 14' 22"E	
C100	09° 18' 16"	84.47'	168.58'	1038.00'	168.38'	N18° 43' 50"E	

TANGENT DATA

ID	BEARING	DISTANCE	ID	BEARING	DISTANCE
T1	S04° 53' 55"E	0.91'	T101	S48° 50' 50"W	33.34'
T2	S04° 11' 04"E	79.93'	T102	S05° 16' 52"W	61.29'
T3	S33° 18' 08"W	66.34'	T103	S23° 37' 12"E	53.33'
T4	S60° 28' 11"E	59.85'	T104	N37° 56' 07"E	44.24'
T5	S19° 46' 00"E	61.11'	T105	S09° 39' 51"E	54.47'
T6	S50° 06' 47"E	71.46'	T106	N01° 19' 01"E	44.63'
T7	S39° 03' 41"E	49.36'	T107	N41° 43' 20"E	32.71'
T8	N24° 00' 59"E	49.58'	T108	S20° 27' 29"W	64.76'
T9	N30° 36' 23"E	46.20'	T109	S87° 08' 10"E	68.21'
T10	N31° 20' 44"W	65.03'	T110	N56° 21' 20"W	78.23'
T11	N11° 22' 11"W	52.17'	T111	N33° 54' 36"W	48.40'
T12	N10° 37' 00"E	41.32'	T112	S50° 47' 20"W	48.42'
T13	S50° 47' 20"E	6.80'	T113	N28° 20' 11"W	47.65'
T14	N54° 03' 38"E	57.99'	T114	N64° 42' 21"W	243.23'
T15	N07° 50' 21"E	7.63'	T115	N82° 25' 10"W	54.95'
T16	N62° 31' 40"W	58.77'	T116	S63° 20' 14"W	35.46'
T17	N82° 31' 40"W	58.05'	T117	N23° 25' 34"E	91.95'
T18	N24° 00' 59"E	6.78'	T118	N09° 10' 09"E	72.64'
T19	S24° 00' 59"W	40.62'	T119	N04° 42' 25"W	91.20'
T20	S07° 50' 21"W	64.29'	T120	N16° 47' 24"W	57.76'
T21	N21° 41' 23"W	16.09'	T121	N33° 22' 18"E	97.85'
T22	N01° 32' 21"W	45.00'	T122	N41° 11' 32"W	60.79'
T23	S11° 22' 11"E	43.44'	T123	N64° 27' 32"E	81.26'
T24	S43° 19' 54"W	45.53'	T124	S43° 36' 32"W	64.27'
T25	N11° 22' 11"W	24.13'	T125	N31° 16' 44"W	76.05'
T26	N64° 27' 32"E	64.41'	T126	N25° 21' 45"E	173.75'
T27	N64° 40' 05"E	66.80'	T127	N74° 59' 34"W	159.63'
T28	N27° 53' 18"E	48.51'	T128	S68° 00' 49"W	96.49'
T29	N09° 45' 14"E	38.07'	T129	N89° 12' 02"W	112.43'
T30	S24° 32' 50"W	44.82'	T130	N24° 32' 50"E	150.67'
T31	S07° 47' 05"E	70.70'	T131	N29° 56' 07"E	48.02'
T32	N04° 10' 59"E	31.08'	T132	S22° 47' 47"W	100.18'
T33	S07° 50' 21"W	21.88'	T133	N72° 44' 07"W	128.86'
T34	S07° 50' 21"W	6.56'	T134	N07° 11' 17"E	109.25'
T35	N07° 09' 13"W	16.61'	T135	N63° 12' 20"W	66.03'
T36	N31° 34' 10"W	33.47'	T136	N13° 23' 11"W	83.12'
T37	N07° 09' 13"W	48.50'	T137	N72° 11' 17"E	109.25'
T38	N22° 19' 24"W	35.52'	T138	N62° 19' 24"W	64.10'
T39	N64° 48' 52"W	23.34'	T139	N19° 56' 58"W	23.53'
T40	N60° 59' 57"W	54.09'	T140	S22° 40' 13"E	65.05'
T41	N39° 04' 07"E	90.26'	T141	N57° 45' 07"W	90.26'
T42	N26° 23' 03"E	43.3			