TIMBERON GOLF COURSE SUBDIVISION

UNIT 7

CONTAINING 99.378 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 7, 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 22, 23, 26 and 27 in Township 19 South, Range 12 East of the New Mexico Principal Meridian in Otero County, New Mexico, thence N.62°54'54" West a distance of 3096.71 feet to a point, said point being the True Point of BEGINNING of the Parcel of Land being described;

THENCE North 15°47'00" West a distance of 290.65 feet to a point lying in the Southerly right of way line of Paradise Valley Drive (50 foot wide);

THENCE North 74°13'00" East a distance of 14.00 feet to a point lying in the Southerly right of way line of Paradise Valley Drive;

THENCE North 15°47'00" West across Paradise Valley Drive a distance of 50.00 feet to a point lying in the Northerly right of way line of Paradise Valley Drive and said point being the P.C. of a curve to the right;

THENCE a distance of 31.41 feet along the arc of a curve to the right, whose central angle is 90°00'00", whose radius is 20.00 feet and whose long chord bears North 60°47'00" West a distance of 28.28 feet to a point lying in the Easterly right of way line of Mohopoc Drive;

THENCE North 15°47'00" West 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 right;

THENCE a distance of 31.41 feet along the arc of a curve to the right, whose central angle is 90°00'00", whose radius is 20.00 feet and whose long chord bears North 29°13'00" East a distance of 28.28 feet to a point lying in the Southerly right of way line of Oakmont Drive (50 foot wide);

THENCE North 15°47'00" West across Oakmont Drive a distance of 50.00 feet to a point lying in the Northerly right of way line of Oakmont Drive and said point being the P.C. of a curve return to the right;

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

THENCE North 15°47'00" West across Waialua Drive a distance of 50.00 feet to a point lying in the Northerly right right of way line of Waialua Drive and said point being the P.C. of a curve to the right;

THENCE a distance of 31.41 feet along the arc of a curve to the right, whose central angle is 90°00'00", whose radius is 20.00 feet and whose long chord bears North 60°47'00" West a distance of 28.28 feet to a point lying in the Easterly right of way line of Mohopoc Drive;

THENCE North 15°47'00" West along the Easterly right of way line of Mohopoc Drive a distance of 82.28 feet to the P.C. of a curve to the left;

THENCE continuing along the Easterly right of way line of Mohopoc Drive a distance of 262.30 feet along the arc of a curve to the left, whose central angle is 18°09'00", whose radius is 828.94 feet and whose long chord bears North 24°51'30" West a distance of 261.43 feet;

THENCE North 33°56'00" West along the Easterly right of way line of Mohopoc Drive a distance of 35.00 feet to the P.C. of a curve return to the right;

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

THENCE North 56°04'00" East along the Southerly right of way line of Pawhuska Drive a distance of 154.90 feet to the P.C. of a curve to the right;

THENCE continuing along the Southerly right of way line of Pawhuska Drive a distance of 1963.39 feet along the arc of a curve to the right, whose central angle is 63°21'00", whose radius is 1781.18 feet and whose long chord bears North 87°44'30" East a distance of 1870.80 feet to the P.C. of a compound curve to the right;

(Cont'd)

THENCE continuing along the Southerly right of way line of Pawhuska Drive a distance of 293.97 feet along the arc of a curve to the right, whose central angle is 8°17'00", whose radius is 796.47 feet and whose long chord bears South 48°36'30" East a distance of 292.34 feet;

THENCE South 39°18'00" East along the Southerly right of way line of Pawhuska Drive a distance of 604.39 feet to the P.C. of a curve to the left;

THENCE continuing along the Southerly right of way line of Pawhuska Drive a distance of 205.83 feet along the arc of a curve to the left, whose central angle is 12°32'00", whose radius is 713.28 feet and whose long chord bears South 47°34'00" East a distance of 205.11 feet;

THENCE South 55°50'00" East along the Southerly right of way line of Pawhuska Drive a distance of 371.77 feet to a point lying in the Southerly right of way line of Pawhuska Drive and said point being the P.C. of a curve return to the left along the Easterly right of way line of Nayoc Loop;

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 73°10'00" West a distance 28.28 feet to the P.C. of a compound curve to the left;

THENCE continuing along the Easterly right of way line of Nayoc Loop a distance of 101.38 feet along the arc of a curve to the left, whose central angle is 68°55'23", whose radius is 84.28 feet and whose long chord bears South 00°17'42" East a distance of 95.38 feet to the P.C. of a reverse curve to the right;

THENCE continuing along the Easterly right of way line of Nayoc Loop a distance of 374.38 feet along the arc of a curve to the right, whose central angle is 81°13'30", whose radius is 264.11 feet and whose long chord bears South 05°31'07" West a distance of 343.31 feet to the P.C. of a compound curve to the right;

THENCE continuing along the Easterly right of way line of Nayoc Loop a distance of 390.76 feet along the arc of a curve to the right, whose central angle is 67°37'01", whose radius is 331.13 feet and whose long chord bears South 80°16'07" West a distance of 368.49 feet to the P.C. of a reverse curve to the left;

THENCE continuing along the Easterly right of way line of Nayoc Loop a distance of 35.38 feet along the arc of a curve to the left, whose central angle is 70°56'38", whose radius is 80.26 feet and whose long chord bears South 78°36'19" West a distance of 33.15 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 01°52'00" East a distance of 28.28 feet to a point lying in the Northerly right of way line of Oakmont Drive (50 foot wide road);

THENCE South 43°08'00" West across Oakmont Drive a distance of 50.00 feet to a point lying in the Southerly right of way line of Oakmont Drive;

THENCE North 46°52'00" West along the Southerly right of way line of Oakmont Drive a distance of 161.77 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 88°08'00" West a distance of 28.28 feet to a point lying in the Easterly right of way line of Saugahatchee Way;

THENCE South 43°08'00" West along the Easterly right of way line of Saugahatchee Way 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 01°52'00" East a distance of 28.28 feet to a point lying in the Northerly right of way line of Paradise Valley Drive (50.00 foot wide)

THENCE South 43°08'00" West across Paradise Valley Drive a distance of 50.00 feet to a point lying in the Southerly right of way line of Paradise Valley Drive;

THENCE North 46°52'00" West along the Southerly right of way line of Paradise Valley Drive a distance of 10.00 feet to a point lying in the Southerly right of way line of Paradise Valley Drive;

THENCE South 43°08'00" West a distance of 258.38 feet to a point;

THENCE North 57°49'08" West a distance of 390.23 feet to a point;
THENCE North 79°49'00" West a distance of 143.68 feet to a point;
THENCE South 73°35'00" West a distance of 134.03 feet to a point;
THENCE North 62°40'08" West a distance of 570.84 feet to a point;
THENCE South 74°13'00" West a distance of 134.59 feet to a point;

THENCE South 43°00'00" West a distance of 150.16 feet to a point;

THENCE South 79°27'00" West a distance of 96.77 feet to the True Point Of Beginning of the Parcel of Land being described and containing 99.378 acres more or less.

Basil Smith Engineering Company
El Paso, Texas

Dedication

State of New Mexico
County of Otero

This is to certify that the above Plat of Blocks 6, 18, 19, 20 and 21, Unit 7, 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

North American Land Developments Inc.

By: Johny F. Mobley
President, Johnny F. Mobley

Attest: Carl A. Rossi
Assistant Secretary-Treasurer, Carl A. Rossi

Acknowledgement

State Of New Mexico
County of Otero

The foregoing instrument was acknowledged before me by Johnny F. Mobley and Carl A. 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 Anita Pardo
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 30 day of March 1978

By: Helen Ochoa
Deputy

Margaret D. Sanchez
County Clerk

Reception No. 41218

Approval

State of New Mexico
County of Otero.

This Plat of Blocks 6, 18, 19, 20 and 21, Unit 7, Timberon Golf Course Subdivision was approved by the Otero County Commission on this 5th day of March 1978.

William F. Meacham
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.

BK 24
Pg 39-42

Basil R. Smith
Basil R. Smith, R.P.E. & L.S. Lic. No. N.M. 2257

"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."

Johny F. Mobley
Developer

"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 35-37 of the Records of Otero County."

Approved this 11th day of Feb. 1978

John E. King 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 7
BK 24 PGS 39 – 42
1 OF 2

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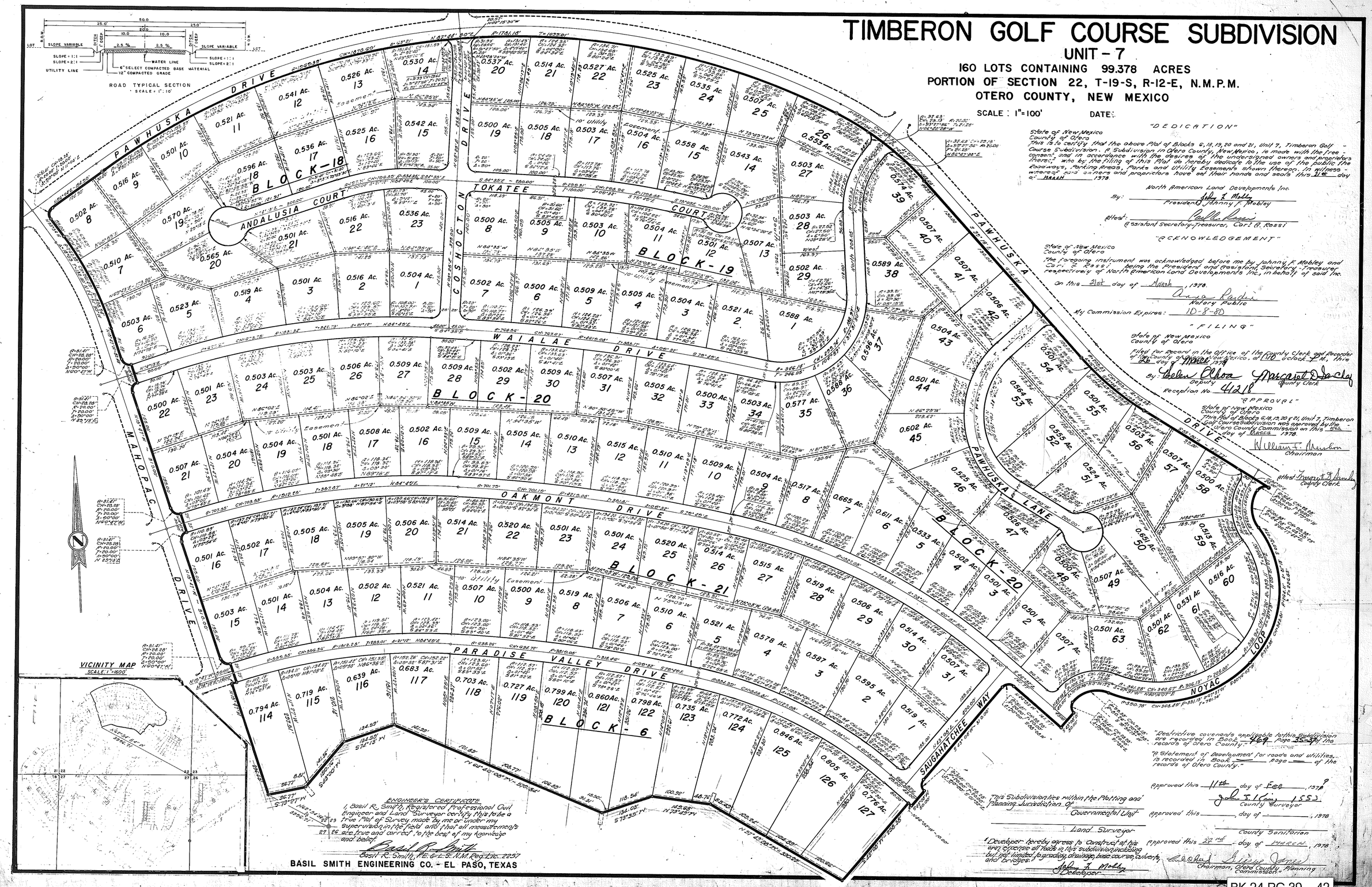
Bk 24 Pg 39-42
1 OF 2

TIMBERON GOLF COURSE SUBDIVISION

UNIT – 7

160 LOTS CONTAINING 99.378 ACRES
PORTION OF SECTION 22, T-19-S, R-12-E, N.M.P.M.
OTERO COUNTY, NEW MEXICO

SCALE : 1"=100' DATE:



"DEDICATION"

State of New Mexico
County of Otero
This is to certify that the above Plat of Blocks 6, 18, 19, 20 and 21, Unit 7, 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.

North American Land Developments Inc.

By: John F. Mobley
President Johnny F. Mobley

Attest: Carl A. Rossi
Assistant Secretary-Treasurer, Carl A. Rossi

"ACKNOWLEDGEMENT"

State of New Mexico
County of Otero
The foregoing instrument was acknowledged before me by Johnny F. Mobley and Carl A. 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.

Anne Rudie
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 1:00 o'clock P.M. this 28 day of March 1978

By: Helen Chora Deputy Margaret Dooley County Clerk

Reception No. 41218

"APPROVAL"

State of New Mexico
County of Otero
This Plat of Blocks 6, 18, 19, 20 & 21, Unit 7, Timberon Golf Course Subdivision was approved by the Otero County Commission on this 28 day of March 1978.

William F. Marsden
Chairman

Attest: Margaret Dooley
County Clerk

"Restrictive covenants applicable to this subdivision are recorded in Book 469 Page 35-37 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, 1978
John S. Kim 1553
County Surveyor

Approved this ____ day of ____, 1978
County Sanitarian

Approved this 22nd day of March, 1978
Chairman, Otero County Planning Commission

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, drainage, base course, culverts and bridges."

John F. Mobley
Developer

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, P.E. & L.S. N.M. Reg. Lic. 2257
BASIL SMITH ENGINEERING CO. - EL PASO, TEXAS

TIMBERON GOLF COURSE UNIT 7
BK 24 PGS 39 – 42
2 OF 2

BK 24 PG 39 – 42
2 OF 2