

VICINITY MAP
NOT TO SCALE

PRELIMINARY PLAT ENTRADA SUBDIVISION PHASE I

A 22.2758 ACRE SUBDIVISION WITHIN UN-PLATTED LANDS
LOCATED IN THE SE/4 OF SECTION 21, T16N, R18W, N.M.P.M.
MCKINLEY COUNTY, NEW MEXICO
A 19 LOT SUBDIVISION BY GLP HOMES INC., 705 GURLEY AVE. SUITE 1101, GALLUP,
NM; TELE 505-863-9345

AREA OF SUBDIVISION
970,333,848 SQ. FT.
22.2758 AC.

LEGAL DESCRIPTION

KNOW ALL MEN BY THESE PRESENTS, THAT THE FOREGOING SUBDIVISION OF CERTAIN TRACTS OF LAND IN THE SE/4 OF SECTION 21, T16N, R18W, N.M.P.M., GALLUP, MCKINLEY COUNTY, NEW MEXICO AND BEING DESCRIBED AS FOLLOWS:

TRACT 1:

A TRACT OF LAND IN THE SE/4 OF SECTION 21, T16N, R18W, N.M.P.M., MCKINLEY COUNTY, NEW MEXICO, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE SE CORNER OF SECTION 21 AND BEING THE TRUE POINT OF BEGINNING;
THENCE N89°15'51"W ALONG THE SOUTH SECTION LINE OF SAID SECTION, A DISTANCE OF 540.83', BEING THE SOUTHWEST CORNER OF THE DESCRIBED SUBDIVISION;
THENCE N4°53'39"W A DISTANCE OF 591.81' LEAVING SAID SOUTH SECTION LINE;
THENCE N3°41'46"W, A DISTANCE OF 46.00';
THENCE N2°18'57"W A DISTANCE OF 579.04';
THENCE N34°17'14"W, A DISTANCE OF 244.45' TO THE NORTHWEST CORNER OF THE DESCRIBED SUBDIVISION AND BEING A POINT ON THE SOUTHERLY RIGHT OF WAY OF CHINA SPRINGS LOOP ROAD (COUNTY ROAD 57);
THENCE N69°04'16"E, A DISTANCE OF 62.62' ALONG SOUTHERLY RIGHT OF WAY;
THENCE N70°59'31"E, A DISTANCE OF 109.89';
THENCE N71°45'54"E, A DISTANCE OF 59.52';
THENCE N71°07'09"E, A DISTANCE OF 28.96';
THENCE N71°08'15"E, A DISTANCE OF 90.60';
THENCE N71°06'05"E, A DISTANCE OF 94.56';
THENCE SOUTHEASTERLY ALONG A NON-TANGENT ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 378.03', A CHORD BEARING S81°21'35"E, AND A CHORD DISTANCE OF 382.33';
THENCE S1°41'32"W, A DISTANCE OF 1512.52' TO THE POINT OF BEGINNING.

HAVING A TOTAL AREA OF 22.2758 ACRES.

NOW SURVEYED AND PLATTED AS SHOWN HEREON, SAID SUBDIVISION COMPRISING THE TRACT KNOWN AS MCKINLEY ESTATES PHASE I TO MCKINLEY COUNTY, NEW MEXICO CONTAINING 22.2758 ACRES MORE OR LESS, AS APPEARS ON THIS PLAT TO WHICH THIS DEDICATION IS ATTACHED AND MADE A PART HEREOF AND THIS PLAT HAS BEEN SUBMITTED TO MCKINLEY COUNTY AS BY STATUTE PROVIDED AND IS IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS. ELECTRIC, TELEPHONE, GAS, WATER, AND CABLE TELEVISION FACILITIES AND OTHER FRANCHISED PUBLIC UTILITIES WILL BE INSTALLED UNDERGROUND OR OVERHEAD, IN OR ALONG STREETS AND ALLEYS, RIGHT OF WAYS, UTILITY EASEMENTS, PUBLIC AREAS, AND IN LOT OWNERS' FACILITIES. ALL INSTALLATIONS SHALL CONFORM WITH THE APPLICABLE LOCAL CODES IN EFFECT. THE STREETS, ALLEYS, PUBLIC WAYS, RIGHT OF WAYS, AND OTHER PUBLIC PROPERTY AS SHOWN HEREON ARE DEDICATED TO THE PUBLIC FOR ITS USE FOREVER. THE EASEMENTS AND RIGHTS OF WAYS AS SHOWN HEREON ARE GRANTED FOR UNDERGROUND PIPELINES, OVERHEAD AND UNDERGROUND CABLES, POLES, ANCHORS, CONDUCTORS, CONDUITS, TRANSFORMER INSTALLATION (INCLUDING PADMOUNT AND CONVENTIONAL), PULLBOXES, MANHOLES, SERVICE FACILITIES, AND ALL OTHER NECESSARY EQUIPMENT FOR AN UNDERGROUND OR AERIAL DISTRIBUTION SYSTEM, TOGETHER WITH OVERHANG OR SERVICE WIRE AND WITH THE RIGHTS OF INGRESS AND EGRESS THERETO FOR THE INSTALLATION, OPERATION, INSPECTION, REPAIR, MAINTENANCE, REPLACEMENT, AND RENEWAL THEREOF AND ALSO THE RIGHT TO TRIM INTERFERING TREES AND SHRUBS. PERMANENT STRUCTURES WILL NOT BE PERMITTED ON OR OVER ANY EASEMENT, FENCES, SIDEWALKS, AND DRIVEWAYS ARE HEREBY EXEMPTED BUT MAY BE REMOVED BY RECIPIENT OF THIS EASEMENT DEDICATION. I, THE UNDERSIGNED OWNER, WITH FREE CONSENT, HEREBY SET MY HAND AND SEAL.

BASIS OF BEARINGS

BEARINGS SHOWN ARE GRID, DISTANCE AND COORDINATES ARE GROUND, BASED ON THE NAD83 GPS SYSTEM

NOTES

- THE OWNERS ARE RESPONSIBLE FOR GETTING PERMITS FOR LAND DISTURBANCE FROM THE ENVIRONMENTAL PROTECTION AGENCY.
- SUBJECT TO ANY AND ALL EASEMENTS AND SERVITUDES, PUBLIC OR PRIVATE, OF WHATSOEVER KIND OR NATURE, IN EXISTENCE AT THE DATE HEREOF.
- ALL ACCESS AND UTILITY EASEMENTS SHOWN HEREON ARE HEREBY GRANTED AND CONVEYED TO ALL OWNERS OF PROPERTY ADJOINING SAID EASEMENTS, THEIR HEIRS, SUCCESSORS AND/OR ASSIGNS.
- THE WORD "CERTIFY" OR "CERTIFICATION" AS USED HEREIN IS UNDERSTOOD TO BE AN EXPRESSION OF PROFESSIONAL OPINION BY THE SURVEYOR BASED UPON HIS BEST KNOWLEDGE INFORMATION AND BELIEF. AS SUCH, IT DOES NOT CONSTITUTE A GUARANTEE, NOR A WARRANTY, EXPRESSED OR IMPLIED.
- THE OWNERS ARE RESPONSIBLE FOR SUPPLYING ALL REQUIRED MAPS TO THE UTILITY DEPARTMENTS FOR UTILITIES TO BE GRANTED AND SUPPLIED.
- ACCORDING TO THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NUMBER 350039 EFFECTIVE DATE FEBRUARY 17, 2010, THIS PROPERTY DOES NOT LIE WITHIN ANY DESIGNATED SPECIAL FLOOD AREA.
- ALL ROADS: DEDICATE AS FULL WIDTH ACCESS AND UTILITY EASEMENTS TO NTRA & PUA

EPA NOTE

ANY DEVELOPER, OWNER, OR CONTRACTOR CAUSING LAND DISTURBANCE OR CONSTRUCTION ACTIVITIES WITHIN THIS DEVELOPMENT MUST COMPLY WITH THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) STORMWATER PROGRAM, AS REGULATED BY THE ENVIRONMENTAL PROTECTION AGENCY (EPA) BY OBTAINING A CONSTRUCTION GENERAL PERMIT (CGP), WHICH DEPENDING ON THE NUMBER AND SIZE OF THE LOTS INCLUDES PREPARING AND IMPLEMENTING A STORM WATER POLLUTION PREVENTION PLAN (SWPPP). IT IS THE RESPONSIBILITY OF EACH DEVELOPER, OWNER, AND CONTRACTOR TO KNOW THE REGULATIONS INVOLVED WITH THE SWPPP PROCESS. SAKURA ENGINEERING & SURVEYING, INC. ASSUMES NO LIABILITY OR RESPONSIBILITY FOR THE COMPLIANCE WITH THIS REGULATION.

MCKINLEY COUNTY TREASURER ACCEPTANCE

ACCOUNT NUMBERS: R301469

APPROVED PURSUANT TO SENATE BILL 406, THAT REQUIRES ALL TAXES, PENALTIES, INTEREST AND FEES THROUGH THE CURRENT TAXABLE YEAR BE PAID PRIOR TO THE DIVISION OR COMBINING OF ANY REAL PROPERTY IN MCKINLEY COUNTY.

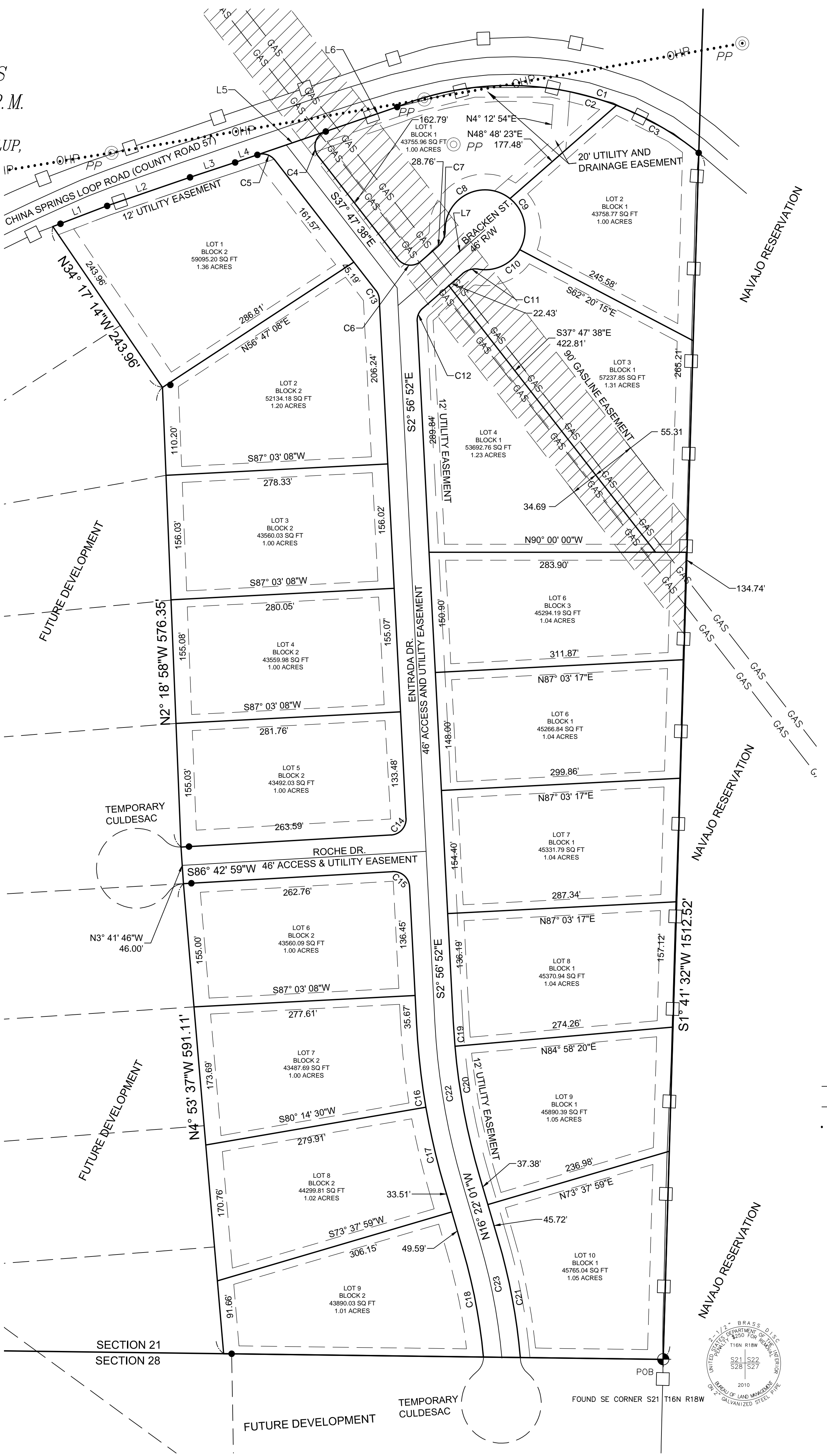
CERTIFICATE OF FILING

I, THE UNDERSIGNED CLERK AND EX-OFFICIO RECORDER OF MCKINLEY COUNTY, DO HEREBY CERTIFY THAT THE PLAT WAS FILED IN MY OFFICE AS PROVIDED BY LAW ON THE _____ DAY OF _____, 2014.

COUNTY CLERK AND EX-OFFICIO RECORDER MCKINLEY COUNTY, NEW MEXICO

RECORDED COVENANTS

THIS SUBDIVISION IS SUBJECT TO COVENANTS FILED AT BK _____ PG _____



Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	400.84	378.03	60.75	N81° 21' 35"W	382.33
C2	281.31	378.03	42.64	S89° 34' 54"W	274.86
C3	400.84	378.03	60.75	N81° 21' 35"W	382.33
C4	38.01	20.00	108.88	N16° 39' 15"E	32.54
C5	24.83	19.91	71.44	S73° 20' 15"E	23.25
C6	32.53	20.00	93.20	N84° 23' 37"W	29.06
C7	21.91	25.00	50.21	N23° 54' 11"E	21.21
C8	113.22	50.00	129.75	S63° 40' 17"W	90.54
C9	70.94	50.00	81.29	N10° 48' 42"W	65.14
C10	60.55	50.00	69.38	N64° 31' 25"E	56.92
C11	21.91	25.00	50.21	S74° 06' 40"W	21.21
C12	18.13	20.00	51.95	S23° 01' 59"W	17.52
C13	12.16	20.00	34.85	S20° 22' 15"E	11.98
C14	31.30	20.00	89.66	S41° 53' 04"W	28.20
C15	31.53	20.00	90.34	S48° 06' 56"E	28.37
C16	104.97	883.03	6.81	S6° 21' 11"E	104.90
C17	101.85	883.03	6.61	S13° 03' 46"E	101.79
C18	136.85	703.58	11.14	S10° 50' 12"E	136.64
C19	30.39	837.03	2.08	S3° 59' 16"E	30.39
C20	165.65	837.03	11.34	S10° 41' 51"E	165.38
C21	150.60	750.07	11.50	S10° 39' 07"E	150.35
C22	201.43	860.03	13.42	S9° 39' 26"E	200.97
C23	144.74	731.93	11.33	S10° 42' 07"E	144.50

Line #	Length	Direction
L1	72.89	N69° 04' 16"E
L2	109.89	N70° 59' 31"E
L3	59.52	N71° 45' 54"E
L4	28.96	N71° 07' 09"E
L5	90.79	N71° 08' 15"E
L6	94.56	N71° 06' 05"E
L7		N49° 00' 03"E

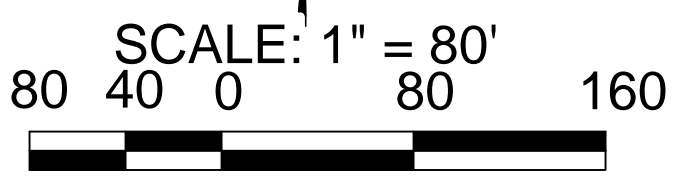
- LEGEND**
- ◆ FOUND SECTION CORNER AS NOTED
 - CALCULATED CORNER AS NOTED
 - FOUND CORNER AS NOTED
 - SET 5/8" REBAR WITH PLASTIC CAP LS-21663
 - ▲ SET SURVEY WASHER LS-21663
 - ◆ TAGGED FENCE POST WITH SURVEY WASHER LS-21663
 - (M) MEASURED DATA
 - (R) RECORDED DATA
 - EXISTING WATERLINE
 - FENCELINE
 - OHP • OHP • OVERHEAD POWER
 - PP POWERPOLE
 - POB POINT OF BEGINNING

MONUMENT NOTE:
ALL INTERIOR MONUMENTS SHALL BE SET ACCORDING TO THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO, TITLE 12 CHAPTER 8 PART 2.17

RECORDED NOTE:
ALL BEARINGS AND DISTANCES ARE MEASURED UNLESS LABELED OTHERWISE



INDEXING INFORMATION FOR COUNTY CLERK		PROJECT INFORMATION	
OWNER	GLP HOMES INC.	PROJECT No.	2014-293
SECTION	2/1	DRAWN BY:	SAM
T 16 N, R 18 W		CHECKED BY:	SAM



OWNERSHIP
GLP HOMES INC.
Contact: AARON KOWALSKI, Business Development Manager
505-879-9759
705 GURLEY AVE. SUITE 1101
Gallup, NM 87301

DEDICATION
KNOW ALL MEN BY THESE PRESENTS:
THAT GLP HOMES INC., A DELAWARE CORPORATION, BEING THE SOLE OWNER(S) AND PROPRIETOR(S) OF THE LAND ABOVE DESCRIBED, HAVE MADE A SUBDIVISION OF SAID LAND, AND THAT SAID SUBDIVISION IS NAMED AND SHALL BE KNOWN AS:

ENTRADA PHASE I

THAT THE SAID SUBDIVISION, AS SHOWN ON THIS PLAT, IS WITH THE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF SAID OWNER(S), AND THE STREETS AND EASEMENTS SHOWN ARE DEDICATED FOR PUBLIC USE AS SUCH, TOGETHER WITH EASEMENTS FOR PUBLIC UTILITIES, INCLUDING EASEMENTS FOR OVERHANGS OF SERVICE WIRES OF POLE TYPE UTILITIES, AND EASEMENTS FOR UNDERGROUND OR BURIED SERVICE WIRES WITH THE RIGHT TO INCLUDE NECESSARY MAINTENANCE OF THE SAME, AND RIGHT OF INGRESS AND EGRESS TO AND FROM SAID EASEMENTS.

IN WITNESS WHEREOF THE UNDERSIGNED HAS COURSED THESE PRESENTS TO BE EXECUTED THIS _____ DAY OF _____, 2014.

THERESA M. ROCHE
PRESIDENT, GLP HOMES INC.

AFFIDAVIT
NOW COMES THERESA M. ROCHE, PRESIDENT OF GLP HOMES INC., A DELAWARE CORPORATION, FIRST DULY SWORN UPON HER OATH AND STATES THAT THE SUBDIVISION SHOWN HEREIN LIES WITHIN THE PLANNING AND PLATTING JURISDICTION OF MCKINLEY COUNTY, NEW MEXICO.

THERESA M. ROCHE
PRESIDENT, GLP HOMES INC.

ACKNOWLEDGEMENT

STATE OF NEW MEXICO)
COUNTY OF SAN JUAN)
THE FOREGOING DEDICATION AND AFFIDAVIT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 20____, BY THERESA M. ROCHE, PRESIDENT, GLP HOMES INC. A DELAWARE CORPORATION.

MY COMMISSION EXPIRES: _____ NOTARY PUBLIC

SETBACK DIMENSIONS
FRONT - 20.00 FEET
REAR - 20.00 FEET
SIDE - 10.00 FEET
STREET SIDE - 12.00 FEET

PER CITY OF MCKINLEY COUNTY SUBDIVISION REGULATIONS APPENDIX A-I-C-1-G.

LOT ACCESS NOTE:
LOT 1 BLOCK 2 IS RESTRICTED TO ENTRADA DR.
LOT 1 AND 2 BLOCK 1 ARE RESTRICTED TO BRACKEN ST.

REFERENCES
R-1 WARRANTY DEED FOR GALLUP LAND PARTNERS LLC, RECORDED ON OCTOBER 9, 2013, IN DOCUMENT NUMBER 365061 AT THE MCKINLEY COUNTY, NEW MEXICO CLERKS OFFICE.
R-2 GRANT OF EASEMENT FOR EL PASO NATURAL GAS COMPANY, RECORDED ON AUGUST 25, 1953 IN BOOK13 AT PAGE 116 AT THE MCKINLEY COUNTY, NEW MEXICO CLERKS OFFICE.

CERTIFICATION
I, SCOTT A. MARTIN, A NEW MEXICO LICENSED PROFESSIONAL SURVEYOR CERTIFY THAT I CONDUCTED AND AM RESPONSIBLE FOR THIS SURVEY, THAT THIS SURVEY IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT THIS SURVEY AND PLAT MEET THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO.

SCOTT A. MARTIN
LICENSED PROFESSIONAL SURVEYOR No. 21663
STATE OF NEW MEXICO