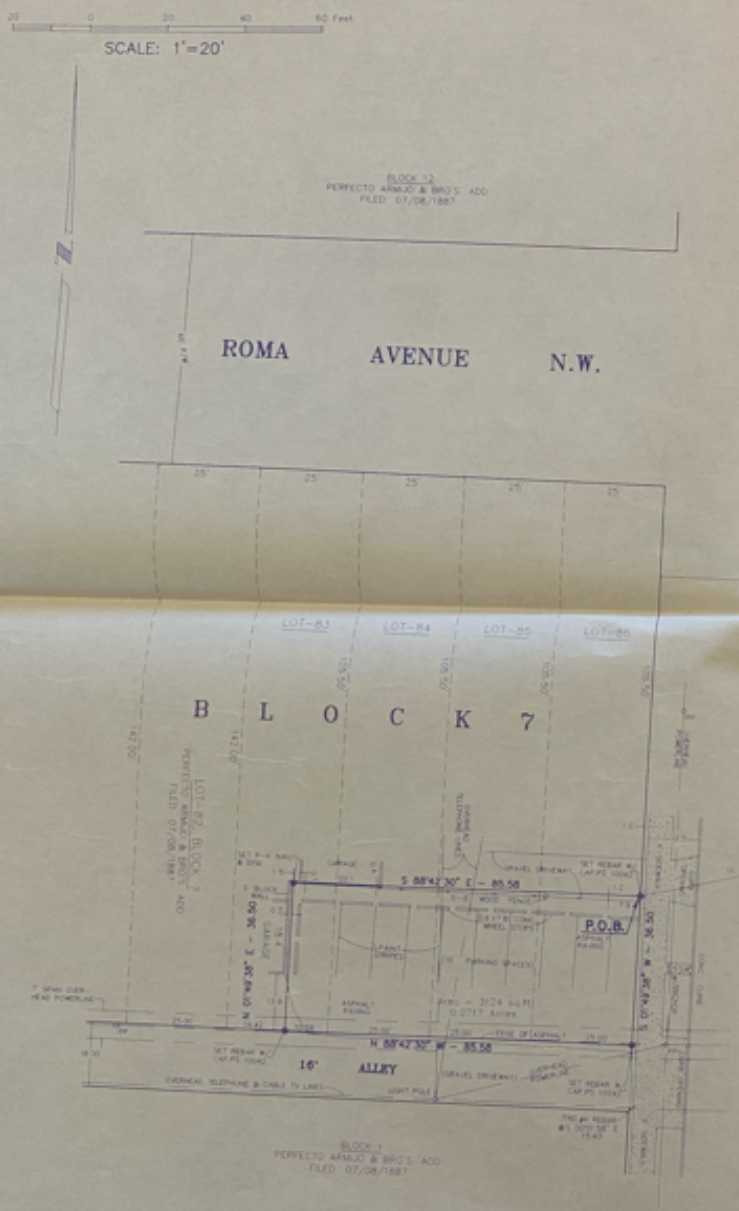

ALTA/ACSM LAND TITLE SURVEY OF

SOUTH 36'6" OF LOTS 84 thru 86, AND SOUTH 36'6" OF EAST 10'7" OF LOT 83, BLOCK 7 PERFECTO ARMIJO & BROTHER'S ADDITION

ALBUQUERQUE, NEW MEXICO

OCTOBER, 2002

NOTES:
1) BASIS OF BEARINGS NEW MEXICO STATE PLANE (CENTRAL ZONE). DISTANCES ARE GROUND
2) THIS SURVEY SHOWS ALL EASEMENTS AS SHOWN ON COMMITMENT FOR TITLE INSURANCE PROVIDED BY:
3) THIS SURVEY SHOWS ALL EASEMENTS AS PROVIDED FIRST AMERICAN TITLE CO. FILE NO NMC2-72850-AL01.WP DATED OCTOBER 14, 2002.

ENCROACHMENTS
1)GARAGE ALONG NORTH LINE EXTENDS UPTO 0.4 FEET INTO PROPERTY.
2)5'-6" WOOD FENCE SHOWN HEREON EXTENDS UPTO 1.2 FEET INTO PROPERTY.
3) NO EASEMENT FOR OVERHEAD LINES ALONG SOUTHERLY BOUNDARY LINE AND THROUGH MIDDLE OF PROPERTY.

DESCRIPTION
THE SOUTH THIRTY-SIX (36) FEET, SIX (6) INCHES OF LOTS NUMBERED EIGHTY-FOUR (84), EIGHTY-FIVE (85) AND EIGHTY-SIX (86) AND THE SOUTH THIRTY-SIX (36) FEET, SIX (6) INCHES OF THE EAST TEN (10) FEET, SEVEN INCHES (7') OF LOT NUMBERED EIGHTY-THREE (83) IN BLOCK NUMBERED SEVEN (7) OF THE PERFECTO ARMIJO AND BROTHER'S ADDITION TO THE CITY OF ALBUQUERQUE, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE MAP OF SAID ADDITION, FILED IN THE OFFICE OF THE PROBATE CLERK AND EX-OFFICIO RECORDER OF BERNALILLO COUNTY, NEW MEXICO, JULY 8TH, 1887 AND BEING MORE PARTICULARLY DESCRIBED BY STATE PLANE GRID BEARINGS (CENTRAL ZONE) AND GROUND DISTANCES AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THE TRACT HEREIN DESCRIBED, BEING A POINT ON THE WESTERLY RIGHT OF WAY OF SEVENTH STREET N.W., WHENCE A.C.S.M. "4-J14" BEARS N 78°24'57" E, 363.87 FEET DISTANT AND RUNNING-
THENCE, S 01°49'38" W, 36.50 FEET ALONG SAID WESTERLY RIGHT OF WAY OF SEVENTH ST. N.W. TO THE SOUTHEAST CORNER OF THE TRACT HEREIN DESCRIBED; THENCE, N 88°42'30" W, 85.58 FEET TO THE SOUTHWEST CORNER OF THE TRACT HEREIN DESCRIBED; THENCE, N 01°49'38" E, 36.50 FEET TO THE NORTHWEST CORNER OF THE TRACT HEREIN DESCRIBED; THENCE, S 88°42'30" E, 85.58 FEET TO THE POINT OF BEGINNING. CONTAINING 0.0717 ACRES MORE OR LESS.

A.C.S.M. STA."4-J14"
NEW MEXICO STATE PLANE GRID
COORDINATES "CENTRAL ZONE"
X=378597.81, Y=1483978.73
G=S45°49'06"E,0.9996,S.F.=1.0
ELEV.=4954.015
DELTA ALPHA=-01°33'53"

FLOOD INFORMATION
PARCEL SHOWN HEREON LIES IN ZONE "X" AREAS OF 500-YEAR FLOOD; AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE, AND AREAS PROTECTED BY LEEVEES FROM 100-YEAR FLOOD.

To First American Title Co

This is to certify that this map or plat and the survey on which it is based were made (i) in accordance with "Minimum Standard Detail Requirements for ALTA, ACSM and NSPS in 1997, and includes items 1,3,4,6,8,10 & 11 of Table A thereof. and (ii) pursuant to the Accuracy Standards (as adopted by the ALTA and ACSM and in effect on the date of this certification) of an Urban Survey.

Preston E. Hall
Preston E. Hall, PS #10042
Date 10/21/02

PRESTON E. HALL
NEW MEXICO
10042
REGISTERED PROFESSIONAL LAND SURVEYOR

HALL SURVEYING CO.
12805 MENAUL BLVD. N.E.
ALBUQUERQUE, NEW MEXICO 87112
PHONE (505) 292-6227
CLIENT: PARON REALTY INC
DRAWING FILES: 394.DWG, 394.DWG