

**PLAT OF SURVEY**  
**A 9.883 ACRE TRACT IN**  
**THE NW1/4 NE1/4 & THE NE1/4 NW1/4**  
**OF SECTION 28, T17S, R14E, NMPM**  
**OTERO COUNTY, NEW MEXICO**  
**JULY 2013**

**DOCUMENTS OF RECORD**

WARRANTY DEED - GOSS TO McMANUS, A 3.731 ACRE TRACT, FILED ON (MARCH 17, 1987) IN BOOK 516, PAGE 707

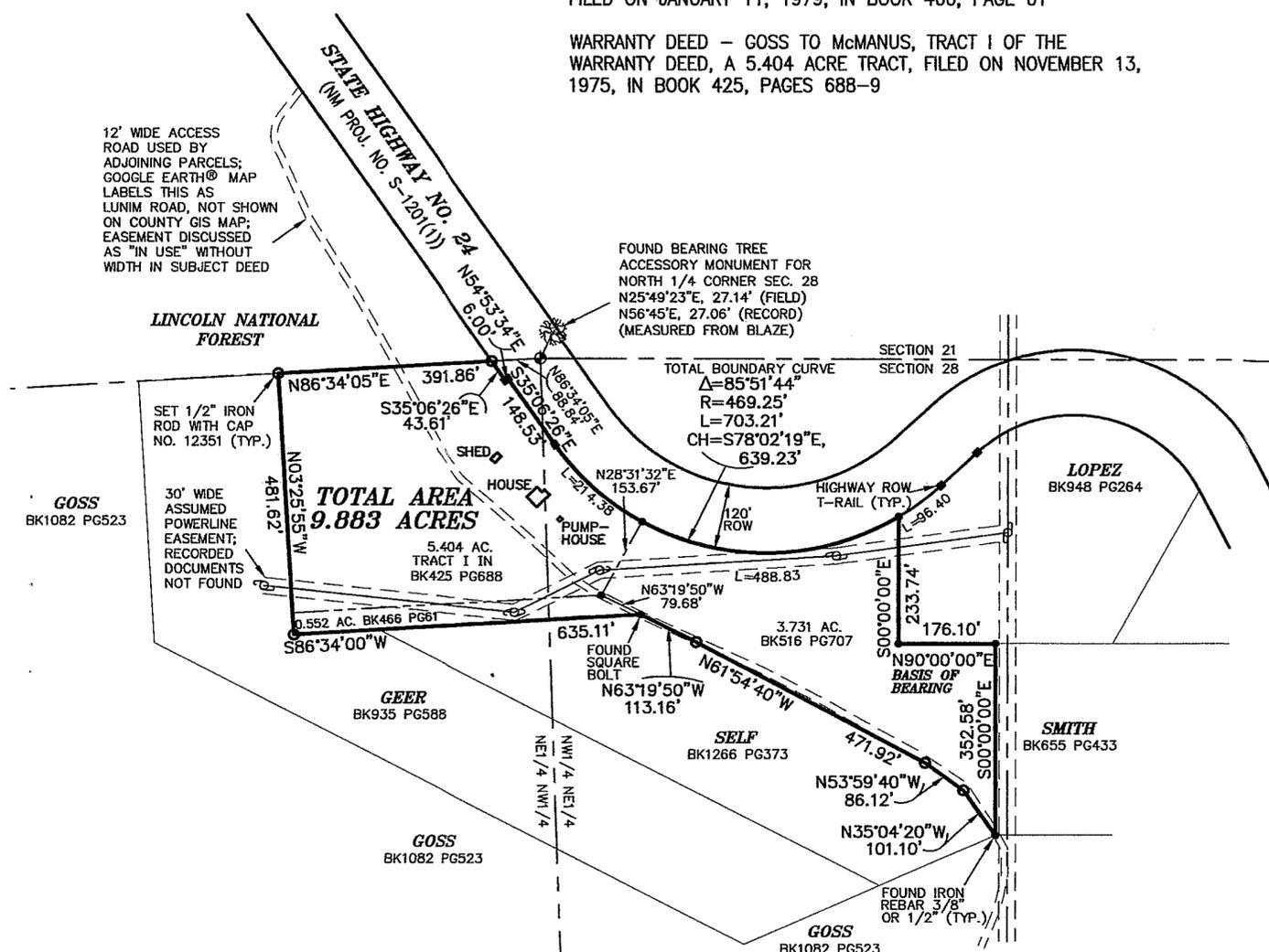
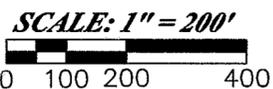
WARRANTY DEED - GOSS TO McMANUS, A 0.552 ACRE TRACT, FILED ON JANUARY 11, 1979, IN BOOK 466, PAGE 61

WARRANTY DEED - GOSS TO McMANUS, TRACT I OF THE WARRANTY DEED, A 5.404 ACRE TRACT, FILED ON NOVEMBER 13, 1975, IN BOOK 425, PAGES 688-9

**LEGAL DESCRIPTION**

A 9.883 ACRE TRACT IN THE NE1/4 NW1/4 & THE NW1/4 NE1/4 OF SECTION 28, T.17S., R.14E., N.M.P.M., NORTH OF WEED, OTERO COUNTY, NEW MEXICO, LYING GENERALLY SOUTH AND WEST OF STATE HIGHWAY 24, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT OF INTERSECTION OF THE NORTH LINE OF SECTION 28 AND THE WEST RIGHT-OF-WAY LINE OF STATE HIGHWAY 24 FOR THE NORTHEAST CORNER OF THIS TRACT, WHENCE, THE NORTH QUARTER-CORNER OF SECTION 28, T17S, R14E, BEARS N86°34'05"E, A DISTANCE OF 88.84 FEET; THENCE, FROM THE POINT OF BEGINNING, ALONG THE RIGHT-OF-WAY LINE OF NM HIGHWAY 24, S35°06'26"E, A DISTANCE OF 43.61 FEET; THENCE, N54°53'34"E, A DISTANCE OF 6.00 FEET; THENCE, S35°06'26"E, A DISTANCE OF 148.53 FEET TO A POINT OF CURVATURE; THENCE, ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 469.25 FEET, THROUGH A CENTRAL ANGLE OF 85°51'44", AN ARC LENGTH OF 703.21 FEET, AND HAVING A CHORD THAT BEARS S78°02'19"E, A DISTANCE OF 639.23 FEET; THENCE, LEAVING THE SOUTH RIGHT-OF-WAY LINE OF STATE HIGHWAY 24, S00°00'00"E, A DISTANCE OF 233.74 FEET; THENCE, N90°00'00"E, A DISTANCE OF 176.10 FEET; THENCE, S00°00'00"E, A DISTANCE OF 352.58 FEET; THENCE, N35°04'20"W, A DISTANCE OF 101.10 FEET; THENCE, N53°59'40"W, A DISTANCE OF 86.12 FEET; THENCE, N61°54'40"W, A DISTANCE OF 471.92 FEET; THENCE, N63°19'50"W, A DISTANCE OF 113.16 FEET; THENCE, S86°34'00"W, A DISTANCE OF 635.11 FEET; THENCE, N03°25'55"W, A DISTANCE OF 481.62 FEET TO A POINT ON THE NORTH LINE OF SECTION 28; THENCE, ALONG SAID NORTH LINE, N86°34'05"E, A DISTANCE OF 391.86 FEET TO THE POINT AND PLACE OF BEGINNING, ENCLOSING 9.883 ACRES OF LAND, MORE OR LESS.



**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,

AT 8:38 O'CLOCK, A.M., THIS 11<sup>th</sup> DAY OF July, 2012

Denise Guerra COUNTY CLERK

BY Monique Maynez

INSTRUMENT RECORD NO.: #201305957

**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.

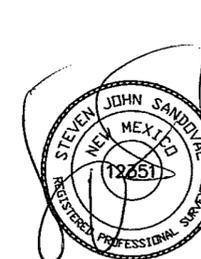
STEVEN J. SANDOVAL

NMPS NO. 12351

DATE: 7/11/13



**Construction Surveying Services**  
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