SACRAMENTO RIVER ESTATES

UNIT ONE

CONTAINING 20.000 ACRES

PORTION OF SECTIONS 22 & 23, T-19-S, R-12-E, N.M.P.M.

OTERO COUNTY, NEW MEXICO

Property Description

BEING the description of a parcel of land to be known hereafter as Sacramento River Estates, Unit One, lying in and being a portion of Sections 23 and 26, Township 19 South, Range 12 East, New Mexico Principal Meridian, Otero County, New Mexico and being more particularly described by metes and bounds as follows:

BEGINNING at the corner common to Sections 22, 23, 27 and 26, Township 19 South, Range 12 East, New Mexico Principal Meridian, Otero County, New Mexico; thence South 86°34'05" East a distance of 1543.07 feet to a point in the Northeasterly Right-Of-Way line of Sacramento Drive (50 foot wide), said point being the true Point of Beginning of the parcel being described;

THENCE North 53°28'55" East a distance of 412.06 feet to a point lying in the Southwesterly side of Sacramento River; the following 14 calls are along said Southwesterly side of Sacramento River;

THENCE South 01°58'35" East a distance of 142.63 feet to a point;

THENCE South 57°02'05" East a distance of 68.50 feet to a point;

THENCE South 30°42'35" East a distance of 153.32 feet to a point;

THENCE South 06°25'05" East a distance of 153.43 feet to a point;

THENCE South 44°05'35" East a distance of 173.52 feet to a point;

THENCE South 73°21'05" East a distance of 73.68 feet to a point;

THENCE South 29°01'05" East a distance of 183.00 feet to a point;

THENCE South 65°08'05" East a distance of 66.90 feet to a point;

THENCE South 02°38'05" East a distance of 142.16 feet to a point;

THENCE South 53°54'35" East a distance of 251.06 feet to a point;

THENCE South 21°34'00" East a distance of 85.52 feet to a point;

THENCE South 58°48'30" East a distance of 284.70 feet to a point;

THENCE South 49°04'00" East a distance of 375.00 feet to a point;

THENCE South 53°00'00" East a distance of 437.27 feet to a point;

THENCE South 40°56'00" West a distance of 299.13 feet to a point on the Northeasterly Right-Of-Way line of Sacramento Drive;

THENCE North 49°04'00" West a distance of 237.30 feet along said Right-Of-Way line to a point;

THENCE a distance of 404.29 feet along said Right-Of-Way line and along the arc of a curve to the left, whose radius is 842.34 feet, whose central angle is 27°30'00", and whose long chord bears North 62°49'00" West a distance of 400.43 feet to a point;

THENCE North 76°34'00" West a distance of 200.00 feet along said Right-Of-Way line to a point;

THENCE a distance of 344.81 feet along said Right-Of-Way line and along the arc of a curve to the right, whose radius is 355.20 feet, whose central angle is 55°00'00", and whose long chord bears North 49°04'00" West a distance of 331.72 feet to a point;

THENCE North 21°34'00" West a distance of 150.00 feet along said Right-Of-Way line to a point;

THENCE a distance of 404.25 feet along said Right-Of-Way line and along the arc of a curve to the left, whose radius is 1549.15 feet, whose central angle is 14°57'05", and whose long chord bears North 29°02'33" West a distance of 403.11 feet to a point;

THENCE North 36°31'05" West a distance of 831.10 feet along said Right-Of-Way line to the Point of Beginning of the parcel herein described and containing 20.000 acres of ground more or less.

Filing

STATE OF NEW MEXICO }
COUNTY OF OTERO } s.s.

I, Frankie Dean, County Clerk do hereby certify the foregoing to be a true and correct copy of the original filed in my office the 17 day of May, 1976 in Plat Book 20, Page 58-158. Witness my hand and seal of my said office this 17 day of May, 1976.

Frankie Dean
County Clerk

By: _____
Deputy

BASIL SMITH ENGINEERING CO.
El Paso, Texas.

Dedication

STATE OF NEW MEXICO }
COUNTY OF OTERO } s.s.

This is to certify that the above Plat of Blocks 1 and 2, Unit One, Sacramento River Estates, a Subdivision in Otero County, New Mexico, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors thereof, who by the filing of this Plat do hereby dedicate to the use of the Public the Roadways, Parking Areas, Parks and Utility Easements shown thereon.

In witness whereof said owners and proprietors have set their hands and seals this 17th day of February, 1975.

Sacramento River Estates

Thomas W. Ross
Thomas W. Ross

Robert K. Sale
Robert K. Sale

Acknowledgement

STATE OF TEXAS }
COUNTY OF HOWARD } s.s.

The foregoing instrument was acknowledged to me by Thomas W. Ross and Robert K. Sale, partners on behalf of Sacramento River Estates, a partnership, on this 17th day of February, 1975.

W. H. Rose
Notary Public
My Commission expires 6-1-1975

Filing

STATE OF NEW MEXICO }
COUNTY OF OTERO } s.s.

I hereby certify that this instrument was filed for Record on the 15 day of May, 1976 at _____ o'clock ____ M, and duly recorded in Book _____ Page _____ of the records of Otero County.

By: _____
Deputy

Frankie Dean
County Clerk

Approval

STATE OF NEW MEXICO }
COUNTY OF OTERO } s.s.

This Plat of Blocks 1 and 2, Unit One, Sacramento River Estates was approved by the Otero County Commission on this 17 day of May, 1976

Myatt Cobb
Chairman

Attest: Frankie Dean
County Clerk

Engineer's Certificate

I, Basil R. Smith, Registered Professional Civil Engineer and Land Surveyor, certify this to be a true Plat of Survey made by me or under my supervision in the field and that all data are true and correct to the best of my knowledge and belief.

Basil R. Smith
Basil R. Smith, P.E.&L.S., N.M. Reg. Lic. No. 6257

This Subdivision lies within the Platting and Planning jurisdiction of Otero County, and is subject to the New Mexico Subdivision Act.

By _____
Deputy

Frankie Dean
County Clerk

The Developer hereby agrees to construct at his own expense, all roads in this Subdivision, including but not limited to, grading, drainage, base course, culverts and bridges.

Thomas W. Ross - Robert K. Sale
Developers

The Restrictive Covenants applicable to this Subdivision are recorded in Book 424 Page 46-49 of the records of Otero County.

Disclosure Statement as required by the New Mexico Subdivision Act is recorded in Book 424 Page 165-170 of the records of Otero County.

Approved this 15 day of May, 1976

Examining Surveyor — N.M. Reg. No.

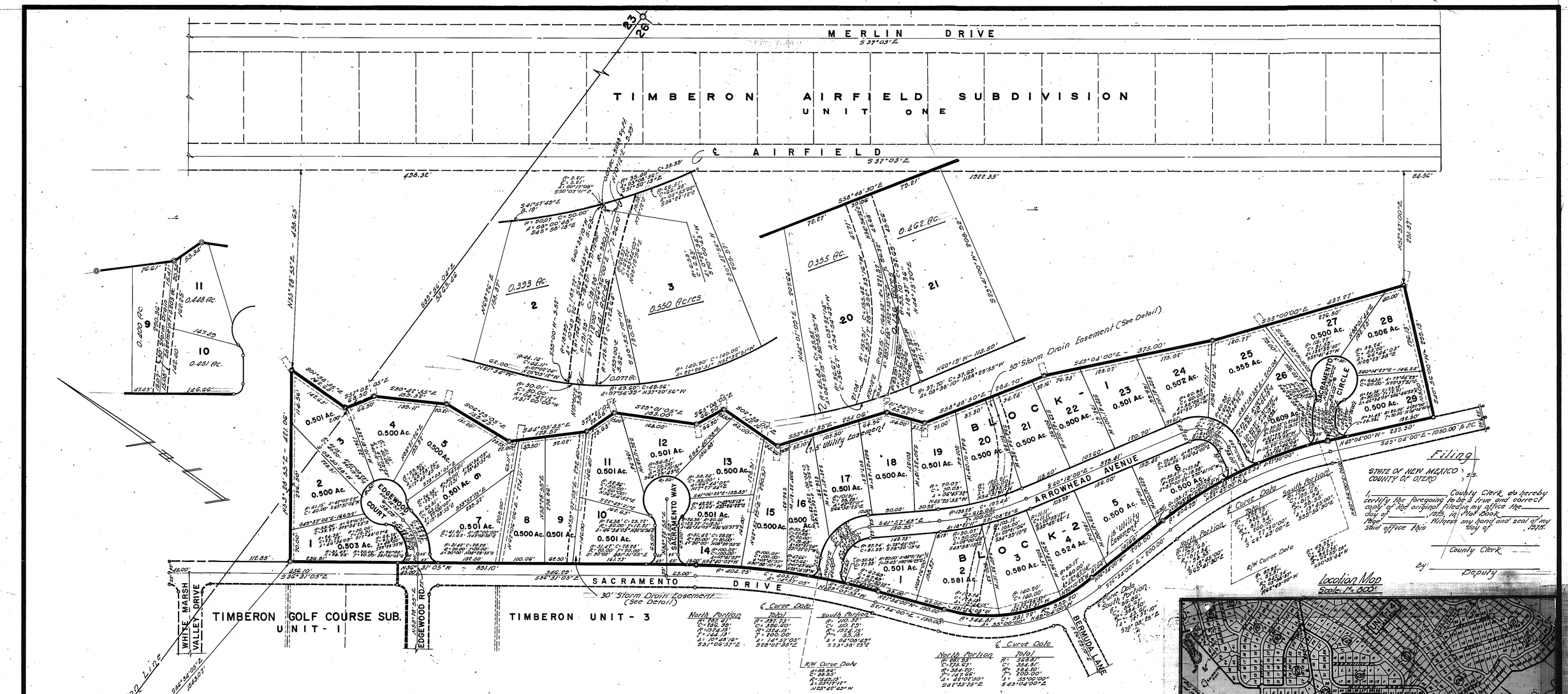
Approved this 27 day of April, 1976
OTERO COUNTY PLANNING COMMISSION

Attest: _____ Secretary — _____ Chairman

Approved this 15 day of May, 1976
BOARD OF COUNTY COMMISSIONERS
OTERO COUNTY, NEW MEXICO

Attest: Frankie Dean
County Clerk

Myatt Cobb
Chairman



SACRAMENTO RIVER ESTATES

UNIT ONE

CONTAINING 20.000 ACRES

PORTION OF SECTIONS 23 & 26,

T-19-S, R-12-E N.M.P.M.

OTERO COUNTY, NEW MEXICO

SCALE: 1" = 100' DATE: NOV. 8, 1974

Dedication

STATE OF NEW MEXICO)
COUNTY OF OTERO) S.S.

This is to certify that the above Plat of Blocks 1 and 2, Unit One, Sacramento River Estates, a Subdivision in Otero County, New Mexico, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors thereof, who by the filing of this Plat do hereby dedicate to the use of the Public the Roadways, Parking Areas, Parks and Utility Easements shown thereon.

In witness whereof said owners and proprietors have set their hands and seals this 17th day of January 1975.

Sacramento River Estates

Thomas W. Ross
Thomas W. Ross

Robert K. Sale
Robert K. Sale

Acknowledgement

STATE OF TEXAS)
COUNTY OF HOWARD) S.S.

The foregoing instrument was acknowledged to me by Thomas N. Ross and Robert K. Sale, partners on behalf of Sacramento River Estates, a partnership on this 17th day of January 1976

Notary Public W.H. Ross
My Commission Expires 6-1-1975

Filing

STATE OF NEW MEXICO)
COUNTY OF OTERO) S.S.

I hereby certify that this instrument was filed for record on the 17 day of May 1976, at 11:30 o'clock A.M. and duly recorded in Book 20 Page 55-57 of the records of Otero County.

By: _____ Deputy Frankie Dean County Clerk

Approval

STATE OF NEW MEXICO)
COUNTY OF OTERO) SS.

This Plat of Blocks 1 and 2, Unit One, Sacramento River Estates was approved by the Otero County Commission on this 15 day of May 1976

Mort Odell Chairman Attest: Frankie Dean County Clerk

Engineer's Certificate

I, Basil R. Smith, Registered Professional Civil Engineer and Land Surveyor, certify that to be a true Plat of Survey made by me or under my supervision in the field and that all data are true and correct to the best of my knowledge and belief.

Basil R. Smith
Basil R. Smith, N.E. & L.S., N.M. Reg. Lic. No. 9237

This Subdivision lies within the Platting and Planning jurisdiction of Otero County, and is subject to the New Mexico Subdivision Act.

By: _____ Deputy Frankie Dean County Clerk

Filing

STATE OF NEW MEXICO)
COUNTY OF OTERO) S.S.

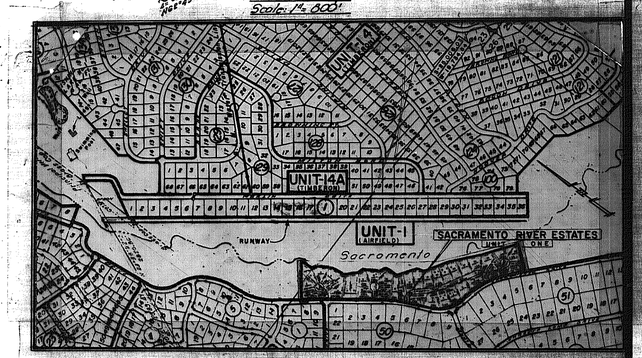
I _____ County Clerk do hereby certify the foregoing to be a true and correct copy of the original filed in my office the _____ day of _____, 19__, in Plat Book _____ Page _____. Witness my hand and seal of my said office this _____ day of _____, 19__.

_____ County Clerk

By: _____ Deputy

Location Map

Scale: 1" = 800'



The Developer hereby agrees to construct at his own expense, all roads in this Subdivision, including but not limited to, grading, drainage, base course, culverts and bridges.

Thomas W. Ross - Robert K. Sale
Developer

The Restrictive Covenants applicable to this Subdivision are recorded in Book 434 Page 111-119 of the records of Otero County.

Disclosure Statement as required by the New Mexico Subdivision Act is recorded in Book 434 Page 150-160 of the records of Otero County.

Approved this 15 day of May 1976

Planning Surveyor N.M. Reg. No.

Approved this 27 day of April 1976
OTERO COUNTY PLANNING COMMISSION

Approved this 15 day of May 1976
BOARD OF COUNTY COMMISSIONERS
OTERO COUNTY, NEW MEXICO

Attest: Secretary Chairman Attest: County Clerk Chairman

BASIL SMITH ENGINEERING CO. - EL PASO, TEXAS