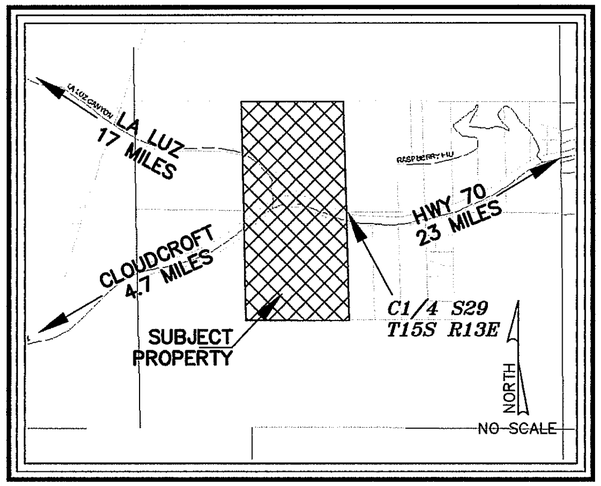
PLAT OF SURVEY

A 29.318 ACRE TRACT, A 35.921 ACRE TRACT, AND A 7.246 ACRE TRACT IN THE SE1/4 NW1/4 AND THE NE1/4 SW1/4 OF SECTION 29, T.15S., R.13E., N.M.P.M. OTERO COUNTY, NEW MEXICO DECEMBER 2010



VICINITY MAP
OTERO COUNTY, NEW MEXICO

REFERENCE DOCUMENTS:

1) DEPENDENT RESURVEY OF CERTAIN SECTIONS IN T.15S., R.13E., NMPM, BY THE DEPARTMENT OF THE IINTERIOR, BUREAU OF LAND MANAGEMENT DATED JUNE 19, 1980, AND SIGNED BY GARY SPEIGHT, ACTING CHIEF, CADASTRAL SURVEYS.

2) NEW MEXICO DEPARTMENT OF TRANSPORTATION HIGHWAY RIGHT OF WAY MAP NM PROJ. NO. S-1278(1) FINALED JAN '62

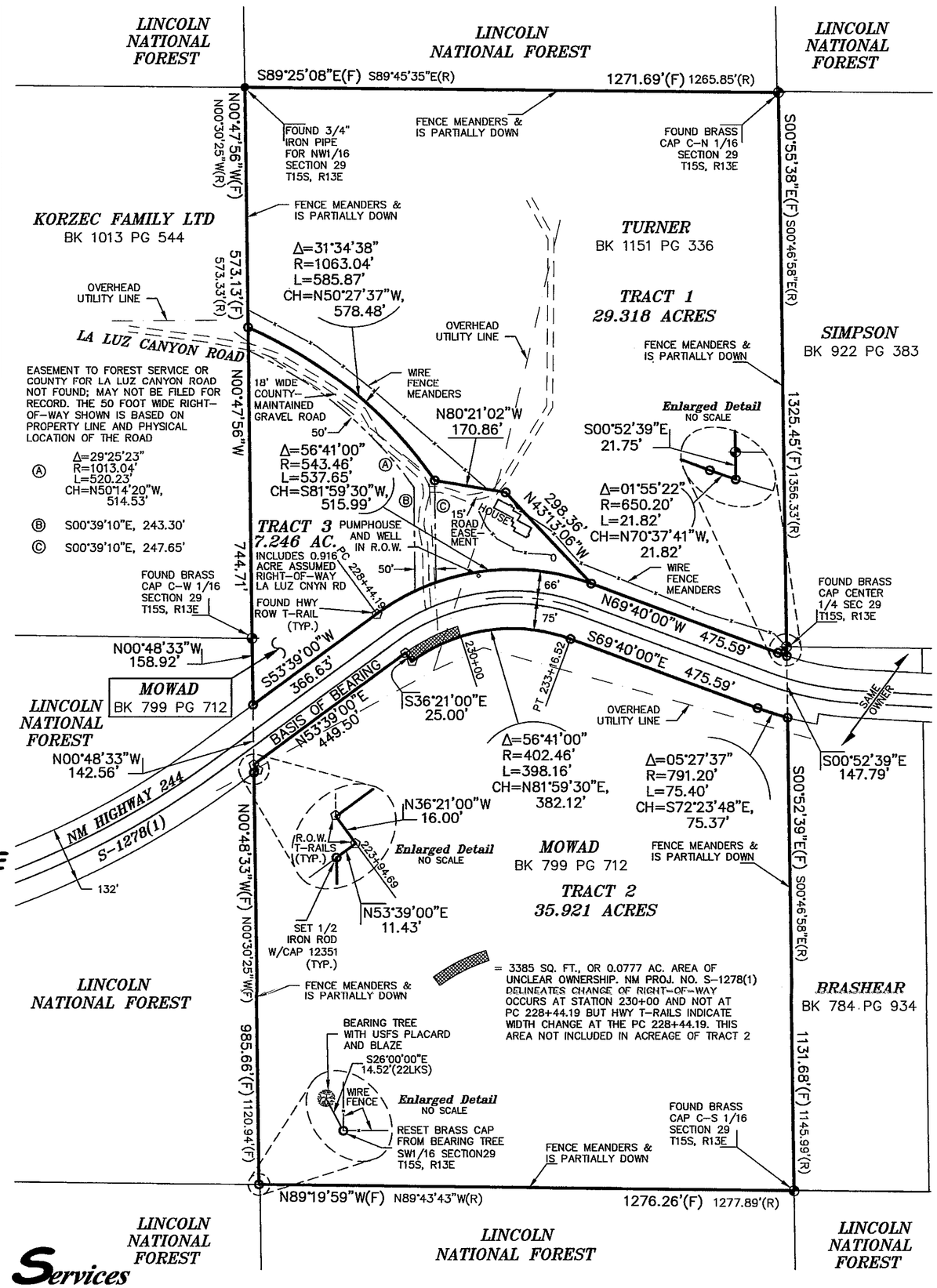
3) CLAIM OF EXEMPTION APPROVED BY THE COUNTY ASSESSOR'S OFFICE AS COE # 04-EX-65 BUT NOT FILED FOR RECORD; PLAT AND LEGAL DESCRIPTIONS KEPT IN RECORDS OF PLANNING DIRECTOR ARE SUBSTANDARD AND DO NOT CLOSE GEOMETRICALLY. GENERAL REVENUE RECEIPT DATED 9/1/04

NOTE:
ALL COURSES AND DISTANCES ARE BOTH FIELD (F) AND RECORD (R) UNLESS OTHERWISE NOTED WITH THE EXCEPTION THAT PORTIONS OF THE RECORDED LEGAL DESCRIPTION IN THE NOTICE OF ESCROW, MOWAD TO TURNER, BOOK 1151 PAGE 336, ARE INADEQUATE FOR RETRACEMENT, DO NOT CLOSE GEOMETRICALLY, AND THEREFORE ONLY SELECTED COMPARISONS WERE MADE AS A PART OF THIS SURVEY.

SCALE: 1" = 200'

0 100 200 400

N W E S



TRACT 1 - LEGAL DESCRIPTION

A 29.318 acre tract of land in the SE1/4 NW1/4 and the NE1/4 SW1/4 of Section 29, T15S, R13E, NMPM, lying generally north of NM Highway 244 (NM Proj. No. S-1278(1)) and being more particularly described as follows; BEGINNING at a found brass cap for the Center-North 1/16 Corner of Section 29 for the northeast corner of this tract; THENCE, from the point of beginning, along the east line of the SE1/4 NW1/4, South 00°55'38" East, a distance of 1325.45 feet to a found brass cap for the Center 1/4 Corner of Section 29; THENCE, along the east line of the NE1/4 SW1/4 of Section 29, South 00°52'39" East, a distance of 21.75 feet to a set 1/2" iron rod with cap 12351 on a curve on the north right-of-way line of NM Highway 244, for the southeast corner of this tract; THENCE, along the north right-of-way line of NM Highway 244 and the arc of a curve to the right having a radius of 650.20 feet, through a central angle of 01°55'22", an arc length of 21.82 feet and having a long chord that bears North 70°37'41" West, a distance of 21.82 feet to a set 1/2" iron rod for a point of tangency; THENCE , North 69°40'00" West, a distance of 475.59 feet to a set 1/2" iron rod with cap 12351; THENCE, leaving the north right-of-way of NM Highway 244, North 43°13'06" West, a distance of 298.36 feet to a set 1/2" iron rod with cap 12351; THENCE, North 80°21'02" West, a distance of 170.86 feet to a set 1/2" iron rod; THENCE, along the arc of a curve to the left having a radius of 1063.04 feet, through a central angle of 31°34'38", an arc length of 585.87 feet, and having a long chord that bears North 50°27'37" West, a distance of 578.48 feet to a set 1/2" iron rod with cap 12351 on the west line of the SE1/4 NW1/4 of Section 29; THENCE, along said west line, North 00°47'56" West, a distance of 573.13 feet to a found 3/4" iron pipe for the NW 1/16 Corner of Section 29 for the northwest corner of this tract; THENCE, along the north line of the SE1/4 NW1/4 of Section 29, South 89°25'08" East, a distance of 1271.69 feet to the point and place of beginning, enclosing 29.318 acres of land, more or less.

TRACT 2 - LEGAL DESCRIPTION

A 35.921 acre tract of land in the SE1/4 NW1/4 and the NE1/4 SW1/4 of Section 29, T15S, R13E, NMPM, lying generally south of NM Highway 244 (NM Proj. No. S-1278(1)) and being more particularly described as follows; BEGINNING at a set 1/2" iron rod with cap 12351 on the south right-of-way of NM Highway 244, for the northeast corner of this tract, WHENCE, a found brass cap for the Center 1/4 Corner of Section 29, T15S, R13E, bears North 00°52'39" West, a distance of 169.54 feet; THENCE, from the point of beginning, leaving the south right-of-way of NM Highway 244, South 00°52'39" East, a distance of 1131.68 feet to a found brass cap for the Center-South 1/16 Corner of Section 29 for the southeast corner of this tract; THENCE, along the south line of the NE1/4 SW1/4 of Section 29, North 89°19'59" West, a distance of 1276.26 feet to a brass cap for the SW1/16 Corner of Section 29, for the southwest corner of this tract; THENCE, along the west line of said NE1/4 SW1/4, North 00°48'33" West, a distance of 985.66 feet to a set 1/2" iron rod with cap 12351 on the south right-of-way of NM Highway 244 for the northwest corner of this tract; THENCE, along said south right-of-way, North 53°39'00" East, a distance of 11.43 feet to a right-of-way T-rail; THENCE, North 36°21'00" West, a distance of 16.00 feet to a right-of-way T-rail; THENCE, North 53°39'00" East, a distance of 449.50 feet to a right-of-way T-rail; THENCE, South 36°21'00" East, a distance of 25.00 feet to a right-of-way T-rail; THENCE, along the arc of a curve to the right having a radius of 402.46 feet, through a central angle of 56°41'00", an arc length of 398.16 feet, and having a long chord that bears North 81°59'30" East, a distance of 382.12 feet to a set 1/2" iron rod with cap 12351 for the point of tangency; THENCE, South 69°40'00" East, a distance of 475.59 feet to a set 1/2" iron rod with cap 12351 for the point of curvature; THENCE, along the arc of a curve to the left having a radius of 791.20 feet, through a central angle of 05°27'37", an arc length of 75.40 feet and having a long chord that bears South 72°23'48" East, a distance of 75.37 feet to the point and place of beginning, enclosing 35.921 acres of land, more or less.

TRACT 3 - LEGAL DESCRIPTION

A 7.246 acre tract of land in the SE1/4 NW1/4 and the NE1/4 SW1/4 of Section 29, T15S, R13E, NMPM, lying generally north of NM Highway 244 (NM Proj. No. S-1278(1)), west and south of La Luz Canyon Road, and being more particularly described as follows; BEGINNING at a found brass cap for the Center-West 1/16 Corner of Section 29 for a point on the west boundary of this tract; THENCE, from the point of beginning, along the west line of the SE1/4 NW1/4 Section 29, North 00°47'56" West, a distance of 744.71 feet to a set 1/2" iron rod with cap 12351 on a curve on the north line of La Luz Canyon Road; THENCE, along the north line of La Luz Canyon Road and the arc of a curve to the right having a radius of 1063.04 feet, through a central angle of 31°34'38", an arc length of 585.87 feet, and having a long chord that bears South 50°27'37" East, a distance of 578.48 feet to a set 1/2" iron rod with cap 12351; THENCE, South 80°21'02" East, a distance of 170.86 feet to a set 1/2" iron rod with cap 12351; THENCE, South 43°13'06" East, a distance of 298.36 feet to a set 1/2" iron rod on a point of tangent to curve on the north right-of-way line of NM Highway 244; THENCE , along said north line and the arc of a curve to the left having a radius of 543.46 feet, through a central angle of 56°41'00", an arc length of 537.65 feet, and having a long chord that bears South 81°59'30" West, a distance of 515.99 feet to a right-of-way T-rail at a point of tangency; THENCE, South 53°39'00" West, a distance of 366.63 feet to a set 1/2" iron rod with cap 12351 at a point of intersection with the west line of the NE1/4 SW1/4 Section 29 and the north right-of-way line of NM Highway 244; THENCE, leaving the north right-of-way of NM Highway 244, along the west line of said NE1/4 SW1/4, North 00°48'33" West, a distance of 158.92 feet to the point and place of beginning, enclosing 7.246 acres of land, more or less.

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 RESPONSBILE 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: 12/3/10

STEVEN JOHN SANDOVAL NEW MEXICO 12351 REGISTERED PROFESSIONAL SURVEYOR

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 11:37 O'CLOCK, A.M., THIS 16th DAY

OF December, 2010

Robyn Holmes COUNTY CLERK

BY Christine Mario

RECEPTION NO. 201011219 PLAT BOOK: 71 PAGE: 39

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

CSS Proj. No. 10-123