

--- BOUNDARY SURVEY ---
A 10.009 ACRE TRACT OF LAND IN LOT 8 OF SECTION 1, TOWNSHIP 16 SOUTH, RANGE 12 EAST, OF THE NEW MEXICO PRINCIPAL MERIDIAN, COUNTY OF OTERO, STATE OF NEW MEXICO.

UNIFORM PARCEL CODE NUMBER(S)
 TRACT = 12-06964

REFERENCE DOCUMENTS:

- (Documents used to determine the boundary and to prepare the plat of survey can be found in the Office of County Recorder, County of Otero, State of New Mexico. Unless otherwise specified.)
- A. WARRANTY DEED FROM LAYNE E. PRESLAR AND SUE FULLER PRESLAR TO NELL M. TORREY, RECORDED MAY 14, 1987 IN BOOK 826, PAGE 13.
 - D. RETRACEMENT SURVEY, SUBDIVISION AND MONUMENTATION PLAT OF SURVEY, A PORTION OF LOTS 5 AND 6, IN SECTION 1, TOWNSHIP 16 SOUTH, RANGE 12 EAST, OF THE NEW MEXICO PRINCIPAL MERIDIAN, SURVEYED BY WYATT A. SPARKS P.S. No. 8487, RECORDED NOVEMBER 18, 2004, IN BOOK 62 PAGE 3.

LEGAL DESCRIPTION

A 10.009 ACRE TRACT IN LOT 8, SECTION 1, T16S, R12E, NMPM, OTERO COUNTY, NEW MEXICO, LYING GENERALLY WEST OF EVERGREEN LANE, NORTH AND SOUTH OF BRANDING IRON ROAD, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

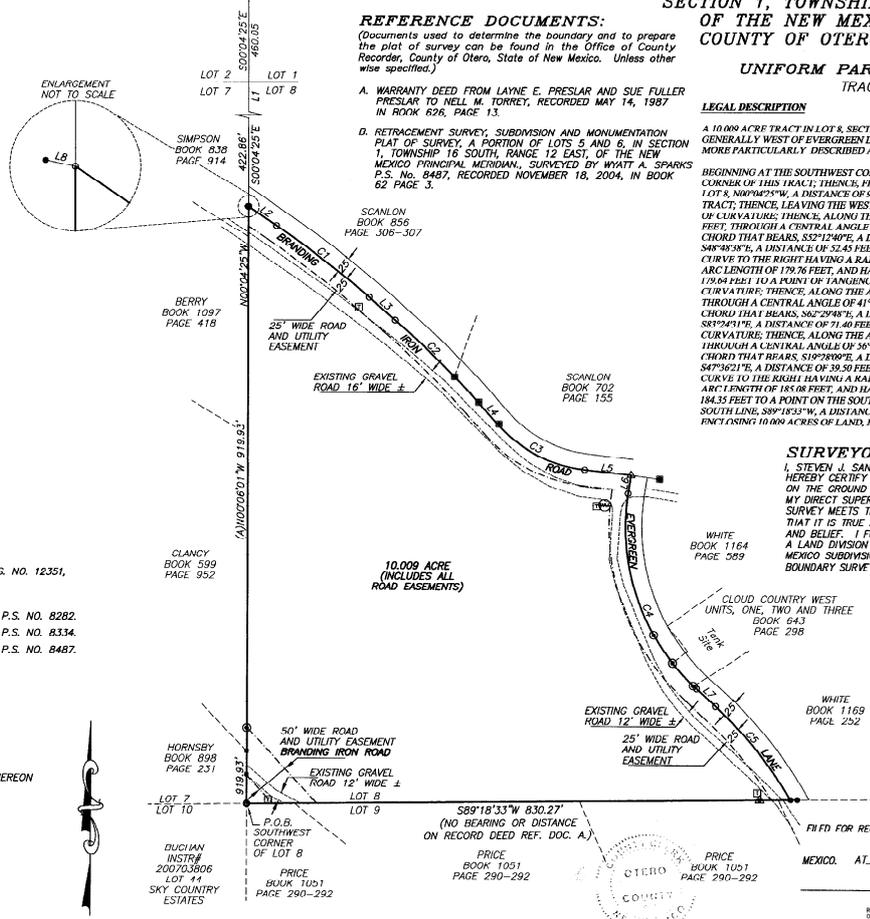
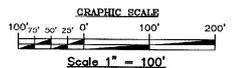
BEGINNING AT THE SOUTHWEST CORNER OF LOT 8, SECTION 1, T16S, R12E, NMPM, FOR THE SOUTHWEST CORNER OF THIS TRACT; THENCE, FROM THE POINT OF BEGINNING, ALONG THE WEST LINE OF SAID LOT 8, N40°04'25"W, A DISTANCE OF 519.8 FEET TO A POINT FOR THE NORTHWEST CORNER OF THIS TRACT; THENCE, LEAVING THE WEST LINE OF LOT 8, S55°50'42"E, A DISTANCE OF 51.78 FEET TO A POINT OF CURVATURE; THENCE, ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 1514.66 FEET, THROUGH A CENTRAL ANGLE OF 06°48'03", AN ARC LENGTH OF 179.79 FEET, AND HAVING A LONG CHORD THAT BEARS, S52°24'02"E, A DISTANCE OF 179.88 FEET TO A POINT OF TANGENCY; THENCE, S48°48'38"E, A DISTANCE OF 32.45 FEET TO A POINT OF CURVATURE; THENCE, ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 1423.38 FEET, THROUGH A CENTRAL ANGLE OF 07°11'33", AN ARC LENGTH OF 179.76 FEET, AND HAVING A LONG CHORD THAT BEARS, S49°11'51"E, A DISTANCE OF 179.64 FEET TO A POINT OF TANGENCY; THENCE, S41°35'05"E, A DISTANCE OF 45.34 FEET TO A POINT OF CURVATURE; THENCE, ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 38.59 FEET, THROUGH A CENTRAL ANGLE OF 56°16'23", AN ARC LENGTH OF 33.58 FEET, AND HAVING A LONG CHORD THAT BEARS, S62°24'43"E, A DISTANCE OF 49.46 FEET TO A POINT OF TANGENCY; THENCE, S89°24'19"E, A DISTANCE OF 71.40 FEET; THENCE, S08°40'02"W, A DISTANCE OF 29.06 FEET TO A POINT OF CURVATURE; THENCE, ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 318.59 FEET, THROUGH A CENTRAL ANGLE OF 41°49'26", AN ARC LENGTH OF 152.83 FEET, AND HAVING A LONG CHORD THAT BEARS, S62°24'43"E, A DISTANCE OF 149.46 FEET TO A POINT OF TANGENCY; THENCE, S89°24'19"E, A DISTANCE OF 71.40 FEET; THENCE, S08°40'02"W, A DISTANCE OF 29.06 FEET TO A POINT OF CURVATURE; THENCE, ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 318.59 FEET, THROUGH A CENTRAL ANGLE OF 41°49'26", AN ARC LENGTH OF 152.83 FEET, AND HAVING A LONG CHORD THAT BEARS, S38°48'26"E, A DISTANCE OF 184.35 FEET TO A POINT ON THE SOUTH LINE OF LOT 8, SECTION 1, T16S, R12E; THENCE, ALONG SAID SOUTH LINE, S89°18'33"W, A DISTANCE OF 830.27 FEET TO THE POINT AND PLACE OF BEGINNING, ENCLAVING 10.009 ACRES OF LAND, MORE OR LESS.

LINE TABLE

LINE	BEARING	DISTANCE
L-1(A)	S00°06'01"E	422.86'
L-2	S55°36'16"E	51.78'
L-3(A)	S48°48'38"E	52.45'
L-3	S48°48'38"E	32.45'
L-4(A)	S41°35'05"E	45.34'
L-4	S41°35'05"E	45.34'
L-5(A)	S83°24'31"E	71.40'
L-5	S83°24'31"E	71.40'
L-6(A)	S08°40'02"W	29.06'
L-6	S08°40'02"W	29.06'
L-7(A)	S47°38'21"E	39.50'
L-7	S47°38'21"E	39.50'
L-8	N78°01'15"W	1.54'

LEGEND:

- SET NO. 4 REBAR WITH CAP P.S. NO. 12351, BY THIS SURVEY.
- ◆ FOUND U.S.G.L.O. BRASS CAPS.
- FOUND NO. 4 REBAR WITH CAP P.S. NO. 8282.
- ⊙ FOUND NO. 4 REBAR WITH CAP P.S. NO. 8334.
- △ FOUND NO. 4 REBAR WITH CAP P.S. NO. 8487.
- FOUND 3/4" PIPE
- FOUND #3 REBAR
- ▲ FOUND #4 REBAR
- FOUND #5 REBAR
- ⊞ TELEPHONE PEDESTAL
- (V) WATER VALVE
- (L) REFERENCE DOCUMENT LISTED HEREON



SURVEYORS 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.

DATE: 7/25/14

CURVE TABLE

CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DIST.
C-1	1514.66	06°48'03"	179.79	S52°24'40"E	179.68
C-2	1423.38	07°11'33"	179.76	S49°11'51"E	179.64
C-3	209.37	41°49'26"	152.83	S62°24'48"E	149.46
C-4	336.59	56°16'23"	33.58	S19°28'09"E	317.45
C-5	602.61	17°35'23"	185.08	S38°48'36"E	184.35

FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF OTERO COUNTY, NEW MEXICO, AT _____ O'CLOCK _____ M. THIS _____ DAY OF _____ 2014.

COUNTY CLERK, BY _____

JOB NO. 14-904	DATE: 7-24-14	DRAWN BY: G.J.C	Indexing Information for County Clerk			CONSTRUCTION SURVEYING SERVICES		
PLAT NO. 974	SCALE 1" = 100'	CHKD BY: S.J.S	Owner(s)	Section(s)	Township	Range	P.O. BOX 2286	ALAMOGORDO, NEW MEXICO 88311
			NELL M. TORREY	7	16 S.	12 E.		PH. (505)443-8202