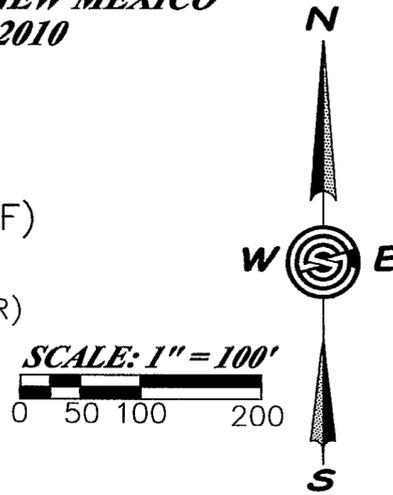


**PLAT OF SURVEY**  
**A 14.196 ACRE TRACT IN THE**  
**SE1/4 SE1/4 OF SECTION 32, T15S, R13E, AND**  
**IN LOT 4, SECTION 2, T16S, R12E, N.M.P.M.,**  
**OTERO COUNTY, NEW MEXICO**  
**AUGUST 2010**

**LEGAL DESCRIPTION**

A 14.196 ACRE TRACT IN THE SE1/4 SE1/4 OF SECTION 32, T.15S., R.13E., AND IN LOT 4, SECTION 2, T.16S., R.12E., N.M.P.M., OTERO COUNTY, NEW MEXICO, LOCATED GENERALLY SOUTH OF JAMES CANYON HIGHWAY (US HIGHWAY 82), AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT A FOUND USDA ALUMINUM CAP, LS 4971, COMMON TO LOTS 1 & 8, SECTION 3, AND LOTS 4 & 5, SECTION 2, T.16S., R.12E., N.M.P.M., FOR THE SOUTHWEST CORNER OF THIS TRACT; THENCE, FROM THE POINT OF BEGINNING, ALONG THE WEST LINE OF SECTION 2, NORTH 00°07'06" EAST, A DISTANCE OF 480.23 FEET TO A FOUND USDA ALUMINUM CAP FOR THE NORTHWEST CORNER OF SECTION 2, FOR THE NORTHWEST CORNER OF THIS TRACT; THENCE, ALONG THE NORTH LINE OF SECTION 2, THE TOWNSHIP LINE, NORTH 89°46'07" EAST, A DISTANCE OF 550.83 FEET TO A FOUND USDA ALUMINUM CAP FOR THE EAST 1/16 CORNER OF SECTION 32, T15S, R13E; THENCE, NORTH 00°05'04" WEST, A DISTANCE OF 455.16 FEET TO A FOUND 1/2" IRON REBAR ON THE SOUTH RIGHT-OF-WAY LINE OF US HIGHWAY 82 (JAMES CANYON HIGHWAY); THENCE, ALONG SAID SOUTH LINE, NORTH 50°06'16" EAST, A DISTANCE OF 129.92 FEET TO A FOUND 1/2" IRON REBAR; THENCE, LEAVING THE SOUTH LINE OF US HIGHWAY 82, ALONG THE WEST LINE OF ELK SPRINGS ESTATES, SOUTH 00°06'55" EAST, A DISTANCE OF 616.32 FEET TO A FOUND 1/2" IRON REBAR FOR THE SOUTHWEST CORNER OF ELK SPRINGS ESTATES; THENCE, ALONG THE SOUTH LINE OF ELK SPRINGS ESTATES, NORTH 89°40'59" EAST, A DISTANCE OF 644.10 FEET TO A FOUND 1/2" IRON REBAR ON THE LINE BETWEEN LOTS 3 AND 4, SECTION 2, T16S, R12E, FOR THE NORTHEAST CORNER OF THIS TRACT; THENCE, ALONG THE EAST LINE OF LOT 4, SOUTH 00°10'27" WEST, A DISTANCE OF 398.12 FEET TO A FOUND USDA ALUMINUM CAP FOR THE CORNER COMMON TO LOTS 3, 4, 5, AND 6, SECTION 2, T16S, R12E, FOR THE SOUTHEAST CORNER OF THIS TRACT; THENCE, ALONG THE SOUTH LINE OF LOT 4, SOUTH 89°33'16" WEST, A DISTANCE OF 1294.98 FEET TO THE POINT AND PLACE OF BEGINNING ENCLOSING 14.196 ACRES OF LAND, MORE OR LESS.



**NOTE**  
 ALL COURSES AND DISTANCES ARE BOTH FIELD (F) AND RECORD (R) UNLESS OTHERWISE NOTED.

**ELK SPRINGS ESTATES (REMAINDER TRACT)**  
**TKG DEVELOPMENT, LLC**  
 BK 67 PG 49-51

**LINCOLN NATIONAL FOREST**

S 89°47'20" E (R) 550.97'(R)  
 S32 N 89°46'07" E (F) 550.83'(F)

N 00°05'04" W (F) 455.16'(F)  
 S 00°26'02" W (R) 616.57'(R)  
 S 00°06'55" E (F) 616.32'(F)

S 89°47'20" E (R) 644.13'(R)  
 N 89°40'59" E (F) 644.10'(F)

**BASIS OF BEARING FROM ELK SPRINGS PLAT**  
 N 89°40'59" E

FOUND 1/2" IRON ROD (TYP.)

FOUND USDA ALUMINUM CAP (TYP.)

**14.196 ACRES**

**REFERENCE DOCUMENTS:**

- 1) WARRANTY DEED, TODD TO WARNER, FILED ON SEPTEMBER 15, 2004, IN BOOK 1153, PAGE 443
- 2) RETRACEMENT SURVEY OF LOTS 3, 5, AND 12, SECTION 2, T16S, R12E, BY WYATT SPARKS, PS 8487, FILED IN PLAT BOOK 62, PAGE 4, ON NOVEMBER 18, 2004.
- 3) BOUNDARY AND TOPOGRAPHIC PLAN BY NAVA TECH, INC, DATED SEPTEMBER 2008
- 4) HIGHWAY RIGHT-OF-WAY MAP, HIGHWAY 82, NM PROJ. FOR-37, TRACED FEBRUARY 1951
- 5) FINAL PLAT FOR ELK SPRINGS ESTATES, FILED FOR RECORD APRIL 3, 2008, IN PLAT BOOK 67, PAGES 49-51

**FILING**

STATE OF NEW MEXICO )  
 COUNTY OF OTERO )  
 RECORDED IN THE OFFICE OF THE COUNTY CLERK AND EX-OFFICIO RECORDER OF OTERO COUNTY, NEW MEXICO,

**RITCHIE**  
 BK 630 PG 936 AT 12:17 O'CLOCK, P.M., THIS 20<sup>th</sup> DAY

OF August, 2010  
 BY Robin James COUNTY CLERK

RECEPTION NO. 201007913 PLAT BOOK: 70 PAGE: 98

CSS Proj. No. 10-134

**Sheet 1 of 1**

**SURVEYOR'S CERTIFICATE**

I, STEVEN J. SANDOVAL, NEW MEXICO PROFESSIONAL SURVEYOR NO. 12351, DO HEREBY CERTIFY THAT THIS BOUNDARY SURVEY PLAT AND THE ACTUAL SURVEY ON THE GROUND UPON WHICH IT IS BASED WERE PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION; THAT I AM RESPONSIBLE FOR THIS SURVEY; THAT THIS SURVEY MEETS THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO; AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I FURTHER CERTIFY THAT THIS SURVEY IS NOT A LAND DIVISION OR SUBDIVISION AS DEFINED IN THE NEW MEXICO SUBDIVISION ACT AND THAT THIS INSTRUMENT IS A BOUNDARY SURVEY PLAT OF AN EXISTING TRACT OR TRACTS.

STEVEN J. SANDOVAL PS NO. 12351 DATE: 8/26/10



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

POB

LINCOLN NATIONAL FOREST

LINCOLN NATIONAL FOREST

S3  
 S2  
 N 00°39'07" E (R) 478.81'(R)  
 N 00°07'06" E (F) 480.23'(F)  
 SECTION 3, T16S, R12E  
 SECTION 2, T16S, R12E

FOUND USDA ALUMINUM CAP (TYP.)

L4

L8

S 89°33'16" W (F) 1294.98' (F) 1295.39' (R)

LINCOLN NATIONAL FOREST

L3

L5

L6

S 00°10'27" W (F) 398.12'(F)  
 S 00°39'15" W (R) 399.17'(R)