

FIRST STREET SUBDIVISION REPLAT "C"

BEING ALL OF LOT 1B FIRST STREET SUBDIVISION REPLAT "B"
ALAMOGORDO, OTERO COUNTY, NEW MEXICO
CONTAINING 5.282 ACRES

DEDICATION

STATE OF TEXAS }
COUNTY OF EL PASO } SS

KNOW ALL MEN BY THESE PRESENTS THAT SMITH, SCHULZ, RILEY AND CARRINGTON, INC AND MONTE VISTA TOWNHOME APARTMENTS, INC. L.C. ARE THE OWNER(S) AND PROPRIETOR(S) OF A TRACT OF LAND IN SECTION 29, T16S, R10E, NMPM, DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEING ALL OF LOT 1B, FIRST STREET SUBDIVISION REPLAT "B", IN THE CITY OF ALAMOGORDO, OTERO COUNTY, NEW MEXICO AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT A 1" IRON PIPE FOUND AT THE NORTH 1/4 CORNER OF SECTION 29, T. 16 S., R. 10 E., OF THE N.M.P.M.; THENCE, SOUTH 89°48'00" EAST, A DISTANCE OF 486.12 FEET; THENCE, NORTH 00°17'49" WEST, A DISTANCE OF 41.56 FEET TO A FOUND 1/2" REBAR WITH PLASTIC CAP; THENCE, 207.16 ALONG THE ARC OF A CURVE TO THE RIGHT, WHICH HAS A RADIUS OF 2772.83 FEET, AN INTERIOR ANGLE OF 04°16'50" AND A LONG CHORD WHICH BEARS SOUTH 82°21'05" EAST, A DISTANCE OF 207.11 FEET TO A FOUND 1/2" REBAR WITH PLASTIC CAP; THENCE, SOUTH 80°12'40" EAST, A DISTANCE OF 113.34 TO A FOUND 1/2" REBAR WITH PLASTIC CAP FOR THE BEGINNING OF A CURVE TO THE LEFT; THENCE, 90.91 FEET ALONG SAID CURVE TO THE LEFT, WHICH HAS A RADIUS OF 3014.70 FEET, AN INTERIOR ANGLE OF 01°43'40" AND A LONG CHORD WHICH BEARS SOUTH 81°04'30" EAST, A DISTANCE OF 90.91 FEET TO A CHISELED "X" ON A CONCRETE DRIVE BEING THE NORTHWEST CORNER OF THIS PARCEL AND THE POINT OF BEGINNING;

THENCE, 427.23 FEET ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE AND ON THE ARC OF A CURVE TO THE LEFT, WHOSE RADIUS IS 3014.70 FEET, WHOSE INTERIOR ANGLE IS 8°07'11", WHOSE CHORD BEARS SOUTH 85°59'55" EAST A DISTANCE OF 426.87 FEET TO A 1/2" REBAR FOUND AT THE INTERSECTION WITH THE WEST RIGHT-OF-WAY LINE OF SIERRA BLANCA DRIVE (50 FEET WIDE);

THENCE, LEAVING THE SOUTHERLY RIGHT-OF-WAY LINE OF FIRST STREET, SOUTH 00°08'00" WEST, A DISTANCE OF 529.14 FEET;

THENCE, NORTH 89°48'00" WEST, A DISTANCE OF 425.90 FEET;

THENCE, NORTH 00°08'00" EAST, A DISTANCE OF 557.44 FEET TO THE POINT OF BEGINNING CONTAINING 5.282 ACRES OR 229,234 SQUARE FEET.

SAID OWNERS DO HEREBY CAUSE THE ABOVE DESCRIBED TRACT OF LAND TO BE SUBDIVIDED AND PLATTED AS SHOWN ON THE FORGOING PLAT. THE SUBDIVISION OF LANDS AS SHOWN UPON THIS PLAT SHALL BE DESIGNATED AS FIRST STREET SUBDIVISION REPLAT "C", ALAMOGORDO, OTERO COUNTY, NEW MEXICO, AND IN RECORDING BOUNDS OF THE ABOVE DESCRIBED TRACT OF LAND TO BE DEDICATED TO THE USE AND BENEFIT OF THE PUBLIC. THIS PLAT IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF SAID TRACT OF LAND.

IN WITNESS WHEREOF SAID OWNERS HAVE SET THEIR HANDS AND SEALS ON THIS 21ST DAY OF May 2003.

James L. Smith
JAMES L. SMITH, PRESIDENT
SMITH, SCHULZ, RILEY AND CARRINGTON, INC.

James L. Smith
JAMES L. SMITH, MANAGING MEMBER
MONTE VISTA TOWNHOME APARTMENTS, L.C.

ACKNOWLEDGMENT

STATE OF TEXAS }
COUNTY OF EL PASO } SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BY ME THIS 21ST DAY OF May 2003, BY JAMES L. SMITH.

WITNESS MY HAND AND SEAL ON THIS DAY AND YEAR LAST WRITTEN *Wetzel M. Lucero*
NOTARY PUBLIC. MY COMMISSION EXPIRES: December 27, 2007 (SEAL)

APPROVALS

ALAMOGORDO PLANNING AND ZONING COMMISSIONS:

THIS PLAT OF FIRST STREET SUBDIVISION REPLAT "C" WAS RECOMMENDED FOR APPROVAL BY THE ALAMOGORDO PLANNING AND ZONING COMMISSION ON THE 24TH DAY OF APRIL 2003.

Anna Sanders
ATTEST: CHAIRMAN

John Hill
ATTEST: RECORDING SECRETARY (SEAL)

ALAMOGORDO CITY COMMISSION:

THIS PLAT OF FIRST STREET SUBDIVISION REPLAT "C" WAS ON THE 21ST DAY OF May 2003, SUBMITTED TO THE CITY OF ALAMOGORDO, NEW MEXICO, AND WAS APPROVED BY A MAJORITY OF THE CITY COMMISSION.

Donald E. Burrell
ATTEST: MAYOR

Betty C. Kidwell
ATTEST: CITY CLERK (SEAL)

SURVEYOR'S CERTIFICATE

I, IRA L. HARDIN, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR OF THE STATE OF NEW MEXICO, THAT THIS PLAT WAS PREPARED FROM FIELD NOTES OF ACTUAL SURVEYS MADE BY ME OR UNDER MY DIRECTION AND THAT THIS SURVEY AND PLAT MEETS THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO AND THAT THE SAME IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Ira L. Hardin NEW MEXICO REGISTRATION NO. 5252 DATE May 20, 2003

STATE OF NEW MEXICO }
COUNTY OF OTERO } SS

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD AT 11:12 O'CLOCK AM ON THE 16 DAY OF June 2003, AND DULY RECORDED IN THE RECORDS OF OTERO COUNTY.

Mary Quintana
COUNTY CLERK

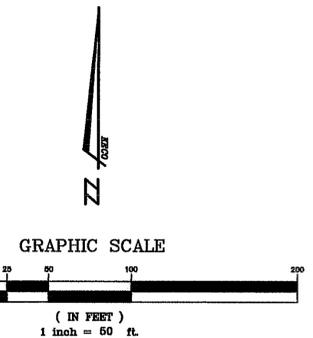
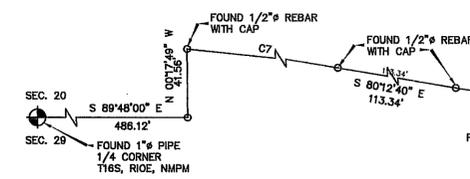
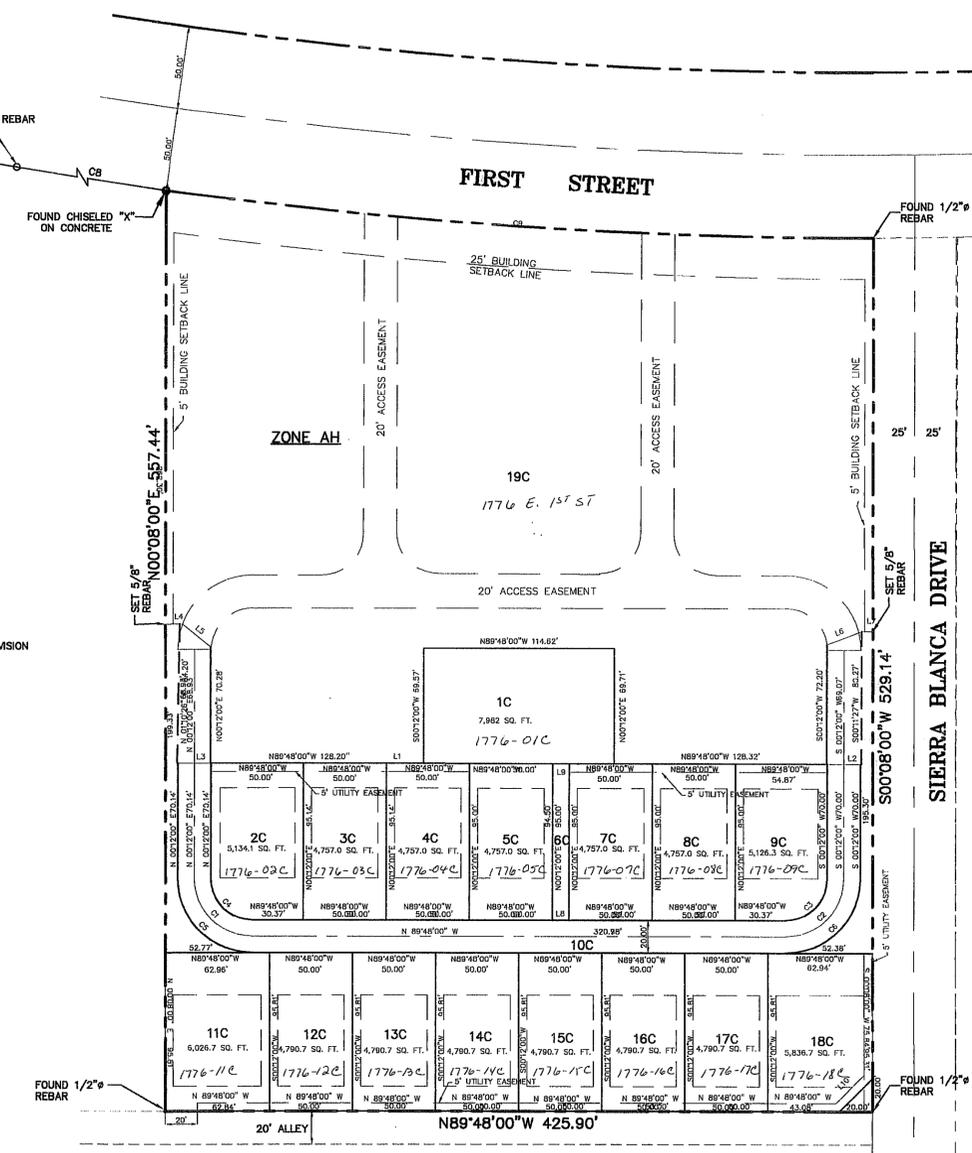
Christa Jensen
DEPUTY

RECEPTION NO. 06714 BOOK 59 PAGE 69-70



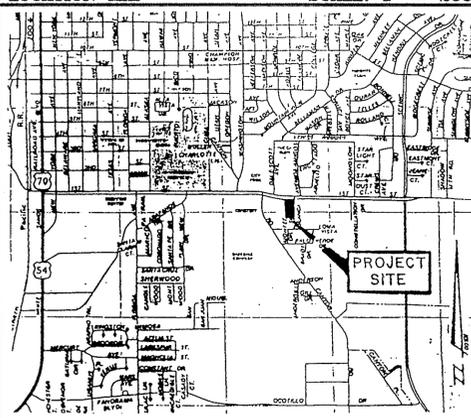
REVISED: MAY 21, 2003
REVISED: MAY 15, 2003
REVISED: MAY 14, 2003
REVISED: MARCH 5, 2003
REVISED: FEBRUARY 5, 2003
PREPARED: FEBRUARY 4, 2003

FIRST STREET



FIRST STREET SUBDIVISION
FILED 3/22/84

LOCATION MAP SCALE: 1" = 2000'



CURVE	LENGTH	RADIUS	TANGENT	CHORD	BEARING	DELTA
C1	54.98	35.00	35.00	49.50	S44°48'00"E	90°00'00"
C2	54.98	35.00	35.00	49.50	N45°12'00"E	90°00'00"
C3	39.27	25.00	25.00	35.36	N45°12'00"E	90°00'00"
C4	39.27	25.00	25.00	35.36	S44°48'00"E	90°00'00"
C5	70.89	45.00	45.00	63.84	S44°48'00"E	90°00'00"
C6	71.47	45.00	45.00	64.35	S44°48'00"E	90°00'00"
C7	207.16	2772.83	103.63	207.11	S82°21'05"E	04°16'50"
C8	90.91	3014.70	45.46	90.91	S81°04'30"E	01°43'40"
C9	427.23	3014.70	213.97	426.87	S85°59'55"E	8°07'11"

LINE	LENGTH	BEARING
L1	22.43	N89°48'00"W
L2	20.00	S89°48'00"E
L3	20.00	N89°48'00"W
L4	10.48	N89°49'49"W
L5	22.07	N50°43'30"W
L6	22.84	S89°19'54"W
L7	6.27	N89°52'00"W
L8	10.00	N89°48'00"W
L9	10.00	N89°48'00"W
L10	26.23	N45°10'00"E

BUILDING SETBACK LINES

FRONT 25'
REAR 15'
SIDE 5'

ZONING

D

NOTE: NO ON-STREET PARKING OUTSIDE OF DESIGNATED PARKING SPACES WILL BE PERMITTED WITHIN THE SUBDIVISION TO ALLOW UNOBSTRUCTED EMERGENCY VEHICLE ACCESS.

k KISTENMACHER ENGINEERING COMPANY, INC.
CONSULTING ENGINEERING • LAND PLANNING • SURVEYING
1420 GERONIMO DRIVE, SUITE A2 • EL PASO, TEXAS 79925 • 915-778-4476

FIRST STREET SUBDIVISION REPLAT C
BK 59 PG 69-70
ESH 24