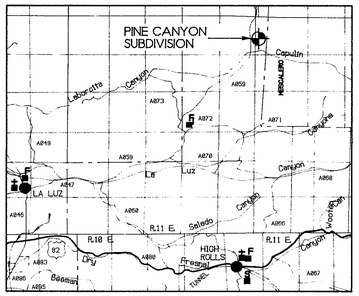
FINAL PLAT

PINE CANYON SUBDIVISION

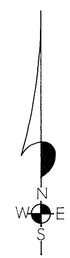
A PRIVATE SUBDIVISION IN

OTERO COUNTY, NEW MEXICO



LOCATION MAP
NOT TO SCALE

NOTE:
THE ROADS WITHIN PINE CANYON SUBDIVISION ARE TO REMAIN PRIVATE. OTERO COUNTY WILL NOT BE PETITIONED TO ACCEPT THEM.



0 100 200
SCALE: 1" = 100'

DEDICATION

STATE OF NEW MEXICO)
)SS
COUNTY OF OTERO)

KNOW ALL MEN BY THESE PRESENTS THAT CHANTAY BANIKARIM, EFFAT KAY BANIKARIM AND HAMAD MOEZZI ARE THE OWNERS AND PROPRIETORS OF A TRACT OF LAND IN SECTIONS 1 AND 2, T15S, R11E, NMPM, DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID SECTION 2 AND GOING N89°28'14"W ALONG THE SOUTH LINE OF SAID SECTION 2 A DISTANCE OF 278.60 FEET, THENCE N00°31'31"E A DISTANCE OF 478.33 FEET, THENCE N89°55'14"W A DISTANCE OF 646.79 FEET TO THE EAST RIGHT-OF-WAY LINE OF LABORCITA CANYON ROAD, THENCE N45°06'46"E ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 17.36 FEET, THENCE N24°46'46"E ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 250.21 FEET, THENCE N38°18'46"E ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 220.14 FEET, THENCE N18°23'46"E ALONG SAID RIGHT-OF-LINE A DISTANCE OF 115.81 FEET, THENCE ALONG SAID RIGHT-OF-WAY LINE ALONG THE ARC OF A CURVE TO THE LEFT WHOSE CENTRAL ANGLE IS 28°09'01" AND WHOSE RADIUS IS 330.88 FEET AN ARC DISTANCE OF 168.59 FEET, THENCE N09°45'14"W ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 49.32 FEET, THENCE ALONG SAID RIGHT-OF-WAY LINE ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE CENTRAL ANGLE IS 108°01'19" AND WHOSE RADIUS IS 55.49 FEET AN ARC DISTANCE OF 96.86 FEET, THENCE S89°43'50"E ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 340.86 FEET, THENCE N00°16'10"E ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 40.00 FEET, THENCE S89°39'23"E A DISTANCE OF 248.83 FEET, THENCE N45°02'17"E A DISTANCE OF 2198.65 FEET TO THE WEST BOUNDARY OF THE MESCALERO APACHE INDIAN RESERVATION; THENCE S85°55'58"W ALONG SAID BOUNDARY A DISTANCE OF 367.32 FEET; THENCE S86°01'14"W ALONG SAID BOUNDARY A DISTANCE OF 2898.23 FEET, THENCE S00°58'26"E ALONG SAID BOUNDARY A DISTANCE OF 103.98 FEET, THENCE S76°34'22"W A DISTANCE OF 1352.95 FEET TO THE SAID PLACE OF BEGINNING, AND CONTAINING 77.267 ACRES, MORE OR LESS.

SAID OWNERS DO HEREBY CAUSE THE ABOVE DESCRIBED TRACT OF LAND TO BE SUBDIVIDED AND PLATTED AS SHOWN ON THE FOREGOING PLAT, THE SUBDIVISION OF LANDS AS SHOWN UPON THIS PLAT SHALL BE DESIGNATED AS 'PINE CANYON SUBDIVISION', OTERO COUNTY, NEW MEXICO, AND IN RECORDING THIS PLAT, SAID OWNERS AND PROPRIETORS DO CAUSE ALL OF THE EASEMENTS WITHIN THE BOUNDS OF THE ABOVE DESCRIBED TRACT OF LAND TO BE DEDICATED TO THE USES SHOWN. THIS PLAT IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS AND PROPRIETORS OF SAID TRACT OF LAND.

IN WITNESS WHEREOF SAID OWNERS HAVE SET THEIR HANDS AND SEAL ON THIS 1 DAY OF August, 1998.

Chantay Banikarim — CHANTAY BANIKARIM
Effat Kay Banikarim — EFFAT KAY BANIKARIM
HAMAD MOEZZI

ACKNOWLEDGEMENT

STATE OF NEW MEXICO)
)SS
COUNTY OF OTERO)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 7 DAY OF August, 1998, BY CHANTAY BANIKARIM, EFFAT KAY BANIKARIM AND HAMAD MOEZZI.

WITNESS MY HAND AND SEAL ON THIS DAY AND YEAR LAST WRITTEN ABOVE.

_____, NOTARY PUBLIC

OFFICIAL SEAL
Sue Ellen Cox
NOTARY PUBLIC
STATE OF NEW MEXICO
My Commission Expires 3-15-98

MY COMMISSION EXPIRES 3-15-99

AFFIDAVIT

STATE OF NEW MEXICO)
)SS
COUNTY OF OTERO)

THIS SUBDIVISION LIES WITHIN THE PLATTING AND PLANNING JURISDICTION OF OTERO COUNTY AND IS SUBJECT TO THE NEW MEXICO SUBDIVISION ACT.

Klad Zimmerle, SURVEYOR

THE RESTRICTIVE COVENANTS APPLICABLE TO THIS SUBDIVISION ARE RECORDED IN BOOK _____, PAGES _____, OF THE RECORDS OF OTERO COUNTY.

DISCLOSURE STATEMENT AS REQUIRED BY THE NEW MEXICO SUBDIVISION ACT IS RECORDED IN BOOK _____, PAGES _____, OF THE RECORDS OF OTERO COUNTY.

APPROVALS

STATE OF NEW MEXICO)
)SS
COUNTY OF OTERO)

THIS PLAT HAS BEEN SUBMITTED TO, REVIEWED, AND APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF OTERO COUNTY AND IS HEREBY APPROVED FOR FILING WITH THE OTERO COUNTY CLERK.

COMMISSION CHAIRMAN — DATE OF APPROVAL 7/27/98

ATTEST: OTERO COUNTY CLERK — DATE

SURVEYORS CERTIFICATE

I, KLAD ZIMMERLE, A NEW MEXICO REGISTERED 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 MEETS THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO.

SIGNATURE Klad Zimmerle
P.S. # 8334 — DATE 7/27/98

STATE OF NEW MEXICO)
)SS
COUNTY OF OTERO)

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD ON THIS 10th DAY OF August, 1998, AT 3:30 O'CLOCK, P M., AND DULY RECORDED IN BOOK 52, PAGES 16-19, RECEPTION NO. 8619, OF THE RECORDS OF OTERO COUNTY.

Mary D. Quintana, COUNTY CLERK — BY: Robyn Silva, DEPUTY

UTILITY COMPANY REVIEW

COPIES OF THIS PLAT HAVE BEEN SUBMITTED TO THE FOLLOWING COMPANIES AND ARE SATISFACTORY TO MEET THE NEEDS OF THE INSTALLATION OF AVAILABLE UTILITIES. THIS PLAT IS APPROVED FOR EASEMENT PURPOSES ONLY. THE SIGNING OF THIS PLAT BY UTILITY COMPANIES DOES NOT GUARANTEE UTILITY SERVICES TO THE SUBDIVISION.

OTERO COUNTY ELECTRIC CO-OP, INC.
BY: _____ DATE: 7-1-98

U.S. WEST COMMUNICATIONS
BY: John D. Rogers DATE: 7-1-98

BURKE & ASSOCIATES, P.C.
CONSULTING ENGINEERS
SURVEYORS
1909 CUBA AVE, SUITE 5
ALAMOGORDO, NEW MEXICO
97558

DATE OF BOUNDARY SURVEY: 10/97

SHEET 1 OF 2

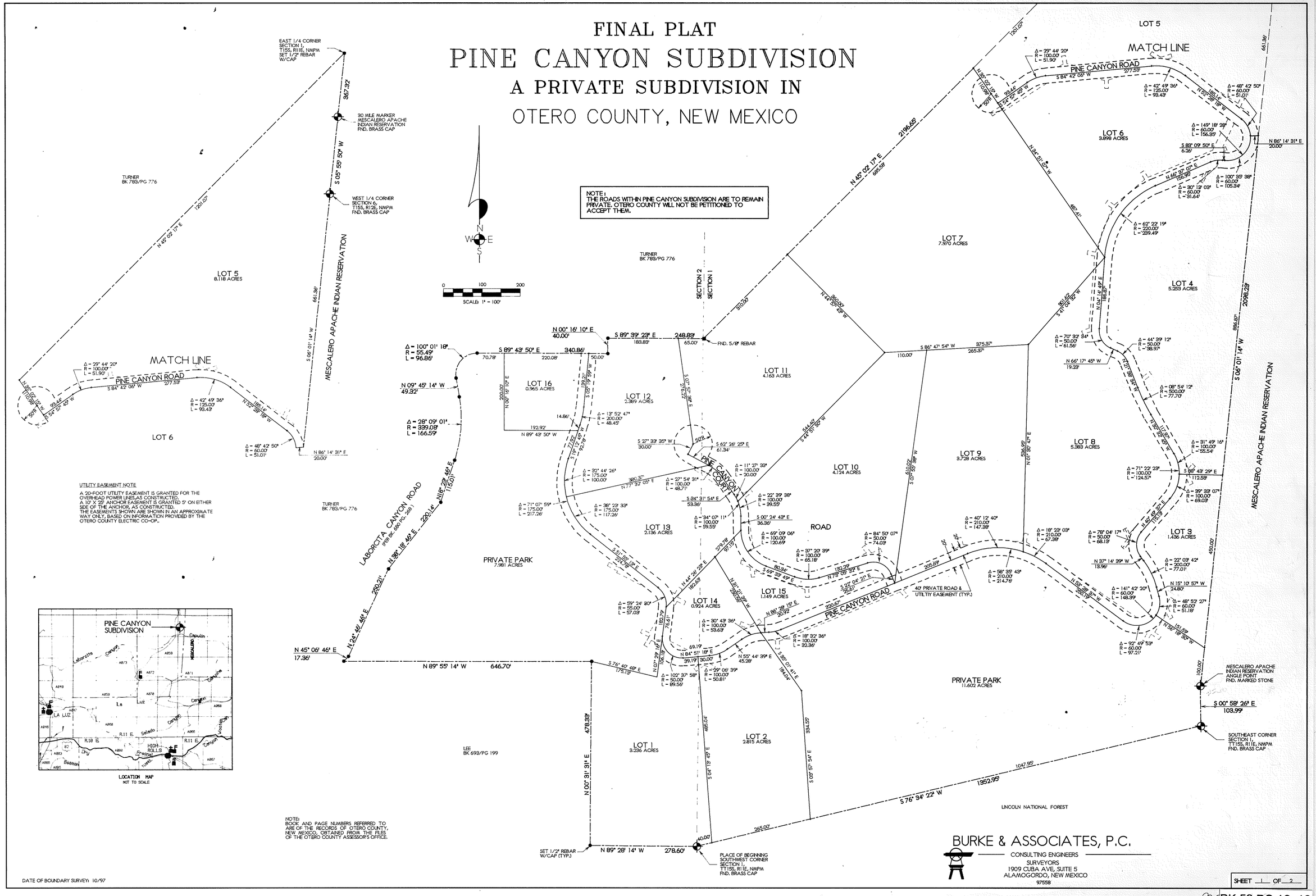
EAST FILE CORP. IRVINE, CA
PINE CANYON
BK 52 PG 16-19
1 OF 2
EFM 24
BK 52 PG 16-19

FINAL PLAT

PINE CANYON SUBDIVISION

A PRIVATE SUBDIVISION IN

OTERO COUNTY, NEW MEXICO



UTILITY EASEMENT NOTE

A 20-FOOT UTILITY EASEMENT IS GRANTED FOR THE OVERHEAD POWER LINES,AS CONSTRUCTED. A 10' X 25' ANCHOR EASEMENT IS GRANTED 5' ON EITHER SIDE OF THE ANCHOR, AS CONSTRUCTED. THE EASEMENTS SHOWN ARE SHOWN IN AN APPROXIMATE WAY ONLY, BASED ON INFORMATION PROVIDED BY THE OTERO COUNTY ELECTRIC CO-OP.

NOTE: BOOK AND PAGE NUMBERS REFERRED TO ARE OF THE RECORDS OF OTERO COUNTY, NEW MEXICO, OBTAINED FROM THE FILES OF THE OTERO COUNTY ASSESSOR'S OFFICE.

DATE OF BOUNDARY SURVEY: 10/97

BURKE & ASSOCIATES, P.C.
CONSULTING ENGINEERS
SURVEYORS
1909 CUBA AVE, SUITE 5
ALAMOGORDO, NEW MEXICO
97558

SHEET 1 OF 2

EAST FILE ROOM
PINE CANYON
BK 52 PG 16-19 2 OF 2
FPH 24