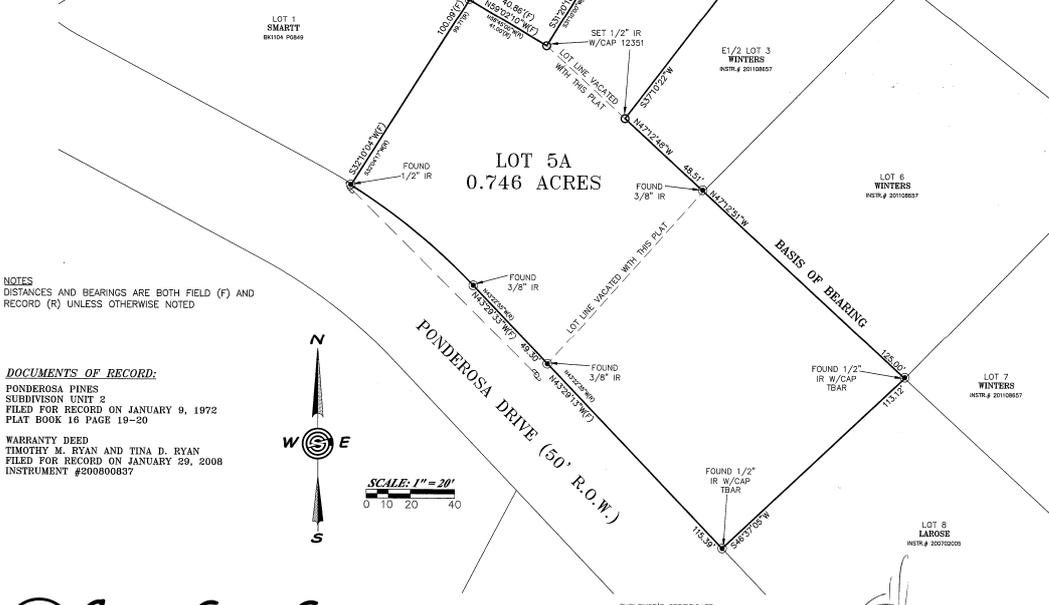
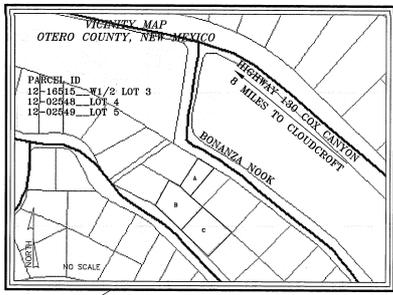


**REPLAT A, BLOCK 1,  
PONDEROSA PINES SUBDIVISION, UNIT 2  
BEING A REPLAT OF LOT 4, LOT 5, AND THE W1/2 OF LOT 3  
OTERO COUNTY, NEW MEXICO  
APRIL 2013**



NOTES  
DISTANCES AND BEARINGS ARE BOTH FIELD (F) AND RECORD (R) UNLESS OTHERWISE NOTED

**DOCUMENTS OF RECORD:**  
PONDEROSA PINES  
SUBDIVISION UNIT 2  
FILED FOR RECORD ON JANUARY 9, 1972  
PLAT BOOK 16 PAGE 19-20

**WARRANTY DEED**  
TIMOTHY M. RYAN AND TINA D. RYAN  
FILED FOR RECORD ON JANUARY 29, 2008  
INSTRUMENT #200800837



**Construction Surveying Services**  
1015 Oregon Alamogordo, NM 88310  
(575) 443-6202 FAX (575) 443-1151

**SURVEYOR'S CERTIFICATE**  
I, STEVEN J. SANDOVAL, 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 MEET THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO.  
STEVEN J. SANDOVAL N.M.P.S. NO. 12351 DATE April 13



DEDICATION  
STATE OF NEW MEXICO )  
COUNTY OF OTERO ) SS  
KNOW ALL PEOPLE BY THESE PRESENTS THAT TIMOTHY M. RYAN AND TINA D. RYAN ARE THE OWNERS AND PROPRIETORS OF THE W1/2 OF LOT 3, LOT 4, LOT 5, BLOCK 1, PONDEROSA PINES SUBDIVISION, UNIT 2, OTERO COUNTY, NEW MEXICO, AND HEREBY CLAIM AN EXEMPTION FROM THE SUBDIVISION REGULATIONS AND CERTIFY THAT THIS TRANSACTION INVOLVES:  
COE #6: THE DIVISION OF LAND RESULTING ONLY IN THE ALTERATION OF PARCEL BOUNDARIES WHERE PARCELS ARE ALTERED FOR THE PURPOSE OF INCREASING OR REDUCING THE SIZE OF CONTIGUOUS PARCELS AND WHERE THE NUMBER OF PARCELS IS NOT INCREASED.  
IN THE RECORDING OF THIS PLAT, SAID OWNERS AND PROPRIETORS HEREBY CAUSE SAID LOTS TO BE VACATED AND REPLATED AS SHOWN ON THIS PLAT, AND DO CAUSE ALL THE STREETS AND EASEMENTS WITHIN THE BOUNDS OF THE ABOVE DESCRIBED TRACT OF LAND TO BE DEDICATED FOR THE PURPOSES SHOWN HEREON. THIS PLAT IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETORS OF SAID TRACTS OF LAND. IN WITNESS THEREOF SAID OWNERS HAVE SET  
THEIR HANDS AND SEALS ON THIS 2nd DAY OF April, 2013.

*Timothy M. Ryan*  
TIMOTHY M. RYAN  
*Tina D. Ryan*  
TINA D. RYAN

**ACKNOWLEDGMENT**  
STATE OF Edoras )  
COUNTY OF OTERO ) SS  
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 22 DAY OF April, 2013, BY TIMOTHY M. RYAN AND TINA D. RYAN, WITNESS MY HAND AND SEAL ON THIS DAY AND YEAR LAST WRITTEN ABOVE.  
*[Signature]* NOTARY PUBLIC  
MY COMMISSION EXPIRES 11/18/2015

**UTILITY COMPANY REVIEW**  
COPIES OF THIS PLAT HAVE BEEN SUBMITTED TO THE FOLLOWING UTILITY 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.  
By OCCE ELECTRIC/POWER COMPANY DATE: 4-25-13  
By TSC TELEPHONE COMPANY DATE: 4-25-13  
By CLT CABLE TELEVISION PROVIDER DATE: \_\_\_\_\_

APPROVED BY OTERO COUNTY, AS CLAIM OF EXEMPTION(S) NO(S) 12-EX-30 ON THIS 22<sup>nd</sup> DAY OF April, 2013.  
*Antonio Rob* PLANNING COORDINATOR

**FILING**  
STATE OF NEW MEXICO )  
COUNTY OF OTERO ) SS  
RECORDED IN THE OFFICE OF THE COUNTY CLERK AND EX-OFFICIO RECORDER OF OTERO COUNTY, NEW MEXICO.  
AT 9:30 O'CLOCK A.M. THIS 24<sup>th</sup> DAY OF April, 2013  
By Denise Guerra COUNTY CLERK  
RECEPTION NO. 144 INSTRUMENT RECORD NO. 201303526

