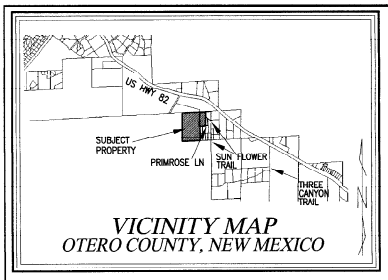
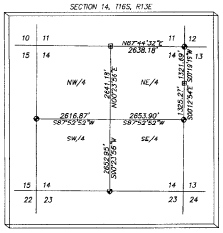


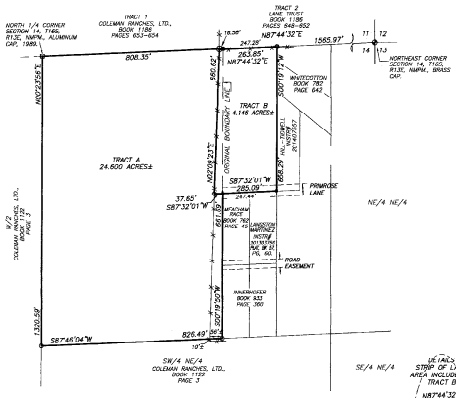
VICINITY MAP
OTERO COUNTY, NEW MEXICO

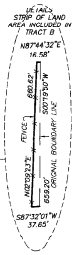
CLAIM OF EXEMPTION

A SURVEY PLAT OF TWO TRACTS OF LAND IN THE NW1/4 NE1/4 SECTION 14, TOWNSHIP 16 SOUTH, RANGE 13 EAST, OF THE NEW MEXICO PRINCIPAL MERIDIAN, IN THE COUNTY OF OTERO, STATE OF NEW MEXICO.

Indexing Information for County Clerk		
SECTION	TOWNSHIP	RANGE
14	16 S	13 E







NOTE:
ACREAGE OF STRIP OF LAND FROM FENCE TO ORIGINAL BOUNDARY LINE INCLUDED IN TRACT B IS 17863.17 SQUARE FEET, 0.410 ACRES.

GRAPHIC SCALE
200 100' 50' 0' 200' 400'
Scale 1" = 200'

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 other wise specified.)

A. WARRANTY DEED, TO DONALD LEROY ELLIS AND DONNA ELAINE ELLIS, RECORDED JANUARY 29, 2004, IN BOOK 1117 PAGE 463.

B. GENERAL WARRANTY DEED, TO COLEMAN RANCHES LTD., A TEXAS LIMITED PARTNERSHIP, RECORDED MAY 3, 2004, IN BOOK 1123 PAGES 3-4.

C. PLAT OF SURVEY, A 0.937 ACRE TRACT, SURVEYED BY STEVEN J. SANDOVAL, P.S. NO.12351, RECORDED JANUARY 10, 2002, IN BOOK 57 PAGE 60.

D. CLAIM OF EXEMPTION PLAT, SURVEYED BY KLAD ZIMMERLE P.S. NO. 8334 RECORDED MAY 13, 2005, IN BOOK 1186 PAGES 648-652.

E. CLAIM OF EXEMPTION PLAT, SURVEYED BY KLAD ZIMMERLE P.S. NO. 8334 RECORDED SEPTEMBER 21, 2006, IN BOOK 69 PAGE 86.

NOTES:
1. BASIS OF BEARING BASED ON GRID NORTH DERIVED FROM GLOBAL POSITIONING SYSTEM (GPS) EQUIPMENT WITH THE BASE SET UP AT LATITUDE: 32°55'28.26" AND LONGITUDE: 105°35'06.49".
2. PROPERTY IS SUBJECT TO EASEMENTS, RESTRICTIONS AND RESERVATIONS OF RECORD.

LEGEND:
- SET NO. 4 REBAR WITH CAP P.S. NO. 12351, BY THIS SURVEY.
- FOUND NO. 4 REBAR WITH CAP (SIKA) P.S. NO. 8334.
- FOUND NO. 4 REBAR WITH CAP P.S. NO. 20809.
- FOUND NO. 4 REBAR WITH CAP P.S. NO. 12351.
- FOUND NO. 3 REBAR.
- FOUND BRASS CAP.
- FOUND ALUMINUM CAP.
- WIRE FENCE.

DEDICATION

STATE OF NEW MEXICO) SS
COUNTY OF OTERO)

KNOW ALL PEOPLE BY THESE PRESENTS THAT DONALD LEROY ELLIS AND DONNA ELAINE ELLIS ARE THE OWNERS AND PROPRIETORS OF A 3.14 ACRE TRACT (PARCEL 1) (2-EQUAL) AND COLEMAN CATTLE CO., INC., A TEXAS CORPORATION, DUDLEY M. COLEMAN, OFFICER OF THE CORPORATION, IS THE OWNER AND PROPRIETOR OF THE WEST 35 ACRES OF THE NW1/4 NE1/4 SECTION 14, T16S, R13E (PART OF PARCEL 6) 13-00750) AND SAID OWNERS AND PROPRIETORS HEREBY CLAIM AN EXEMPTION FROM THE OTERO COUNTY SUBDIVISION REGULATIONS AND CERTIFY THAT THIS TRANSACTION INVOLVES:

EXEMPTED SUBDIVISION #5 – THE DIVISION OF LAND RESULTING ONLY IN THE ALTERATION OF PARCEL BOUNDARIES WHERE PARCELS ARE ALTERED FOR THE PURPOSE OF INCREASING OR REDUCING THE SIZE OF CONTIGUOUS PARCELS AND WHERE THE NUMBER OF PARCELS IS NOT INCREASED.

THE REVISED LEGAL DESCRIPTIONS FOR THESE TRACTS ARE:

DESCRIPTION–TRACT A
A TRACT OF LAND IN THE NW1/4 NE/4 SECTION 14, T16S R13E, NMPM., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 14 AND GOING S87°44'32"W A DISTANCE OF 1565.97 FEET ALONG THE NORTH LINE OF SAID SECTION 14 TO THE PLACE OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED; THENCE S02°09'23"W A DISTANCE OF 660.62 FEET; THENCE N00°32'01"E A DISTANCE OF 37.65 FEET; THENCE S00°19'50"W A DISTANCE OF 661.69 FEET TO THE SOUTH LINE OF SAID NW/4 NE/4 SECTION 14; THENCE S87°46'04"W A DISTANCE OF 826.49 FEET ALONG SOUTH LINE OF NW/4 NE/4 TO THE WEST LINE OF SAID NW/4 NE/4 OF SECTION 14; THENCE N00°31'56"E A DISTANCE OF 1320.59 FEET ALONG THE WEST LINE OF NW/4 NE/4 TO THE NORTH LINE OF SAID SECTION 14 SAID POINT BEING THE NORTH ONE QUARTER CORNER OF SECTION 14; THENCE N87°44'32"E A DISTANCE OF 808.35 FEET ALONG THE NORTH LINE OF SECTION 14 TO THE PLACE OF BEGINNING, AND CONTAINING 24.600 ACRES, MORE OR LESS.

DESCRIPTION–TRACT B
A TRACT OF LAND IN THE NW/4 NE/4 SECTION 14, T16S R13E, NMPM., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 14 AND GOING S87°44'32"W A DISTANCE OF 1565.97 FEET ALONG THE NORTH LINE OF SAID SECTION 14 TO THE PLACE OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED; THENCE S00°19'12"W A DISTANCE OF 658.29 FEET; THENCE S87°32'01"W A DISTANCE OF 285.09 FEET; THENCE N00°09'33"E A DISTANCE OF 660.62 FEET TO THE NORTH LINE OF SAID SECTION 14; THENCE N87°44'32"E A DISTANCE OF 247.25 FEET ALONG THE NORTH LINE OF SECTION 14 TO THE SAID PLACE OF BEGINNING, AND CONTAINING 4.146 ACRES, MORE OR LESS.

IN THE RECORDING OF THIS PLAT, SAID OWNERS AND PROPRIETORS HEREBY CAUSE SAID LOTS TO BE VACATED AND REPLATTED AS SHOWN ON THIS PLAT, AND DO CAUSE ALL THE STREETS AND EASEMENTS WITHIN THE BOUNDS OF THE ABOVE DESCRIBED TRACT OF LAND SO DRAWED FOR THE PURPOSES AS SHOWN HEREON. THIS PLAT IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETORS OF SAID TRACTS OF LAND. IN WITNESS THEREOF

SAID OWNERS AND PROPRIETORS HAVE SET THEIR HANDS AND SEALS ON THIS 6th DAY OF November, 2015.

DONALD LEROY ELLIS — DONNA ELAINE ELLIS

COLEMAN CATTLE CO., INC., A TEXAS CORPORATION,
DUDLEY M. COLEMAN, OFFICER OF THE CORPORATION

STATE OF New Mexico
COUNTY OF San Juan)SS

THE FOREGOING DOCUMENT WAS SUBSCRIBED AND SWORN TO BEFORE ME THIS 6th DAY OF November 2015, BY DONALD LEROY ELLIS AND DONNA ELAINE ELLIS. WITNESS MY HAND AND SEAL ON THIS DAY AND YEAR LAST WRITTEN ABOVE.

MY COMMISSION EXPIRES 12-11-2015 — Valerie Wheeler NOTARY PUBLIC

OFFICIAL SEAL
Valerie Wheeler
NOTARY PUBLIC
STATE OF NEW MEXICO
MY COMMISSION EXPIRES 12-11-2015

STATE OF NEW MEXICO)
COUNTY OF LEA)SS

THE FOREGOING DOCUMENT WAS SUBSCRIBED AND SWORN TO BEFORE ME THIS 3rd DAY OF OCTOBER 2015, BY DUDLEY M. COLEMAN, OFFICER OF COLEMAN CATTLE CO., INC., A TEXAS CORPORATION, ON BEHALF OF SAID CORPORATION. WITNESS MY HAND AND SEAL ON THIS DAY AND YEAR LAST WRITTEN ABOVE.

MY COMMISSION EXPIRES 4-5-2018 — NOTARY PUBLIC — 4-5-2018

APPROVED BY OTERO COUNTY, AS CLAIM OF EXEMPTION(S) NO(S). 15-332 ON THIS 9th DAY OF November 2015.

PLANNING COORDINATOR

FILING
STATE OF NEW MEXICO)
COUNTY OF OTERO) SS

RECORDED IN THE OFFICE OF THE COUNTY CLERK AND EX-OFFICIO RECORDER OF OTERO COUNTY, NEW MEXICO, AT _____ O'CLOCK, _____ M., THIS _____ DAY OF _____ 2015.

_____ COUNTY CLERK.

BY _____ INSTRUMENT NO. _____

Construction Surveying Services
PO Box 2295, Alamogordo, NM 88311
(575) 443-6202 FAX (575) 443-1151

SURVEYOR'S CERTIFICATE

I, STEVEN J. SANDOVAL, A NEW MEXICO REGISTERED PROFESSIONAL SURVEYOR, CERTIFY THAT I CONDUCTED AND AM RESPONSIBLE FOR THIS SURVEY, THAT THIS SURVEY IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT THIS SURVEY AND PLAT MEET THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO.

STEVEN J. SANDOVAL NMPS NO. 12351 DATE October 29, 2015

STEVEN JOHN SANDOVAL NEW MEXICO 12351 PROFESSIONAL SURVEYOR

OTERO COUNTY ELECTRONICALLY RECORDED

2015 00811 11/17/2015 08:12:38 PM PAGE 1 OF 1 $15.00
OTERO COUNTY, NEW MEXICO
OFFICIAL RECORDS
Valerie Espinoza, Otero County Clerk

CSS Proj. No. 15-988

Sheet 1 of 1