

FINAL PLAT OF
THE WOODLANDS,
PHASE 1-A,
 CLOUDCROFT, OTERO COUNTY, NEW MEXICO

DEDICATION

STATE OF NEW MEXICO)
)SS
 COUNTY OF OTERO)

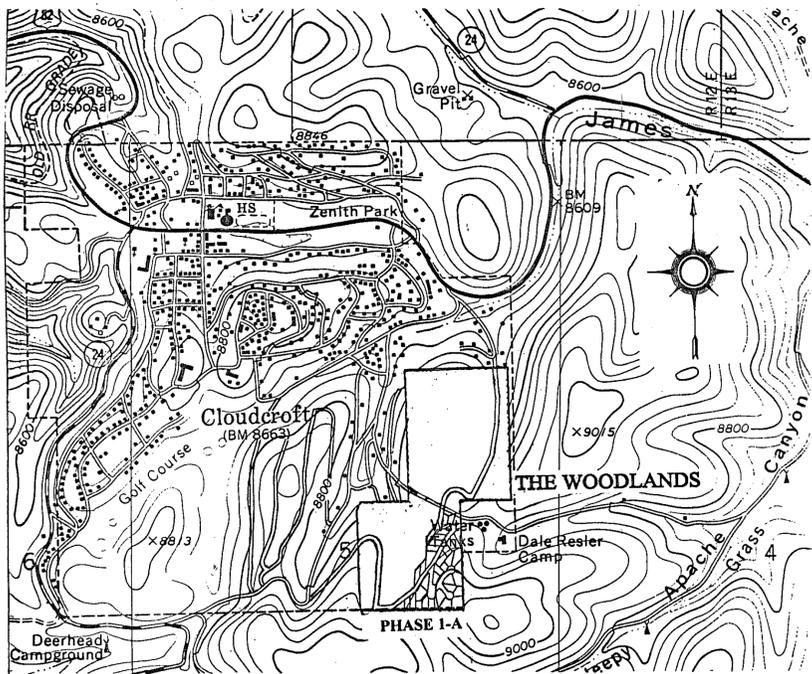
KNOW ALL MEN BY THESE PRESENTS THAT 90 ACRE WOODS, LLC IS THE OWNER AND PROPRIETOR OF A TRACT OF LAND COMPRISING A PART OF THE EAST HALF OF LOT 15, A PART OF THE WEST HALF OF LOT 16, AND A PART OF LOT 18, SECTION 4, T16S, R12E, N.M.P.M., BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

STARTING AT THE SOUTHWEST CORNER OF SAID LOT 18, BEING THE SOUTHEAST CORNER OF TIMBERLINE SOUTH AS FILED FOR RECORD IN THE OFFICE OF THE OTERO COUNTY CLERK AND EX-OFFICIO RECORDER ON THE 9th DAY OF JANUARY, 1975, RECEPTION NUMBER 5551 AND GOING S87°57'30"E ALONG THE SOUTH LINE OF SAID LOT 18 A DISTANCE OF 162.03 FEET TO THE PLACE OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED, THENCE N09°01'09"E A DISTANCE OF 165.67 FEET, THENCE N07°27'08"E A DISTANCE OF 229.77 FEET, THENCE N05°31'50"E A DISTANCE OF 319.11 FEET, THENCE N10°46'36"W A DISTANCE OF 95.21 FEET TO A POINT OF CURVE, THENCE NORTHERLY AND WESTERLY ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 88.09 FEET, A CENTRAL ANGLE OF 110°51'33", A CHORD WHICH BEARS N66°12'23"W A DISTANCE OF 145.08 FEET AN ARC DISTANCE OF 170.45 FEET TO THE POINT OF TANGENCY, THENCE S58°21'51"W A DISTANCE OF 109.66 FEET TO THE EAST LINE OF THE AFORESAID TIMBERLINE SOUTH, THENCE N00°19'35"E ALONG SAID EAST LINE A DISTANCE OF 58.93 FEET, THENCE N58°21'51"E A DISTANCE OF 78.47 FEET TO A POINT OF CURVE, THENCE EASTERLY AND SOUTHERLY ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 138.09 FEET, A CENTRAL ANGLE OF 110°51'33", A CHORD WHICH BEARS S66°12'23"E A DISTANCE OF 227.42 FEET AN ARC DISTANCE OF 267.19 FEET TO THE POINT OF TANGENCY, THENCE S10°46'36"E A DISTANCE OF 102.37 FEET, THENCE S05°31'05"W A DISTANCE OF 327.12 FEET, THENCE S07°27'08"W A DISTANCE OF 231.29 FEET, THENCE S09°01'09"W A DISTANCE OF 83.60 FEET TO A POINT OF CURVE, THENCE SOUTHEASTERLY ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 20.00 FEET, A CENTRAL ANGLE OF 96°12'24", A CHORD WHICH BEARS S39°05'03"E A DISTANCE OF 29.77 FEET AN ARC DISTANCE OF 33.58 FEET TO THE POINT OF TANGENCY, THENCE S87°11'16"E A DISTANCE OF 54.68 FEET, THENCE N84°48'44"E A DISTANCE OF 83.68 FEET, THENCE N55°20'25"E A DISTANCE OF 231.94 FEET, THENCE N56°17'21"E A DISTANCE OF 114.63 FEET, THENCE N06°32'07"E A DISTANCE OF 197.00 FEET, THENCE N40°54'05"E A DISTANCE OF 221.45 FEET, THENCE N06°46'34"E A DISTANCE OF 82.70 FEET, THENCE N06°18'56"E A DISTANCE OF 188.07 FEET, THENCE N37°35'52"E A DISTANCE OF 123.13 FEET, THENCE N36°55'19"E A DISTANCE OF 99.02 FEET, THENCE N20°42'15"E A DISTANCE OF 39.70 FEET, THENCE N11°09'56"E A DISTANCE OF 175.14 FEET, THENCE N13°18'50"E A DISTANCE OF 84.81 FEET TO A POINT OF CURVE, THENCE NORTHEASTERLY ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 138.70 FEET, A CENTRAL ANGLE OF 87°32'27", A CHORD WHICH BEARS N57°05'03"E A DISTANCE OF 191.90 FEET AN ARC DISTANCE OF 211.92 FEET TO THE POINT OF TANGENCY, THENCE S79°08'43"E A DISTANCE OF 18.89 FEET TO A POINT OF CURVE, THENCE SOUTHEASTERLY ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 140.39 FEET, A CENTRAL ANGLE OF 54°49'23", A CHORD WHICH BEARS S51°43'51"E A DISTANCE OF 129.27 FEET AN ARC DISTANCE OF 134.33 FEET TO THE POINT OF REVERSE CURVE, THENCE SOUTHEASTERLY ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 27.10 FEET, A CENTRAL ANGLE OF 64°04'15", A CHORD WHICH BEARS S56°20'55"E A DISTANCE OF 28.75 FEET TO THE POINT OF TANGENCY, THENCE S88°22'02"E A DISTANCE OF 32.94 FEET, THENCE N28°00'48"E A DISTANCE OF 611.35 FEET, THENCE N12°05'07"E A DISTANCE OF 347.88 FEET, THENCE N03°47'18"E A DISTANCE OF 397.00 FEET, THENCE N08°11'11"W A DISTANCE OF 347.31 FEET TO THE SOUTH LINE OF ASPEN ADDITION AS FILED FOR RECORD IN THE OFFICE OF THE OTERO COUNTY CLERK AND EX-OFFICIO RECORDER ON THE 17th DAY OF MARCH, 1966, THENCE S89°19'52"E ALONG THE SOUTH LINE OF SAID ASPEN ADDITION A DISTANCE OF 50.61 FEET, THENCE LEAVING SAID SOUTH LINE AND GOING S08°11'11"E A DISTANCE OF 344.76 FEET, THENCE S03°47'18"W A DISTANCE OF 405.87 FEET, THENCE S12°05'07"W A DISTANCE OF 358.50 FEET, THENCE S28°00'48"W A DISTANCE OF 649.36 FEET TO THE SOUTH LINE OF AFORESAID WEST HALF OF LOT 16, THENCE N88°22'02"W ALONG THE SOUTH LINE OF SAID LOT 16 A DISTANCE OF 63.95 FEET TO A POINT OF CURVE, THENCE NORTHWESTERLY ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 77.10 FEET, A CENTRAL ANGLE OF 64°02'41", A CHORD WHICH BEARS N56°20'49"W A DISTANCE OF 81.77 FEET AN ARC DISTANCE OF 86.19 FEET TO THE POINT OF REVERSE CURVE, THENCE NORTHWESTERLY ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 90.39 FEET, A CENTRAL ANGLE OF 54°49'23", A CHORD WHICH BEARS N51°43'56"W A DISTANCE OF 83.23 FEET TO THE POINT OF TANGENCY, THENCE N79°08'43"W A DISTANCE OF 18.89 FEET TO A POINT OF CURVE, THENCE SOUTHWESTERLY ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 88.70 FEET, A CENTRAL ANGLE OF 87°32'14", A CHORD WHICH BEARS S57°05'12"W A DISTANCE OF 122.72 FEET AN ARC DISTANCE OF 135.52 FEET TO THE POINT OF TANGENCY, THENCE S13°18'50"W A DISTANCE OF 80.92 FEET, THENCE S61°11'59"E A DISTANCE OF 14.10 FEET, THENCE S59°56'25"E A DISTANCE OF 206.90 FEET TO THE EAST LINE OF AFORESAID LOT 18, THENCE S00°28'50"W ALONG THE EAST LINE OF SAID LOT 18 A DISTANCE OF 515.13 FEET, THENCE S00°26'44"W CONTINUING ALONG THE EAST LINE OF SAID LOT 18 A DISTANCE OF 675.46 FEET TO THE SOUTHEAST CORNER OF SAID LOT 18, THENCE N87°57'30"W ALONG THE SOUTH LINE OF SAID LOT 18 A DISTANCE OF 1127.75 FEET TO THE PLACE OF BEGINNING AND CONTAINING 18.927 ACRES, MORE OR LESS.

AND DESIRING TO SUBDIVIDE SAID TRACT OF LAND INTO LOTS, BLOCKS, TRACTS, STREETS, ALLEYS AND EASEMENTS, AND WITH OUR FREE CONSENT AND IN ACCORDANCE WITH OUR DESIRE HAVE CAUSED SAID TRACT OF LAND TO BE PLATTED INTO A SUBDIVISION TO BE KNOWN AS "THE WOODLANDS, PHASE 1-A" AS SHOWN BY THE PLAT HEREON, AND IN RECORDING THIS PLAT DO HEREBY DEDICATE TO THE USE OF THE PUBLIC THE STREETS, ALLEYS AND EASEMENTS AS SHOWN HEREON, EXCEPT AS OTHERWISE SHOWN HEREON.

IN WITNESS THEREOF THE REPRESENTATIVE OF SAID 90 ACRE WOODS, LLC HAS SET HIS HAND AND SEAL THIS 21 DAY OF November, 2000.

James R. Maynard
 JAMES R. MAYNARD, REGISTERED AGENT



VICINITY MAP
 NO SCALE

SPECIAL NOTES:

- OWNER: 90 ACRE WOODS, LLC.
- ENGINEER: EDDIE C. LIVINGSTON, LIVINGSTON ASSOCIATES, PC
- SURVEYOR: GEORGE P. LIGHT
- DATE: MARCH, 2000
- ZONING: ALL LOTS ARE ZONED
- EASEMENTS: A FIVE (5) FOOT WIDE PUBLIC UTILITY EASEMENT IS RESERVED ADJACENT TO EACH SIDE AND REAR LOT LINE OF EACH LOT, MAKING A TOTAL EASEMENT WIDTH OF TEN (10) FEET.
- AN EASEMENT IS RESERVED THROUGH LOT 11, BLOCK 4 FOR PUBLIC ACCESS TO LINCOLN NATIONAL FOREST.
- UTILITIES: SIX (6) INCH DIAMETER DUCTILE IRON PIPE WATER MAINS WITH VALVES AND FIRE HYDRANTS AS REQUIRED BY ENGINEERING STANDARDS. EIGHT (8) INCH DIAMETER PVC SEWER MAINS WITH PRECAST CONCRETE MANHOLES AS REQUIRED BY ENGINEERING STANDARDS.
- MONUMENTS: 1/2 INCH REINFORCING RODS AT EACH POINT, EXCEPT AS NOTED.
- NO BUILDING PERMITS WILL BE ISSUED BY THE VILLAGE OF CLOUDCROFT IN ANY GIVEN PHASE UNTIL ALL INFRASTRUCTURE FOR THAT PHASE IS IN PLACE.
- A "BLANKET" EASEMENT IS RESERVED ON, OVER AND ACROSS EACH LOT AND BLOCK FOR PURPOSES OF MAINTAINING EXISTING DRAINAGE PATTERNS. GRADING AND IMPROVEMENTS SHALL NOT OBSTRUCT OR CONCENTRATE STORM RUNOFF.
- A TWENTY (20) FOOT WIDE EASEMENT IS HEREBY GRANTED FOR COMMUNICATIONS AND POWER LINES, POLES, ANCHORS, DOWN GUYS, AND OTHER APPURTENANCES, TEN (10) FEET EACH SIDE OF THE FACILITIES WHERE THEY ARE ORIGINALLY CONSTRUCTED.

ACKNOWLEDGMENT

STATE OF NEW MEXICO)
)SS
 COUNTY OF OTERO)

ON THIS 21st DAY OF November, 2000, BEFORE ME PERSONALLY APPEARED JAMES R. MAYNARD, KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND HE ACKNOWLEDGED THAT HE EXECUTED SAID INSTRUMENT AS HIS FREE ACT AND DEED.

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

Deberio F. Loto, NOTARY PUBLIC
 MY COMMISSION EXPIRES: 7-22-01

APPROVAL OF UTILITY COMPANIES

THIS PLAT IS APPROVED BY THE FOLLOWING UTILITY COMPANIES:
Vir Platt DATE 11-29-00
 OTERO COUNTY ELECTRIC COOP., INC.
Joe Lane DATE 11-27-00
 TULAROSA BASIN TELEPHONE CO. INC.

RECOMMENDATION OF THE CLOUDCROFT PLANNING AND ZONING COMMITTEE

STATE OF NEW MEXICO)
)SS
 COUNTY OF OTERO)

APPROVAL OF THIS PLAT WAS RECOMMENDED BY THE CLOUDCROFT PLANNING AND ZONING COMMITTEE, CLOUDCROFT, NEW MEXICO, ON THE 27th DAY OF November, 2000.

Jon Hengelmann, CHAIRMAN

ACCEPTANCE OF THE CLOUDCROFT BOARD OF TRUSTEES

STATE OF NEW MEXICO)
)SS
 COUNTY OF OTERO)

THIS PLAT WAS APPROVED AND ACCEPTED BY THE CLOUDCROFT BOARD OF TRUSTEES, CLOUDCROFT, NEW MEXICO ON THE 14 DAY OF NOV, 2000.

John J. Taylor, MAYOR
 ATTEST: *Patricia S. Taylor*, VILLAGE CLERK

AFFIDAVIT

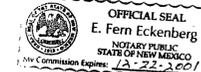
STATE OF NEW MEXICO)
)SS
 COUNTY OF OTERO)

THIS SUBDIVISION DOES LIE WITHIN THE PLANNING AND PLATTING JURISDICTION OF THE VILLAGE OF CLOUDCROFT, NEW MEXICO.

George P. Light, GEORGE P. LIGHT, P.S.

SUBSCRIBED AND SWORN TO BEFORE ME THIS 21st DAY OF NOVEMBER, 2000.

E. Fern Eckenberg, NOTARY PUBLIC
 MY COMMISSION EXPIRES: 12-22-2001



SURVEYOR'S CERTIFICATE

STATE OF NEW MEXICO)
)SS
 COUNTY OF OTERO)

I, GEORGE P. LIGHT, A PROFESSIONAL SURVEYOR REGISTERED IN THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THE PLAT SHOWN HEREON WAS PREPARED FROM FIELD NOTES OF AN ACTUAL SURVEY, FOR WHICH I AM RESPONSIBLE, MADE BY ME OR UNDER MY SUPERVISION, THAT IT MEETS THE MINIMUM STANDARDS FOR SURVEYING IN THE STATE OF NEW MEXICO, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

George P. Light, NEW MEXICO REGISTRATION NUMBER 4621.



RECORDATION

STATE OF NEW MEXICO)
)SS
 COUNTY OF OTERO)

RECORDED IN THE OFFICE OF THE COUNTY CLERK AND EX-OFFICIO RECORDER

OF OTERO COUNTY, NEW MEXICO AT 2:00 O'CLOCK, P. M., THIS 29th

DAY OF November, 2000.

Mary D. Puntana, COUNTY CLERK

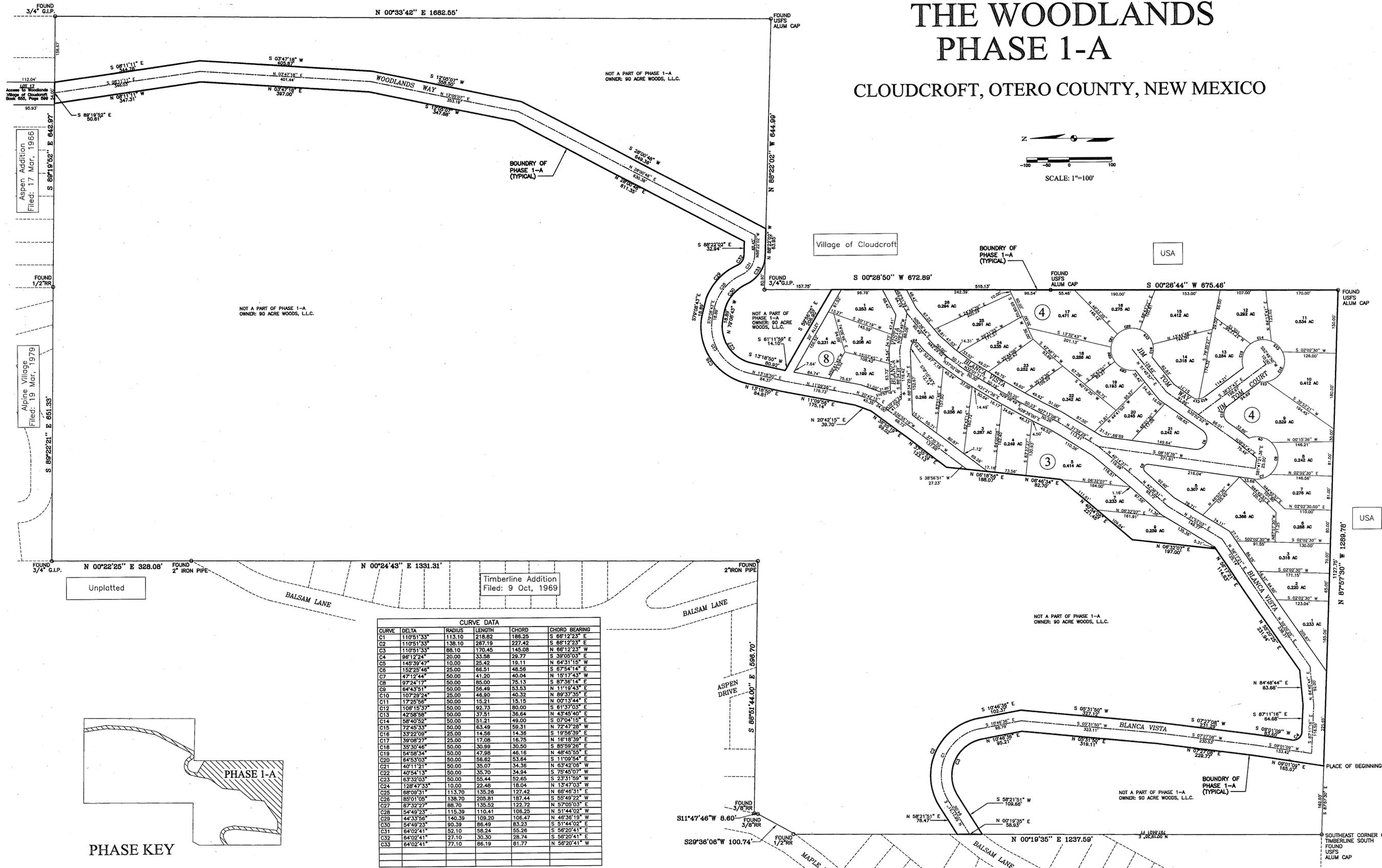
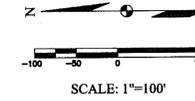
John Silva, DEPUTY

RECEPTION NO. 11100 BOOK: 55 PAGES: 85-86

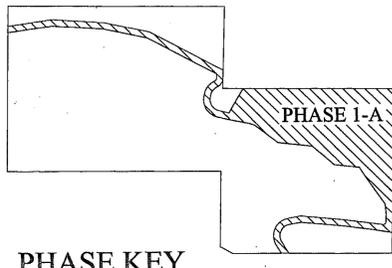
THE WOODLANDS PHASE 1-A
 BK. 55 PGS. 85-86
 1 OF 2

FINAL PLAT OF THE WOODLANDS PHASE 1-A

CLOUDCROFT, OTERO COUNTY, NEW MEXICO



CURVE	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
C1	110°51'33"	113.10	218.82	186.25	S 66°12'23" E
C2	110°51'33"	136.10	267.18	227.42	S 66°12'23" E
C3	110°51'33"	88.10	170.45	145.08	N 66°12'23" W
C4	96°12'24"	20.00	33.58	29.77	S 39°05'03" E
C5	145°39'47"	10.00	25.42	19.11	N 64°31'15" W
C6	152°25'46"	25.00	66.51	48.56	S 67°54'14" E
C7	47°12'44"	50.00	41.20	40.04	N 15°17'43" W
C8	87°24'17"	50.00	85.00	75.13	S 67°36'14" E
C9	64°43'51"	50.00	56.49	53.53	N 11°18'43" E
C10	107°29'24"	25.00	46.90	40.32	N 89°37'35" E
C11	172°25'56"	50.00	15.21	15.15	N 00°13'44" E
C12	106°15'57"	50.00	92.73	80.00	S 61°37'03" E
C13	42°58'58"	50.00	37.51	36.64	N 43°45'40" E
C14	58°40'52"	50.00	51.21	49.00	S 07°04'15" E
C15	72°45'33"	50.00	63.49	59.31	N 72°47'28" W
C16	33°22'09"	25.00	14.56	14.36	S 19°56'30" E
C17	39°08'27"	25.00	17.08	16.75	N 16°18'39" E
C18	35°30'46"	50.00	30.99	30.50	S 85°59'26" E
C19	54°58'34"	50.00	47.98	46.16	N 48°45'55" E
C20	64°53'03"	50.00	56.62	53.64	S 11°09'54" E
C21	49°19'21"	50.00	35.07	34.36	N 63°42'06" W
C22	40°54'13"	50.00	35.70	34.84	S 78°45'07" W
C23	63°32'03"	50.00	55.44	52.65	S 23°31'59" W
C24	128°47'33"	10.00	22.48	18.04	N 13°47'03" W
C25	88°09'31"	113.70	135.26	127.42	N 65°46'31" E
C26	85°01'05"	139.70	205.81	187.44	S 65°49'22" W
C27	87°32'27"	88.70	135.52	122.72	N 57°05'03" E
C28	54°49'23"	115.39	110.41	108.25	N 51°44'02" W
C29	44°33'56"	140.39	109.20	106.47	N 46°38'19" W
C30	54°49'23"	90.39	86.49	83.23	S 51°44'02" E
C31	64°02'41"	52.10	58.24	55.26	S 62°04'41" E
C32	64°02'41"	27.10	30.30	28.74	S 56°20'41" E
C33	64°02'41"	77.10	86.19	81.77	N 56°20'41" W



NOTES:
 1. ALL STREET RIGHTS OF WAY ARE 50' WIDE.
 2. A TWENTY (20) FOOT WIDE EASEMENT IS HEREBY GRANTED FOR COMMUNICATIONS AND POWER LINES, POLES, ANCHORS, DOWN GUYS, AND OTHER APPURTENANCES, TEN (10) FEET EACH SIDE OF THE FACILITIES WHERE THEY ARE ORIGINALLY CONSTRUCTED

THE WOODLANDS PHASE 1-A
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