

BOUNDARY SURVEY PLAT OF  
TRACTS 1 THROUGH 6  
HOLLOMAN AIR FORCE BASE MILITARY HOUSING PRIVATIZATION PROJECT  
OTERO COUNTY, NEW MEXICO  
MAY 2004  
SHEET 1 OF 6

**LEGAL DESCRIPTION - TRACT 1**

BEING THAT CERTAIN PARCEL OF LAND SITUATED WITHIN SECTIONS 23, 24 AND 26, TOWNSHIP 16 SOUTH, RANGE 8 EAST, NEW MEXICO PRINCIPAL MERIDIAN, OTERO COUNTY, NEW MEXICO, BEING IDENTIFIED AS A PORTION OF HOLLOMAN AIR FORCE BASE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT THE MOST SOUTHERLY CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED, WHENCE THE SECTION CORNER COMMON TO SECTIONS 23-26, T16S, R8E BEARS N 69°36'20" E, 2,648.90 FEET DISTANCE AND WHENCE THE NGS CONTROL STATION "MALONE" BEARS N 78°31'49" W, 2,337.63 FEET DISTANCE; THENCE,

N 00°27'15" W, 2,966.41 FEET DISTANCE TO THE POINT OF CURVATURE; THENCE,

NORTHEASTERLY, 1,821.78 FEET DISTANCE ALONG THE ARC OF A CURVE BEARING TO THE RIGHT (SAID ARC HAVING A RADIUS OF 2,768.36 FEET, A CENTRAL ANGLE OF 37°42'17" AND A CHORD WHICH BEARS N 18°23'54" E, 1,789.08 FEET DISTANCE) TO THE POINT OF TANGENCY; THENCE,

N 37°15'02" E, 1,766.87 FEET DISTANCE TO THE MOST NORTHERLY CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

S 52°44'58" E, 3,416.26 FEET DISTANCE TO THE MOST EASTERLY CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

S 47°15'02" W, 5,896.50 FEET DISTANCE TO THE MOST SOUTHERLY CORNER AND POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED AND CONTAINING 13,068,000 SQUARE FEET (300.0000 ACRES), MORE OR LESS.

**LEGAL DESCRIPTION - TRACT 2**

BEING THAT CERTAIN PARCEL OF LAND SITUATED WITHIN SECTIONS 12 AND 13, TOWNSHIP 17 SOUTH, RANGE 8 EAST, NEW MEXICO PRINCIPAL MERIDIAN, OTERO COUNTY, NEW MEXICO, BEING IDENTIFIED AS A PORTION OF HOLLOMAN AIR FORCE BASE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT THE SOUTHEAST CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED, WHENCE THE 1/4 SECTION CORNER BETWEEN SECTION 13, T17S, R8E AND SECTION 18, T17S, R9E BEARS N 07°17'58" E, 963.37 FEET DISTANCE AND WHENCE THE NGS CONTROL STATION "MALONE" BEARS N 21°30'44" W, 26,294.33 FEET DISTANCE; THENCE,

S 47°57'20" W, 388.82 FEET DISTANCE TO A POINT; THENCE,

N 42°08'48" W, 150.36 FEET DISTANCE TO A POINT; THENCE,

S 47°51'12" W, 224.48 FEET DISTANCE TO THE SOUTHWEST CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

N 42°03'40" W, 1,119.77 FEET DISTANCE TO A POINT; THENCE,

N 12°26'57" W, 439.26 FEET DISTANCE TO A POINT; THENCE,

N 44°40'54" E, 45.31 FEET DISTANCE TO A POINT; THENCE,

N 41°46'50" W, 74.91 FEET DISTANCE TO A POINT; THENCE,

N 35°20'37" E, 382.33 FEET DISTANCE TO A POINT; THENCE,

N 40°32'29" W, 1,441.92 FEET DISTANCE TO THE NORTHWEST CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

N 47°49'53" E, 1,805.94 FEET DISTANCE TO THE NORTHEAST CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

S 41°24'32" E, 593.82 FEET DISTANCE TO A POINT; THENCE,

S 12°18'25" E, 1,974.35 FEET DISTANCE TO A POINT; THENCE,

S 00°54'02" E, 338.56 FEET DISTANCE TO A POINT; THENCE,

S 01°20'29" W, 956.21 FEET DISTANCE TO THE SOUTHEAST CORNER AND POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED AND CONTAINING 4,794,440 SQUARE FEET (110.0652 ACRES), MORE OR LESS.

**LEGAL DESCRIPTION - TRACT 3**

BEING THAT CERTAIN PARCEL OF LAND SITUATED WITHIN SECTIONS 12 AND 13, TOWNSHIP 17 SOUTH, RANGE 8 EAST, NEW MEXICO PRINCIPAL MERIDIAN, OTERO COUNTY, NEW MEXICO, BEING IDENTIFIED AS A PORTION OF HOLLOMAN AIR FORCE BASE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT THE MOST SOUTHERLY CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED, WHENCE THE 1/4 SECTION CORNER BETWEEN SECTIONS 13, T17S, R8E AND SECTION 18, T17S, R9E BEARS S 52°08'08" E, 3,762.46 FEET DISTANCE AND WHENCE THE NGS CONTROL STATION "MALONE" BEARS N 17°46'17" W, 22,259.93 FEET DISTANCE; THENCE,

N 42°35'27" W, 281.87 FEET DISTANCE TO THE MOST WESTERLY CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

N 47°44'24" E, 174.45 FEET DISTANCE TO A POINT; THENCE,

N 42°15'36" W, 1.00 FEET DISTANCE TO A POINT; THENCE,

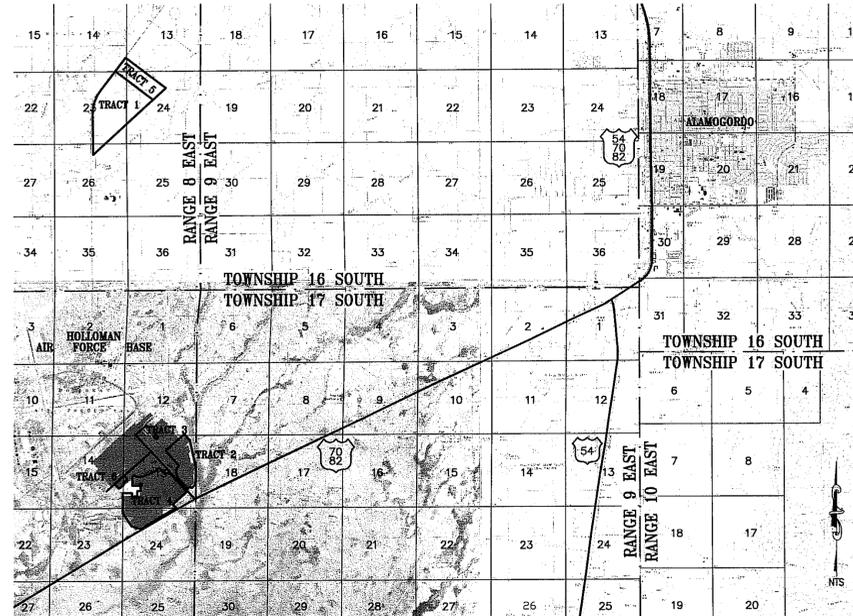
N 47°44'24" E, 39.91 FEET DISTANCE TO THE MOST NORTHERLY CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

S 42°04'41" E, 291.64 FEET DISTANCE TO THE POINT OF CURVATURE; THENCE,

SOUTHWESTERLY, 22.52 FEET DISTANCE ALONG THE ARC OF A CURVE BEARING TO THE RIGHT (SAID ARC HAVING A RADIUS OF 13.76 FEET, A CENTRAL ANGLE OF 93°47'43" AND A CHORD WHICH BEARS S 04°49'11" W, 20.09 FEET DISTANCE) TO THE POINT OF NON-TANGENCY; THENCE,

N 41°27'38" W, 23.38 FEET DISTANCE TO A POINT; THENCE,

S 47°28'22" W, 197.42 FEET DISTANCE TO THE MOST SOUTHERLY CORNER AND POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED AND CONTAINING 60,299 SQUARE FEET (1.3843 ACRES), MORE OR LESS.



VICINITY MAP

**LEGAL DESCRIPTION - TRACT 4**

BEING THAT CERTAIN PARCEL OF LAND SITUATED WITHIN SECTIONS 13, AND 24, TOWNSHIP 17 SOUTH, RANGE 8 EAST, NEW MEXICO PRINCIPAL MERIDIAN, OTERO COUNTY, NEW MEXICO, BEING IDENTIFIED AS A PORTION OF HOLLOMAN AIR FORCE BASE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT THE SOUTHEAST CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED, WHENCE THE 1/4 SECTION CORNER BETWEEN SECTION 13, T17S, R8E AND SECTION 18, T17S, R9E BEARS N 26°48'07" E, 1,654.31 FEET DISTANCE AND WHENCE THE NGS CONTROL STATION "MALONE" BEARS N 19°50'54" W, 26,561.61 FEET DISTANCE; THENCE,

S 47°35'07" W, 1,360.42 FEET DISTANCE TO A POINT; THENCE,

S 42°26'37" E, 334.79 FEET DISTANCE TO A POINT; THENCE,

S 58°56'11" W, 2,980.03 FEET DISTANCE TO A POINT; THENCE,

N 72°18'40" W, 687.83 FEET DISTANCE TO THE SOUTHWEST CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

N 33°40'36" W, 1,149.20 FEET DISTANCE TO A POINT ON SECTION LINE COMMON TO SECTIONS 23 AND 24, T17S, R8E; THENCE,

N 00°28'52" E, 336.90 FEET DISTANCE TO THE SECTION CORNER COMMON TO SECTION 13, 14, 23 AND 24, T17S, R8E; THENCE,

N 00°22'30" E, 1,108.83 FEET DISTANCE TO THE NORTHWEST CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

S 89°38'03" E, 670.55 FEET DISTANCE TO A POINT; THENCE,

S 00°31'08" E, 244.75 FEET DISTANCE TO A POINT; THENCE,

N 89°34'20" E, 378.10 FEET DISTANCE TO A POINT; THENCE,

N 00°14'13" E, 390.17 FEET DISTANCE TO A POINT; THENCE,

S 89°58'21" E, 235.09 FEET DISTANCE TO A POINT; THENCE,

N 00°30'50" W, 388.79 FEET DISTANCE TO A POINT; THENCE,

N 89°28'36" E, 100.00 FEET DISTANCE TO A POINT; THENCE,

N 00°30'59" W, 133.35 FEET DISTANCE TO A POINT; THENCE,

S 89°29'46" W, 150.00 FEET DISTANCE TO A POINT; THENCE,

S 00°30'00" E, 141.69 FEET DISTANCE TO A POINT; THENCE,

N 89°35'43" W, 526.72 FEET DISTANCE TO A POINT; THENCE,

N 00°29'45" W, 621.11 FEET DISTANCE TO A POINT; THENCE,

N 48°17'26" E, 147.10 FEET DISTANCE TO A POINT; THENCE,

N 64°38'33" E, 40.86 FEET DISTANCE TO A POINT ON CURVE; THENCE,

SOUTHEASTERLY, 624.75 FEET DISTANCE ALONG THE ARC OF A CURVE BEARING TO THE LEFT (SAID ARC HAVING A RADIUS OF 697.08 FEET, A CENTRAL ANGLE OF 51°21'03" AND A CHORD WHICH BEARS S 84°00'01" E, 604.05 FEET DISTANCE) TO THE POINT OF TANGENCY; THENCE,

N 70°18'28" E, 416.06 FEET DISTANCE TO THE POINT OF CURVATURE; THENCE,

NORTHEASTERLY, 933.77 FEET DISTANCE ALONG THE ARC OF A CURVE BEARING TO THE LEFT (SAID ARC HAVING A RADIUS OF 2,347.69 FEET, A CENTRAL ANGLE OF 22°47'19" AND A CHORD WHICH BEARS N 58°55'48" E, 927.62 FEET DISTANCE) TO THE POINT OF NON-TANGENCY BEING THE NORTHEAST CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

S 42°01'33" E, 644.73 FEET DISTANCE TO A POINT; THENCE,

N 43°27'53" E, 86.76 FEET DISTANCE TO A POINT; THENCE,

N 71°02'21" E, 124.41 FEET DISTANCE TO A POINT; THENCE,

S 79°21'36" E, 173.53 FEET DISTANCE TO A POINT; THENCE,

S 42°17'22" E, 1,785.58 FEET DISTANCE TO THE SOUTHEAST CORNER AND POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED AND CONTAINING 12,020,789 SQUARE FEET (275.9594 ACRES), MORE OR LESS.

**LEGAL DESCRIPTION - TRACT 5**

BEING THAT CERTAIN PARCEL OF LAND SITUATED WITHIN SECTIONS 13, 14, 23 AND 24, TOWNSHIP 16 SOUTH, RANGE 8 EAST, NEW MEXICO PRINCIPAL MERIDIAN, OTERO COUNTY, NEW MEXICO, BEING IDENTIFIED AS A PORTION OF HOLLOMAN AIR FORCE BASE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT THE MOST NORTHERLY CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED, WHENCE THE SECTION CORNER COMMON TO SECTIONS 13, 14, 23 AND 24, T16S, R8E BEARS S 08°01'37" E, 840.13 FEET DISTANCE AND WHENCE THE NGS CONTROL STATION "MALONE" BEARS S 35°26'04" W, 7,989.23 FEET DISTANCE; THENCE,

S 52°44'58" E, 3,634.14 FEET DISTANCE TO THE MOST EASTERLY CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

S 47°15'02" W, 1,254.74 FEET DISTANCE TO THE MOST SOUTHERLY CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

N 52°44'58" W, 3,416.26 FEET DISTANCE TO THE MOST WESTERLY CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

N 37°15'02" E, 1,235.67 FEET DISTANCE TO THE MOST NORTHERLY CORNER AND POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED AND CONTAINING 4,356,000 SQUARE FEET (100.0000 ACRES), MORE OR LESS.

**LEGAL DESCRIPTION - TRACT 6**

BEING THAT CERTAIN PARCEL OF LAND SITUATED WITHIN SECTIONS 13 AND 14, TOWNSHIP 17 SOUTH, RANGE 8 EAST, NEW MEXICO PRINCIPAL MERIDIAN, OTERO COUNTY, NEW MEXICO, BEING IDENTIFIED AS A PORTION OF HOLLOMAN AIR FORCE BASE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT THE POINT OF INTERSECTION OF THE NORTHERLY PROPERTY LINE OF THE PARCEL BEING DESCRIBED AND THE SECTION LINE COMMON TO SAID SECTIONS 13 AND 14 AND A POINT ON THE SOUTHERLY LINE OF NEW MEXICO AVENUE, WHENCE THE SECTION CORNER COMMON TO SECTIONS 11-14, T17S, R8E BEARS N 00°22'30" E, 3,018.64 FEET DISTANCE AND WHENCE THE NGS CONTROL STATION "MALONE" BEARS N 10°27'56" W, 24,293.11 FEET DISTANCE; THENCE,

N 47°50'12" E, 73.00 FEET DISTANCE TO THE POINT OF TANGENCY; THENCE,

SOUTHEASTERLY, 39.31 FEET DISTANCE ALONG THE ARC OF A CURVE BEARING TO THE RIGHT (SAID ARC HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90°04'55" AND A CHORD WHICH BEARS S 87°07'21" E, 35.38 FEET DISTANCE) TO THE POINT OF TANGENCY; THENCE,

S 42°04'54" E, 334.10 FEET DISTANCE TO THE POINT OF CURVATURE; THENCE,

SOUTHWESTERLY, 40.86 FEET DISTANCE ALONG THE ARC OF A CURVE BEARING TO THE RIGHT (SAID ARC HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 93°38'55" AND A CHORD WHICH BEARS S 04°44'34" W, 36.46 FEET DISTANCE) TO THE POINT OF TANGENCY; THENCE,

S 51°34'02" W, 320.69 FEET DISTANCE TO A POINT; THENCE,

S 00°22'30" W, 160.55 FEET DISTANCE TO A POINT; THENCE,

S 47°47'26" W, 84.20 FEET DISTANCE TO THE POINT OF INTERSECTION OF THE SOUTHERLY PROPERTY LINE OF THE PARCEL BEING DESCRIBED AND THE SECTION LINE COMMON TO SAID SECTIONS 13 AND 14; THENCE,

S 47°47'26" W, 358.25 FEET DISTANCE TO THE MOST SOUTHERLY CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE,

N 42°07'37" W, 481.83 FEET DISTANCE TO THE MOST WESTERLY CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED BEING A POINT ON THE SOUTHERLY LINE OF NEW MEXICO AVENUE; THENCE,

N 47°50'12" E, 799.79 FEET DISTANCE TO THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED AND CONTAINING 388,483 SQUARE FEET (8.9183 ACRES), MORE OR LESS.

**NOTES**

- BEARINGS ARE GRID BASED ON NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 83 DATUM. BASIS OF BEARINGS IS BEARING N 34°49'10" E BETWEEN NGS CONTROL STATIONS "MALONE" AND "SCOTT". DISTANCES ARE GROUND.
- COORDINATES ARE GROUND BASED ON NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 83 DATUM. BASIS OF COORDINATES ARE PUBLISHED VALUES FOR NGS CONTROL POINT "MALONE" AND CONTROL POINT "SCOTT". USE GROUND-TO-GRID FACTOR = 0.999716707 TO OBTAIN GRID COORDINATES.
- ELEVATIONS ARE NAVD 88 VALUES BASED ON NGS BENCHMARK "MALONE", ELEVATION = 4140.90 FEET AND BENCHMARK "X 239", ELEVATION = 4080.45 FEET.
- ALL SURVEYS WERE PERFORMED USING TOPCON HI/PER/LEGACY E GPS/RTK SURVEY SYSTEM AND/OR GEODIMETER/TRIMBLE 600/5600 SERIES TOTAL STATIONS.
- ALL PROPERTY CORNERS ARE MARKED WITH P.K. NAIL WITH SHINER, CHISELED "X" IN CONCRETE OR 1/2" REBAR AND CAP STAMPED "PS 10464" SET IN CONCRETE MONUMENT.
- SURFACE ACCESSIBLE UNDERGROUND UTILITY LINES AND OVERHEAD UTILITY LINES WERE LOCATED WITHIN THE STREETS AND BACKYARDS OF THE HOUSING AREAS. THEY ARE INCLUDED IN THE DIGITAL FILES THAT ARE PART OF THE PROJECT, BUT NOT SHOWN ON THIS SURVEY PLAT.
- THE PURPOSE OF THIS SURVEY PLAT IS TO CREATE PARCELS OF LAND INTENDED FOR LEASE AND/OR TRANSFER OF OWNERSHIP.
- LOCATION OF ROADWAYS AND HOUSING UNITS WITHIN THE PARCELS ARE BASED ON PREVIOUS SURVEYS, ON FIELD TIES DURING THE CURRENT SURVEY, AND ON THE DATA PROVIDED BY THE HOLLOMAN AFB. SOME OF THE HOUSING AREAS WERE UNDER CONSTRUCTION AND/OR DEMOLITION AT THE TIME OF THE SURVEY.

**SURVEYOR'S CERTIFICATION**

I, VLADIMIR JIRIK, NEW MEXICO PROFESSIONAL SURVEYOR, HEREBY CERTIFY THAT THIS BOUNDARY SURVEY PLAT WAS PREPARED FROM AN ACTUAL GROUND SURVEY PERFORMED BY ME OR UNDER MY SUPERVISION, THAT I AM RESPONSIBLE FOR THIS SURVEY, THAT THIS SURVEY IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THAT THIS BOUNDARY SURVEY PLAT AND THE FIELD SURVEY UPON WHICH IT IS BASED MEET THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO, AND THAT THIS SURVEY IS NOT A LAND DIVISION OR SUBDIVISION AS DEFINED IN THE NEW MEXICO SUBDIVISION ACT.

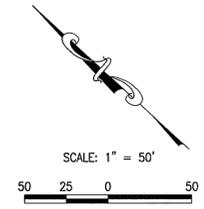
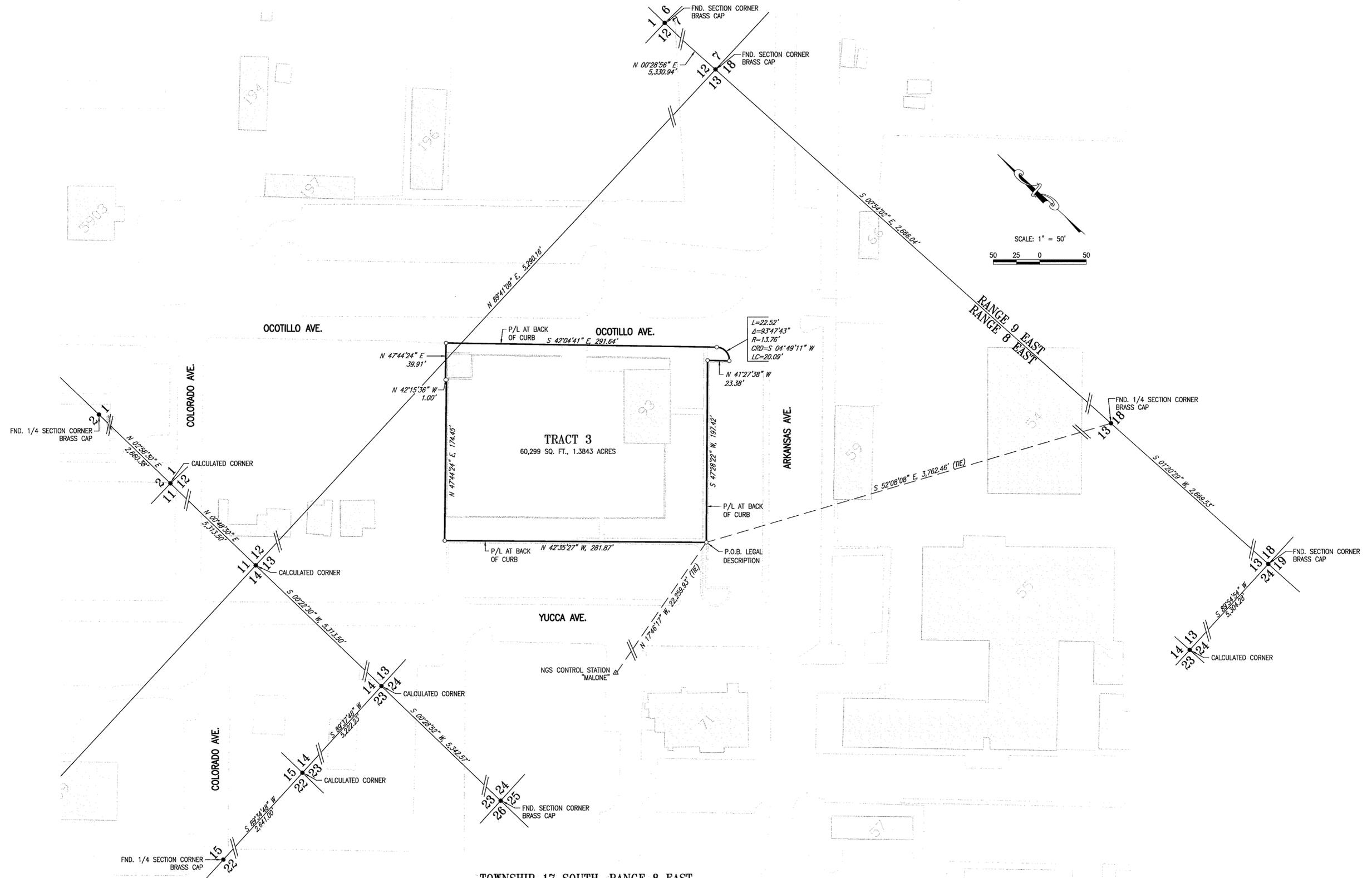
*Vladimir Jirik*  
VLADIMIR JIRIK, NMPS NO. 10464

MAY 17 2004  
DATE

STATE OF NEW MEXICO, County of Otero, ss. Filed for record in my office this 27 day of May 2004 at 10:49 o'clock A.M. and duly recorded in Book 161 Page 116 of the Records of said county by *M. D. Christian* County Clerk Deputy

HOLLOMAN AIR FORCE BASE MILITARY HOUSING PRIVATIZATION PROJECT  
BK 61 PGS 7 - 18  
1 OF 6  
TRACTS 1-6

BOUNDARY SURVEY PLAT OF  
**TRACTS 1 THROUGH 6**  
**HOLLOMAN AIR FORCE BASE MILITARY HOUSING PRIVATIZATION PROJECT**  
 OTERO COUNTY, NEW MEXICO  
 MAY 2004  
 SHEET 2 OF 6

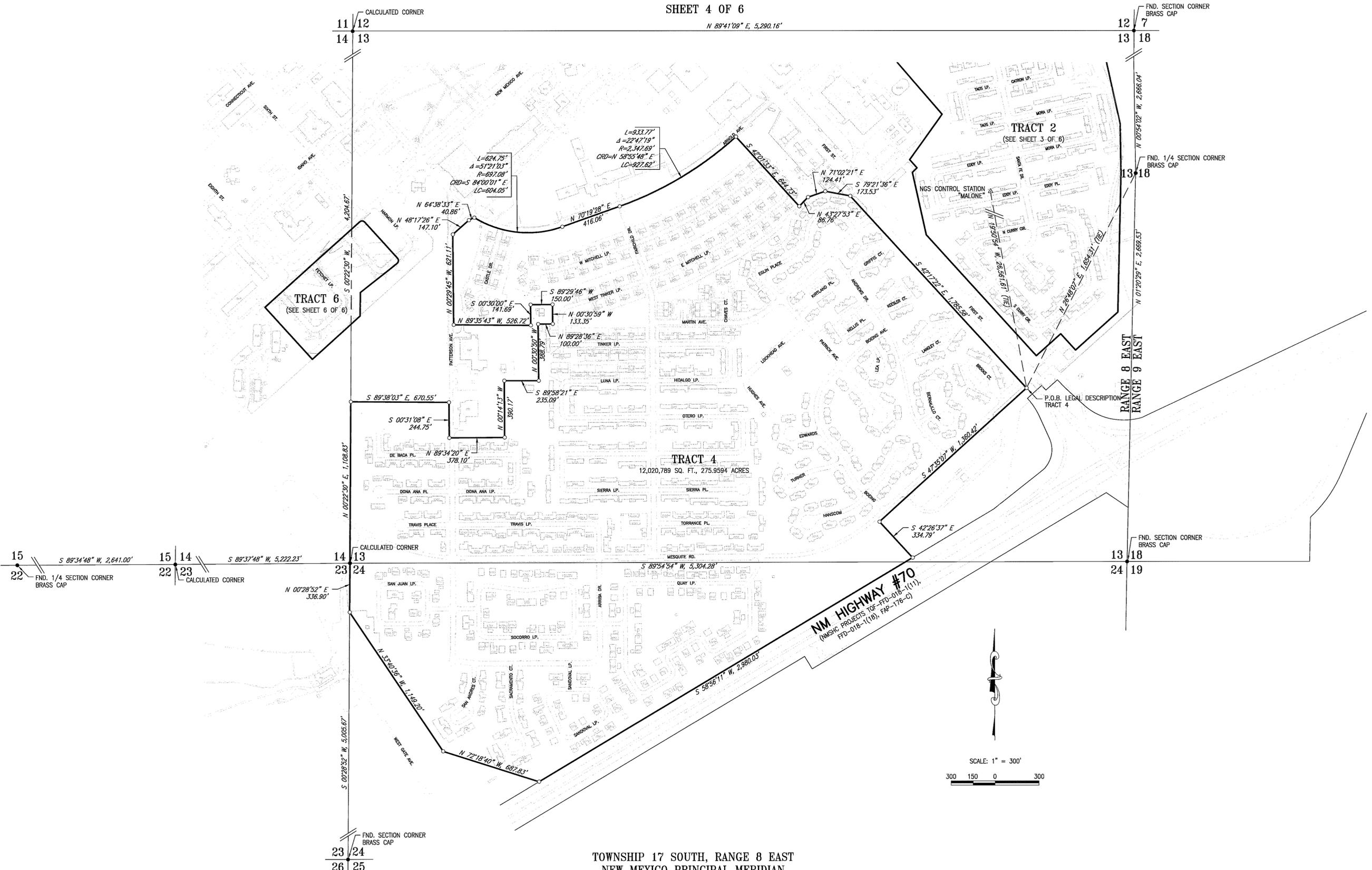


TOWNSHIP 17 SOUTH, RANGE 8 EAST  
 NEW MEXICO PRINCIPAL MERIDIAN  
 HOLLOMAN AIR FORCE BASE



BOUNDARY SURVEY PLAT OF  
**TRACTS 1 THROUGH 6**  
**HOLLOMAN AIR FORCE BASE MILITARY HOUSING PRIVATIZATION PROJECT**  
 OTERO COUNTY, NEW MEXICO  
 MAY 2004  
 SHEET 4 OF 6

N 89°41'09" E, 5,290.16'



TOWNSHIP 17 SOUTH, RANGE 8 EAST  
 NEW MEXICO PRINCIPAL MERIDIAN  
 HOLLOMAN AIR FORCE BASE

HOLLOMAN AIR FORCE BASE MILITARY HOUSING PRIVATIZATION PROJECT  
 BK 61 PGS 7 - 18  
 4 OF 6  
 TRACTS 1-6



