TIMBERON GOLF COURSE SUBDIVISION

UNIT - 6

CONTAINING 83.160 ACRES

PORTION OF SECTION 22, 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 Timberon Golf Course Subdivision, Unit 6, lying in and being a portion of Section 22, Township 19 South, Range 12 East of the New Mexico Principal Meridian in Otero County, New Mexico, and being more particularly described by metes and bounds as follows:

BEGINNING at the corner common to Sections 21, 22, 27 and 28 in Township 19 South, Range 12 East, New Mexico Principal Meridian, Otero County, New Mexico; thence North 44°53'32" East a distance of 538.06 feet to a point, said point being the Point Of Beginning of the parcel of land being described;

THENCE North 10°47'00" West to a point lying in the Northerly right of way line of Riverside Road a distance of 974.90 feet;

THENCE North 75°13'00" East along the Northerly right of way line of Riverside Road a distance of 80.00 feet to the P.C. of a curve return to the left;

THENCE an arc distance of 31.41 feet along the said curve, whose central angle is 90°00'00", whose radius is 20.00 feet and whose long chord bears North 34°13'00" East a distance of 28.28 feet to a point lying in the Westerly right of way line of Powhuske Drive;

THENCE North 10°47'00" West along the Westerly right of way line of Powhuske Drive a distance of 360.00 feet to the P.C. of a curve to the right;

THENCE continuing along the Westerly right of way line of Powhuske Drive a distance of 1298.38 feet along the arc of a curve to the right, whose central angle is 37°19'30", whose radius is 1997.72 and whose long chord bears North 17°52'45" East a distance of 1264.30 feet to a point lying on the Westerly right of way line of said road (80 foot wide);

THENCE South 43°27'30" East across Powhuske Drive a distance of 80.00 feet to a point lying in the Easterly right of way line of said road, said point being the P.C. of a curve to the right;

THENCE along the Easterly right of way line of Powhuske Drive a distance of 207.42 feet along the arc of a curve to the right, whose central angle is 09°31'30", whose radius is 1247.72 feet and whose long chord bears North 31°18'15" East a distance of 207.18 feet;

THENCE North 56°04'00" East a distance of 345.00 feet to a point lying in the Southerly line of Powhuske Drive, said point being the P.C. of a curve return to the left;

THENCE a distance of 31.41 feet along the arc of a curve to the left, whose central angle is 90°00'00", whose radius is 20.00 feet and whose long chord bears North 11°04'00" West a distance of 28.28 feet to a point lying in the Easterly right of way line of Mohopoc Drive;

THENCE South 33°56'00" East along the Easterly right of way line of Mohopoc Drive a distance of 55.00 feet to the P.C. of a curve to the right;

THENCE continuing along the Easterly right of way line of Mohopoc Drive a distance of 862.50 feet along the arc of a curve to the right, whose central angle is 18°09'00", whose radius is 2725.94 and whose long chord bears South 24°51'30" East a distance of 861.49 feet.

THENCE South 15°47'00" East along the Easterly right of way line of Mohopoc Drive a distance of 82.48 feet to the P.C. of a curve return to the left;

THENCE a distance of 31.41 feet along the arc of a curve to the left, whose central angle is 90°00'00", whose radius is 20.00 feet and whose long chord bears South 60°47'00" East a distance of 28.28 feet to a point lying in the Northerly right right of way line of Waialae Lane, (30 foot wide);

THENCE South 15°47'00" East across Waialae Lane a distance of 50.00 feet to the P.C. of a curve return to the left;

THENCE a distance of 31.41 feet along the arc of a curve to the left, whose central angle is 90°00'00", whose radius is 20.00 feet and whose long chord bears South 29°13'00" West a distance of 28.28 feet to a point lying in the Easterly right of way line of Mohopoc Drive;

THENCE South 15°47'00" East along the Easterly right of way line of Mohopoc Drive a distance of 310.00 feet to the P.C. of a curve return to the left;

THENCE a distance of 31.41 feet along the arc of a curve to the left, whose central angle is 90°00'00", whose radius is 20.00 feet and whose long chord bears South 60°47'00" East a distance of 28.28 feet to point lying in the Northerly right of way line of Oakmont Drive, (60 foot wide);

THENCE South 15°47'00" East across Oakmont Drive a distance of 50.00 feet to the P.C. of a curve return to the left;

THENCE a distance of 31.41 feet along the arc of a curve to the left, whose central angle is 90°00'00", whose radius is 20.00 feet and whose long chord bears South 29°13'00" West a distance of 28.28 feet to a point lying in the Easterly right of way line of Mohopoc Drive;

THENCE South 15°47'00" East along the Easterly right of way line of Mohopoc Drive a distance of 310.00 feet to the P.C. of a curve return to the left;

THENCE a distance of 31.41 feet along the arc of a curve to the left, whose central angle is 90°00'00", whose radius is 20.00 feet and whose long chord bears South 60°47'00" East a distance of 28.28 feet to a point lying in the Northerly right of way line of Paradise Valley Drive, (50 foot wide);

THENCE South 15°47'00" East across Paradise Valley a distance of 50.00 feet to a point lying in the Southerly right of way line of Paradise Valley Drive;

THENCE South 74°13'00" West a distance of 70.00 feet to a point lying in the Southerly right of way line of Paradise Valley Drive;

THENCE South 15°47'00" East a distance of 296.65 feet to a point;

THENCE South 79°27'00" West a distance of 333.10 feet to a point;

THENCE South 38°38'36" West a distance of 114.47 feet to a point;

THENCE South 67°55'00" East a distance of 228.17 feet to a point;

THENCE South 57°31'55" East a distance of 340.75 feet to a point;

THENCE South 68°47'00" East a distance of 354.98 feet to a point;

THENCE South 58°04'00" East a distance of 593.73 feet to a point;

THENCE South 14°34'00" West a distance of 292.41 feet to a point;

THENCE North 85°00'00" West a distance of 432.54 feet to a point lying in the Easterly right of way line of Rio Pinar Drive;

THENCE South 14°34'00" West a distance of 56.59 feet to a point lying in the Easterly right of way line of Rio Pinar Drive, (50 foot wide);

THENCE North 75°26'00" West across Rio Pinar Drive a distance of 50.00 feet to a point lying in the Westerly right of way line of Rio Pinar Drive;

THENCE North 14°34'00" East a distance of 71.59 feet to a point lying in the Westerly right of way line of Rio Pinar Drive;

THENCE North 68°18'30" West a distance of 201.55 feet to a point;

THENCE North 85°21'00" West a distance of 436.79 feet to a point;

THENCE North 13°49'00" West a distance of 88.88 feet to a point lying in the Southerly right of way line of Rio Pinar Drive, said point being the P.C. of a curve to the left;

THENCE along the Southerly right of way line of Rio Pinar Drive a distance of 213.00 feet along the arc of a curve to the left, whose central angle is 32°33'00", whose radius is 381.20 feet and whose long chord bears South 59°43'30" West a distance of 210.00 feet;

THENCE South 43°16'00" West along the Southerly right of way line of Rio Pinar Drive a distance of 100.17 feet to the P.C. of a curve to the right;

THENCE along the Southerly right of way line of Rio Pinar Drive a distance of 267.00 feet along the arc of a curve to the right, whose central angle is 35°57'00", whose radius is 425.00 feet and whose long chord bears South 61°14'30" West a distance of 262.74 feet;

THENCE South 79°13'00" West a distance of 235.00 feet to a point lying in the Southerly right of way line of Rio Pinar Drive;

THENCE South 10°47'00" East a distance of 125.00 feet to a point;

THENCE South 79°13'00" West a distance of 350.00 feet to the Point Of Beginning of the Parcel of Land Being described and containing 83.160 acres more or less.

Dedication

State Of New Mexico
County Of Otero

This is to certify that the above Plat of Blocks 6, 9, 14, 15, 16 and 17, Unit 6, Timberon Golf Course Subdivision, 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 hereon.

In witness whereof said owners and proprietors have set their hands and seals this 21st day of MARCH 1978.

Citizens Savings & Loan Association
By and through its Deputy Receiver Harold E. Douglass

North American Land Developments Inc.
By: Johnny F. Mobley
President, Johnny F. Mobley
Attest: Carl G. Rossi
Assistant Secretary-Treasurer, Carl G. Rossi

Acknowledgement

State Of New Mexico
County Of Otero

The foregoing instrument was acknowledged before me by Harold E. Douglas, being the Deputy Receiver of Citizens Savings & Loan Association, association in behalf of said association on this 13th day of March 1979

Notary Public John F. Coffey
My Commission expires June 20, 1981

Acknowledgement

State Of New Mexico
County Of Otero

The foregoing instrument was acknowledged before me by Johnny F. Mobley and Carl G. Rossi being the President and Assistant Secretary-Treasurer respectively of North American Land Developments Inc., in behalf of said Inc., on this 21st day of March 1978

Notary Public Rita Rodin
My Commission expires 10-8-80

Filing

State Of New Mexico
County Of Otero

Filed for Record in the Office of the County Clerk and Recorder of the County of Otero, New Mexico at 1:10 o'clock P M., this 26 day of March 1978

By: Helen Ochoa Deputy
Margaret D. Sanchez County Clerk
Reception No. 4217

Approval

State Of New Mexico
County Of Otero

This Plat of Blocks 6, 9, 14, 15, 16 & 17, Unit 6, Timberon Golf Course Subdivision was approved by the Otero County Commission on this 5th day of March 1978

William F. Meadow
Chairman

Attest: Margaret D. Sanchez
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 measurements are true and correct to the best of my knowledge and belief.

Basil R. Smith
Basil R. Smith, R.P.E. & L.S. Lic. No. N.M. 2237.

This Subdivision lies within the Platting and Planning jurisdiction of governmental unit.

Land Surveyor

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

Developer Johnny F. Mobley

"A Statement of Development for Roads and Utilities is Recorded in Book ___ Page ___ of the Records of Otero County."

"Restrictive Covenants applicable to this Subdivision is Recorded in Book 469 Page 31-34 of the Records of Otero County."

Approved this 11th day of Feb 1978

John F. Kinz 1553
Examining Surveyor, N.M. Lic. No.

Approved this ___ day of ___ 1978.

County Sanitarian

Approved this 22nd day of March 1978.

Chairman, Otero County Planning Commission

TIMBERON GOLF COURSE UNIT 6
BK 24 PGS 35 – 38
1 OF 2

Bk 24 Pg 35–38
1 OF2

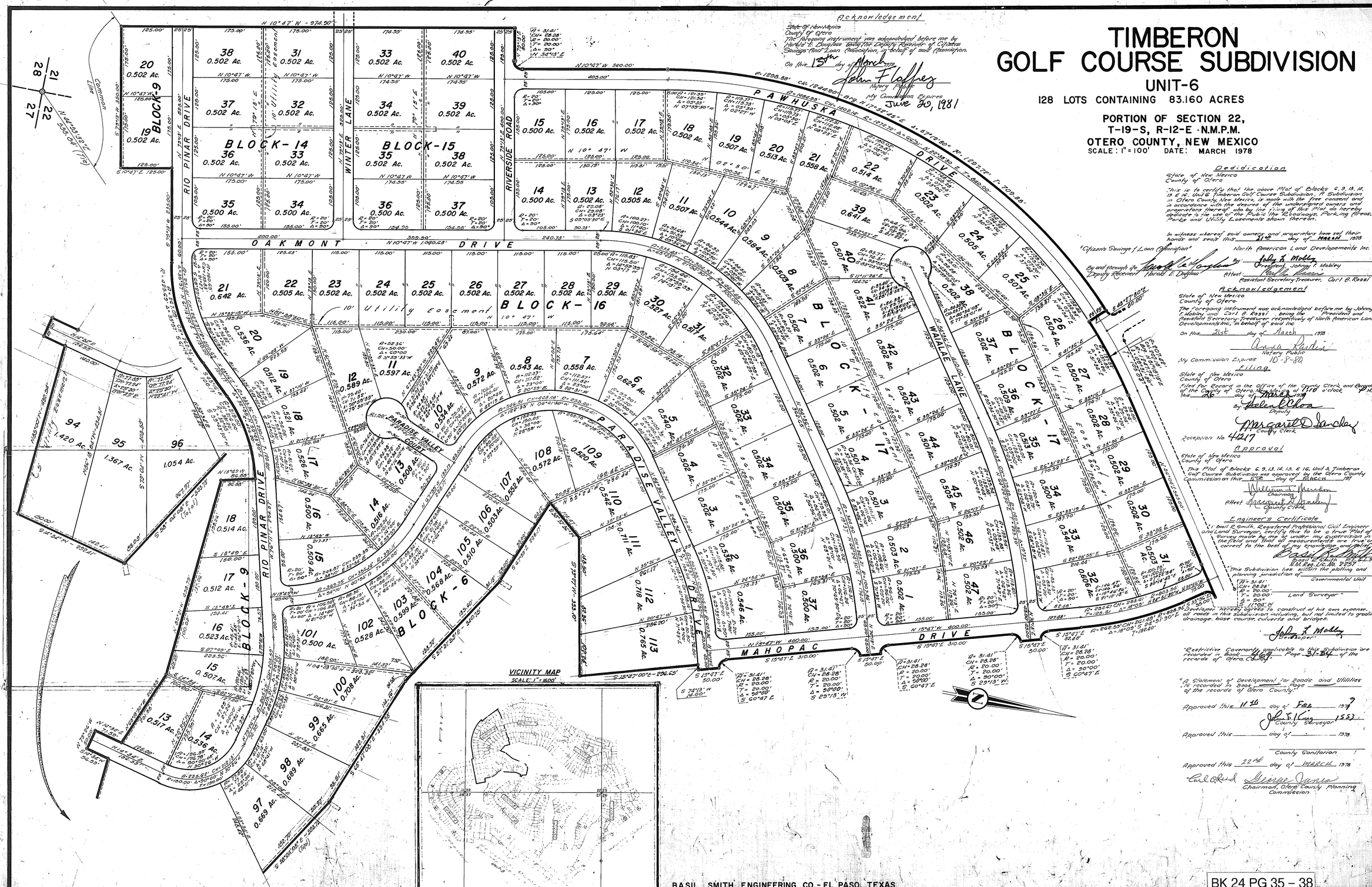
TIMBERON GOLF COURSE SUBDIVISION

UNIT-6

128 LOTS CONTAINING 83.160 ACRES

PORTION OF SECTION 22,
T-19-S, R-12-E N.M.P.M.
OTERO COUNTY, NEW MEXICO

SCALE: 1" = 100' DATE: MARCH 1978



Acknowledgement

State of New Mexico
County of Otero
The foregoing instrument was acknowledged before me by Harold E. Douglass being the Deputy Receiver of Citizens Savings And Loan Association, in behalf of said Association.

On this 15th day of March 1978

John Flaffey
Notary Public
My Commission Expires June 30, 1981

Dedication

State of New Mexico
County of Otero

This is to certify that the above Plat of Blocks 6, 9, 13, 14, 15 & 16, Unit 6 Timberon Golf Course Subdivision, 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 21st day of March 1978

'Citizens Savings & Loan Association'
By and through the Deputy Receiver Harold E. Douglass

North American Land Developements Inc.
By Johny T. Mobley
President, Johny T. Mobley
Attest Carl E. Rossi
Assistant Secretary-Treasurer, Carl E. Rossi

Acknowledgement

State of New Mexico
County of Otero

The foregoing instrument was acknowledged before me by Johny T. Mobley and Carl E. Rossi being the President and Assistant Secretary-Treasurer respectively of North American Land Developements Inc. in behalf of said Inc.

On this 21st day of March 1978

Anya Rudin
Notary Public
My Commission Expires 10-8-80

Filing

State of New Mexico
County of Otero

Filed for Record in the Office of the County Clerk and Recorder of the County of Otero, New Mexico at 2:10 o'clock P.M. this 26 day of March 1978

By Helen L. Cloa
Deputy

Margaret D. Sandoz
County Clerk

Reception No. 4217

Approval

State of New Mexico
County of Otero

This Plat of Blocks 6, 9, 13, 14, 15, & 16, Unit 6 Timberon Golf Course Subdivision was approved by the Otero County Commission on this 5th day of March 1978

William T. Morrison
Chairman

Attest Margaret D. Sandoz
County Clerk

Engineer's Certificate

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

Basil P. Smith
Basil P. Smith, P.E. & L.S.
N.M. Reg. Lic. No. 5254
Initials the platting and planning jurisdiction of

Governmental Unit

Land Surveyor

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.

John T. Mobley
Developer

Restrictive Covenants applicable to this Subdivision are recorded in Book 1147 Page 31-34 of the records of Otero County.

A Statement of Development for Roads and Utilities is recorded in Book ____ Page ____ of the records of Otero County.

Approved this 11th day of Feb 1979

John F. Cruz 1553
County Surveyor

Approved this ____ day of ____ 1978

County Sanitarian

Approved this 22nd day of March 1978

Carl E. Reed George Jones
Chairman, Otero County Planning Commission

BASIL SMITH ENGINEERING CO. - EL PASO, TEXAS

BK 24 PG 35 – 38
2 OF 2

TIMBERON GOLF COURSE UNIT 6
BK 24 PGS 35 – 38
2 OF 2