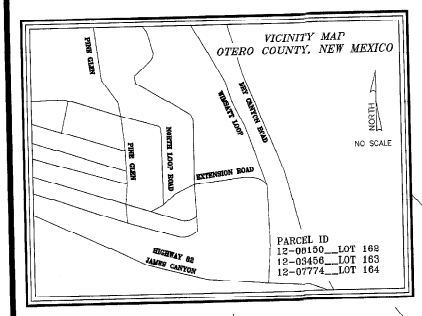
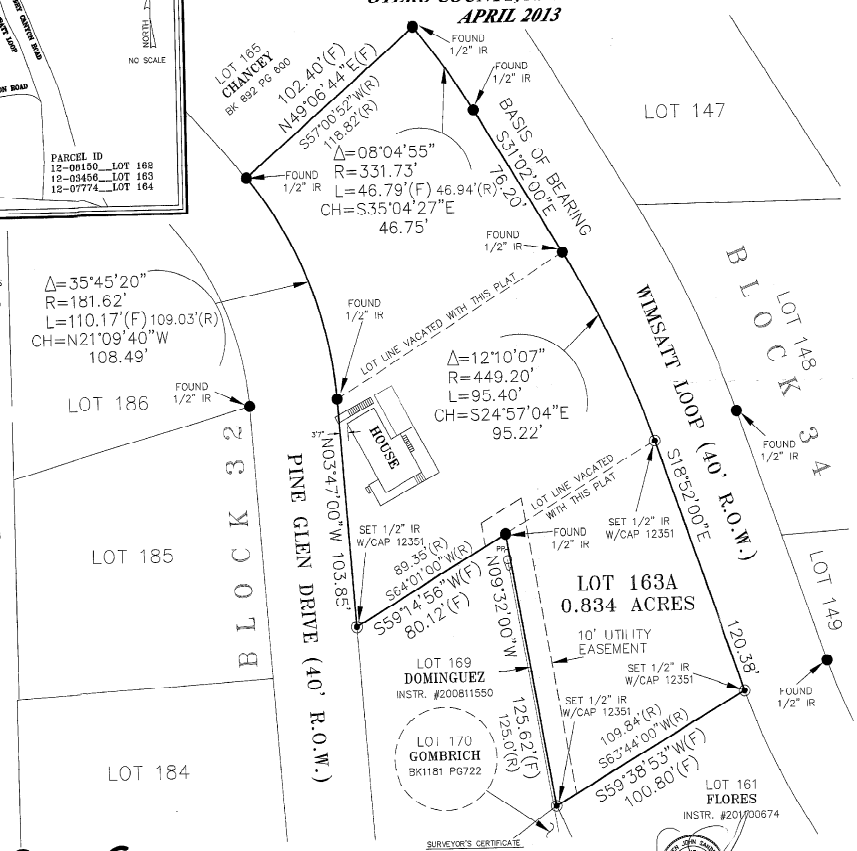
# REPLAT A, BLOCK 33,
## TWIN FORKS RANCH ESTATES UNIT 9
## BEING A REPLAT OF LOT 162, LOT 163, AND LOT 164,
## TWIN FORKS RANCH ESTATES UNIT 9
## OTERO COUNTY, NEW MEXICO
## APRIL 2013




NOTES
1) DISTANCES AND BEARINGS ARE BOTH FIELD (F) AND RECORD (R) UNLESS OTHERWISE NOTED AND MATCH THOSE OF THE PLAT OF TWIN FORKS RANCH ESTATES UNIT 9, PLAT BOOK 13, PAGES 42-43
2) THIS SUBDIVISION HAS BEEN NOTED TO HAVE LARGE ERRORS AND AN OVERALL RESOLUTION OF THE ENTIRE SUBDIVISION, OR EVEN OF THE REMAINDER OF BLOCK 33, EXCEEDS THE SCOPE OF THIS PLAT. THIS SURVEY IS BASED ON A "BEST FIT SOLUTION" OF NEARBY MONUMENTATION AND FOUND CORNERS OF THE SUBJECT PROPERTY.

***DOCUMENTS OF RECORD:***

TWIN FORKS RANCH ESTATES UNIT 9
FILED FOR RECORD ON APRIL 3, 1970
PLAT BOOK 13 PAGE 42-43

WARRANTY DEED
KIRBY E. CHANCEY AND GLENDA C. CHANCEY, CO-TRUSTEES OF THE CHANCEY LIVING TRUST,
FILED FOR RECORD ON JUNE 23, 1998
BOOK 892 PAGE 660

N
W E
S

SCALE: 1" = 20'
0 10 20 40

DEDICATION

STATE OF NEW MEXICO )
)SS
COUNTY OF OTERO )

KNOW ALL PEOPLE BY THESE PRESENTS THAT KIRBY E. CHANCEY AND GLENDA C. CHANCEY, CO-TRUSTEES OF THE CHANCEY LIVING TRUST, ARE THE OWNERS AND PROPRIETORS OF LOT 162, LOT 163, AND LOT 164, BLOCK 33, TWIN FORKS RANCH ESTATES UNIT 9, OTERO COUNTY, NEW MEXICO, AND HEREWITH 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 REPLATTED 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 25 DAY OF April, 2014.

Kirby E. Chancey
KIRBY E. CHANCEY, CO-TRUSTEE
CHANCEY LIVING TRUST

Glenda C. Chancey
GLENDA C. CHANCEY, CO-TRUSTEE
CHANCEY LIVING TRUST

ACKNOWLEDGMENT

STATE OF New Mexico )
)SS
COUNTY OF Otero )

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 25 DAY OF April, 2014, BY KIRBY E. CHANCEY AND GLENDA C. CHANCEY, CO-TRUSTEES OF THE CHANCEY LIVING TRUST. WITNESS MY HAND AND SEAL ON THIS DAY AND YEAR LAST WRITTEN ABOVE.

Judith L. Jones NOTARY PUBLIC

MY COMMISSION EXPIRES 23 July 2014

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.

OCEC ELECTRIC/POWER COMPANY
BY: James Wyatt DATE: 4/05/14
PVT TELEPHONE COMPANY
BY: Cliff Hall DATE: 4-24-14
PVT CABLE TELEVISION PROVIDER
BY: Cliff Hall DATE: 4-24-14

APPROVED BY OTERO COUNTY, AS CLAIM OF EXEMPTION(S) NO(S). 14-EX-16 ON THIS 2 DAY OF May, 2014.

David Hoffmer PLANNING COORDINATOR

FILING

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 11:25 O'CLOCK, A.M., THIS 2 DAY OF May, 2014

Denise Guerra COUNTY CLERK

BY Lynda Estrada

INSTRUMENT RECORD NO.: FILED DATE 5/2/14 AT 11:25 O'CLOCK TIME 11:25 AM IN PLAT BOOK 13 PAGE 42 & 43 OTERO COUNTY, NEW MEXICO, COUNTY CLERK

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 NMPS NO. 12351 DATE 4/24/14


**Construction Surveying Services**
PO Box 2295, Alamogordo, NM 88311
(575) 443-6202 FAX (575) 443-1151


CSS Proj. No. 14-750

**Sheet 1 of 1**