

# TIMBERON SUBDIVISION

UNIT-10  
 412 LOTS — CONTAINING 255.298 ACRES  
 PORTION OF SECTIONS 22 & 23,  
 T-19-S, R-12-E, N.M.P.M.  
 OTERO COUNTY, NEW MEXICO

SCALE: 1" = 200' DATE: MARCH 1978

BASIL SMITH ENGINEERING CO. — EL PASO, TEXAS

TIMBERON UNIT 10  
 BK 24 PGS 47 - 58  
 1 OF 6

**DEDICATION**

State of New Mexico  
 County of Otero  
 This is to certify that the above Plot of Blocks 104, 105, 106, 107, 108, 109, 110, 111 and 112, Unit 10, Timberon Subdivision, a Subdivision in Otero County, New Mexico, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors thereof who by the filing of this Plat do hereby dedicate to the use of the public the Roadways, Parking Areas, Parks and Utility Easements shown thereon.  
 In witness whereof said owners and proprietors have set their hands and seals this 21<sup>st</sup> day of MARCH, 1978.  
 North American Land Developments, Inc.  
 By: John S. Mobley  
 President  
Carl B. Rossi  
 Assistant Secretary-Treasurer, Carl B. Rossi

**ACKNOWLEDGEMENT**

State of New Mexico  
 County of Otero  
 The foregoing instrument was acknowledged before me by Johnny A. Mobley and Carl B. Rossi, being the President and Assistant Secretary-Treasurer, respectively of North American Land Developments, Inc., in behalf of said inc.  
 On this 21<sup>st</sup> day of March, 1978  
Anne Karlin  
 Notary Public  
 My Commission expires 10-8-80

**FILING**

State of New Mexico  
 County of Otero  
 Filed for Record in the Office of the County Clerk and Recorder of the County of Otero, New Mexico, on the 21<sup>st</sup> day of March, 1978  
 By: Debra Olson Deputy County Clerk  
Margaret D. Sanchez County Clerk  
 Reception No. 41220  
 State of New Mexico  
 County of Otero  
 This Plat of Blocks 104 thru 112 inclusive, Unit 10, Timberon Subdivision was approved by the Otero County Commission on this 5<sup>th</sup> day of MARCH, 1978  
William F. Merriam Chairman  
Margaret D. Sanchez County Clerk

**ENGINEER'S CERTIFICATE**

I, Basil R. Smith, Registered Professional Civil Engineer and Land Surveyor, certify this to be a true Plat of Survey made by me or under my supervision in the field and that all measurements are true and correct to the best of my knowledge and belief.  
Basil R. Smith  
 Basil R. Smith, P.E., L.S., N.M. Reg. No. 14,225  
 This Subdivision lies within the Planning and Zoning jurisdiction of Otero County, and is subject to the New Mexico Subdivision Act.  
 By: Margaret D. Sanchez Deputy County Clerk  
John S. Mobley Developer  
 Restrictive Covenants applicable to this Subdivision are recorded in Book 24 of the records of Otero County.

Disclosure statement as required by the New Mexico Subdivision Act is recorded in Book 24 of the records of Otero County.  
 Approved this 11<sup>th</sup> day of Feb, 1978  
John S. Mobley 1553  
 Submitting Surveyor, N.M. Reg. No.  
 Approved this 22<sup>nd</sup> day of MARCH, 1978  
 OTERO COUNTY PLANNING COMMISSION  
George James Secretary  
William F. Merriam Chairman  
 Approved this 5<sup>th</sup> day of MARCH, 1978  
 BOARD OF COUNTY COMMISSIONERS  
William F. Merriam Chairman

**TIMBERON SUBDIVISION**  
**UNIT 10**  
 CONTAINING 255.298 ACRES  
 PORTION OF SECTIONS 22 & 23, T-19-S, R-12-E, N.M.P.M.  
 OTERO COUNTY, NEW MEXICO

Property Description

BEING the description of a parcel of land to be known hereafter as Timberon Subdivision Unit 10, lying in and being a portion of Sections 22 and 23, Township 19 South, Range 12 East, New Mexico Principal Meridian, Otero County, New Mexico, and being more particularly described by metes and bounds as follows:

**BEGINNING** at the corner common to Sections 14, 15, 22 and 23 in Township 19 South, Range 12 East, New Mexico Principal Meridian, Otero County, New Mexico; **thence North 89°23'00" West** along the boundary line between Sections 15 and 22 a distance of 713.55 feet to a point lying Southwesterly right of way line of Sacramento Drive (30 foot wide), said point being the true point of beginning of the parcel of land being described:

**THENCE** South 31°15'30" East along the Southwesterly right of way line of Sacramento Drive a distance of 80.12 feet;

**THENCE** along the Westerly right of way line of Sacramento Drive a distance of 113.25 feet along the arc of a curve to the right whose central angle is 53°24'00", whose radius is 117.03 feet and whose long chord bears South 03°33'30" East a distance of 109.56 feet;

**THENCE** South 21°08'30" West along the Northwesterly right of way line of Sacramento Drive a distance of 122.63 feet;

**THENCE** along the Westerly right of way line of Sacramento Drive a distance of 2000.9 feet along the arc of a curve to the left whose central angle is 68°42'00", whose radius is 130.63 feet and whose long chord bears South 17°12'30" East a distance of 183.17 feet;

**THENCE** South 58°33'30" East along the Southwesterly right of way line of Sacramento Drive a distance of 322.86 feet;

**THENCE** continuing along the Southwesterly right of way line of Sacramento Drive a distance of 235.44 feet along the arc of a curve to the right whose central angle is 22°34'00", whose radius is 349.10 feet and whose long chord bears South 26°16'30" East a distance of 233.64 feet;

**THENCE** South 33°59'30" East continuing along the Southwesterly right of way line of Sacramento Drive a distance of 100.34 feet;

**THENCE** continuing along the Southwesterly right of way line of Sacramento Drive a distance of 240.94 feet along the arc of a curve to the right whose central angle is 16°42'00", whose radius is 226.64 feet and whose long chord bears South 25°38'30" East a distance of 240.09 feet;

**THENCE** South 17°17'30" East continuing along the Southwesterly right of way line of Sacramento Drive a distance of 100.15 feet;

**THENCE** North 78°42'30" East across Sacramento Drive a distance of 50.00 feet;

**THENCE** South 7°17'30" East along the Northwesterly right of way line of Sacramento Drive a distance of 120.01 feet;

**THENCE** along the Easterly right of way line of Sacramento Drive a distance of 1022.7 feet along the arc of a curve to the right whose central angle is 72°15'30", whose radius is 56.64 feet and whose long chord bears South 13°23'15" West a distance of 102.17 feet;

**THENCE** along the Southeastery right of way line of Sacramento Drive a distance of 271.46 feet along the arc of a curve to the left whose central angle is 59°11'00", whose radius is 288.61 feet and whose long chord bears South 25°22'30" West a distance of 263.29 feet;

**THENCE** South 04°13'00" East along the Easterly right of way line of Sacramento Drive a distance of 30.00 feet;

**THENCE** South 85°47'00" West across Sacramento Drive a distance of 50.00 feet;

**THENCE** a distance of 31.41 feet along the arc of a curve to the left whose central angle is 90°00'00", whose radius is 20.00 feet and whose long chord bears N10°13'00" West a distance of 28.28 feet to a point lying the Southerly right of way line of Pawhuska Drive (30 foot wide);

**THENCE** South 85°47'00" West along the Southerly right of way line of Pawhuska Drive a distance of 75.00 feet;

**THENCE** continuing along the Southerly right of way line of Pawhuska Drive a distance of 256.79 feet along the arc of a curve to the right whose central angle is 23°51'00", whose radius is 616.89 feet and whose long chord bears North 82°17'30" West a distance of 254.94 feet;

**THENCE** North 70°22'00" West along the Southwesterly right of way line of Pawhuska Drive a distance of 104.77 feet;

**THENCE** continuing along the Southwesterly right of way line of Pawhuska Drive a distance of 205.27 feet along the arc of a curve to the right whose central angle is 14°32'00", whose radius is 302.24 feet and whose long chord bears North 63°06'00" West a distance of 204.72 feet;

**THENCE** North 55°50'30" West continuing along the Southwesterly right of way line of Pawhuska Drive a distance of 416.77 feet;

**THENCE** continuing along the Southwesterly right of way line of Pawhuska Drive a distance of 202.83 feet along the arc of a curve to the right whose central angle is 16°32'00", whose radius is 713.28 feet and whose long chord bears North 27°34'00" West a distance of 205.11 feet;

**THENCE** North 39°48'00" West continuing along the Southwesterly right of way line of Pawhuska Drive a distance of 604.33 feet;

**THENCE** continuing along the Southwesterly right of way line of Pawhuska Drive a distance of 283.97 feet along the arc of a curve to the left whose central angle is 21°11'30", whose radius is 784.47 feet and whose long chord bears North 29°56'30" West a distance of 282.34 feet;

**THENCE** along the Southerly right of way line of Pawhuska Drive a distance of 263.33 feet along the arc of a curve to the left whose central angle is 63°27'00", whose radius is 470.18 feet and whose long chord bears South 87°44'30" West a distance of 187.60 feet;

**THENCE** South 56°04'00" West along the Southeastery right of way line of Pawhuska Drive a distance of 622.90 feet;

**THENCE** continuing along the Southeastery right of way line of Pawhuska Drive a distance of 207.42 feet along the arc of a curve to the left whose central angle is 09°51'30", whose radius is 1247.72 feet and whose long chord bears South 37°18'15" West a distance of 201.12 feet;

**THENCE** North 23°27'30" West across Pawhuska Drive (30 foot wide) a distance of 50.00 feet;

**THENCE** a distance of 3073 feet along the arc of a curve to the left whose central angle is 28°02'30", whose radius is 2000 feet and whose long chord bears North 02°31'30" East a distance of 2780 feet to a point lying in the Southwesterly right of way line of Hasco Drive (30 foot wide);

**THENCE** North 41°30'00" West along the Southwesterly right of way line of Hasco Drive a distance of 343.27 feet;

**THENCE** along the Westerly right of way line of Hasco Drive a distance of 361.49 feet along the arc of a curve to the right whose central angle is 65°40'00", whose radius is 482.91 feet and whose long chord bears North 08°40'00" West a distance of 531.86 feet;

**THENCE** North 22°10'00" East along the Northwesterly right of way line of Hasco Drive a distance of 602.29 feet;

**THENCE** continuing along the Northwesterly right of way line of Hasco Drive a distance of 156.48 feet along the arc of a curve to the left whose central angle is 24°10'00", whose radius is 222.12 feet and whose long chord bears North 12°05'00" East a distance of 185.10 feet;

**THENCE** North along the West right of way line of Hasco Drive a distance of 331.02 feet;

**THENCE** a distance of 31.41 feet along the arc of a curve to the left whose central angle is 20°00'00", whose radius is 20.00 feet and whose long chord bears North 45°00'00" West a distance of 28.28 feet to a point lying in the Southwesterly right of way line of Wichita Drive (30 foot wide);

**THENCE** North across Wichita Drive (30 foot wide) a distance of 30.00 feet to a point lying in the North right of way line of Wichita Drive;

**THENCE** East a distance of 45.00 feet to a point lying in the North right of way line of Wichita Drive;

**THENCE** North a distance of 260.65 feet to a point lying in the boundary line between Sections 22 and 23;

**THENCE** South 89°50'00" East along the boundary line between Sections 22 and 23 a distance of 2052.18 feet to a point said point being the common quarter corner of said Sections;

**THENCE** South 89°33'00" East continuing along the boundary line of Sections 22 and 23 a distance of 180.05 feet to the true point of beginning of a parcel of land being described and containing 255.298 acres more or less.

Dedication

STATE OF NEW MEXICO ) ss  
 COUNTY OF OTERO )

This is to certify that the above Plot of Blocks 104, 105, 106, 107, 108, 109, 110, 111 and 112, Unit 10 Timberon Subdivision, a Subdivision in Otero County, New Mexico, is made with the free consent and in accordance with the desires of the interested owners and proprietors thereof who by the filing of this Plot do hereby dedicate to the use of the Public the Road ways, Parking Areas, Parks and Utility easements shown thereon.

In witness whereof said owners and proprietors have set their hands and seals this 21<sup>st</sup> day of MARCH 1978

North American Land Developments, Inc.

By: John F. Moley, President, Johnny F. Moley

Witness: Carl A. Rossi, Assistant Secretary-Treasurer, Carl A. Rossi

Acknowledgement

STATE OF NEW MEXICO ) ss  
 COUNTY OF OTERO )

The foregoing instrument was acknowledged to me by Johnny F. Moley and Carl A. Rossi being the President and Assistant Secretary-Treasurer respectively of North American Land Developments, Inc., in behalf of said owners, on this 21<sup>st</sup> day of March 1978.

Angie Rustin, Notary Public

My Commission Expires 10-8-80

Filing

STATE OF NEW MEXICO ) ss  
 COUNTY OF OTERO )

I hereby certify that this instrument was filed for record on the 26 day of March 1978, at 11:00 o'clock P.M., and duly recorded in Book 24, Page 47-58 of the records of Otero County.

By: Belen Oldea, Deputy Margaret Sanchez, County Clerk

# 41220

Approval

STATE OF NEW MEXICO ) ss  
 COUNTY OF OTERO )

This Plot of Blocks 104, 105, 106, 107, 108, 109, 110, 111 and 112, Unit 10 Timberon Subdivision was approved by the Otero County Commission on this 5th day of March 1978.

William F. Menden, Chairman Margaret Sanchez, County Clerk

Engineer's Certificate

I, Basil R. Smith, Registered Professional Civil Engineer and Land Surveyor certify this to be a true Plot of Survey made by me or under my supervision in the field and that all measurements are true and correct to the best of my knowledge and belief.

Basil R. Smith, P.E., S.L.S. Lic. No. NM 2257

This Subdivision lies within the planning and planning jurisdiction of Otero County, and is subject to the New Mexico Subdivision Act.

By: Margaret Sanchez, Deputy County Clerk

The Developer hereby agrees to construct at his own expense, all roads in this Subdivision including but not limited to, grading, drainage, base course, culverts and bridges.

John F. Moley, Developer

The Restrictive Covenants applicable to this Subdivision are recorded in Book 469, Page 41-43 of the records of Otero County.

Disclosure Statement as required by the New Mexico Subdivision Act is recorded in Book \_\_\_\_\_ Page \_\_\_\_\_ of the records of Otero County.

Approved this 11<sup>th</sup> day of Dec 1977

John S. Kang, 1553, N.M. Reg. No.

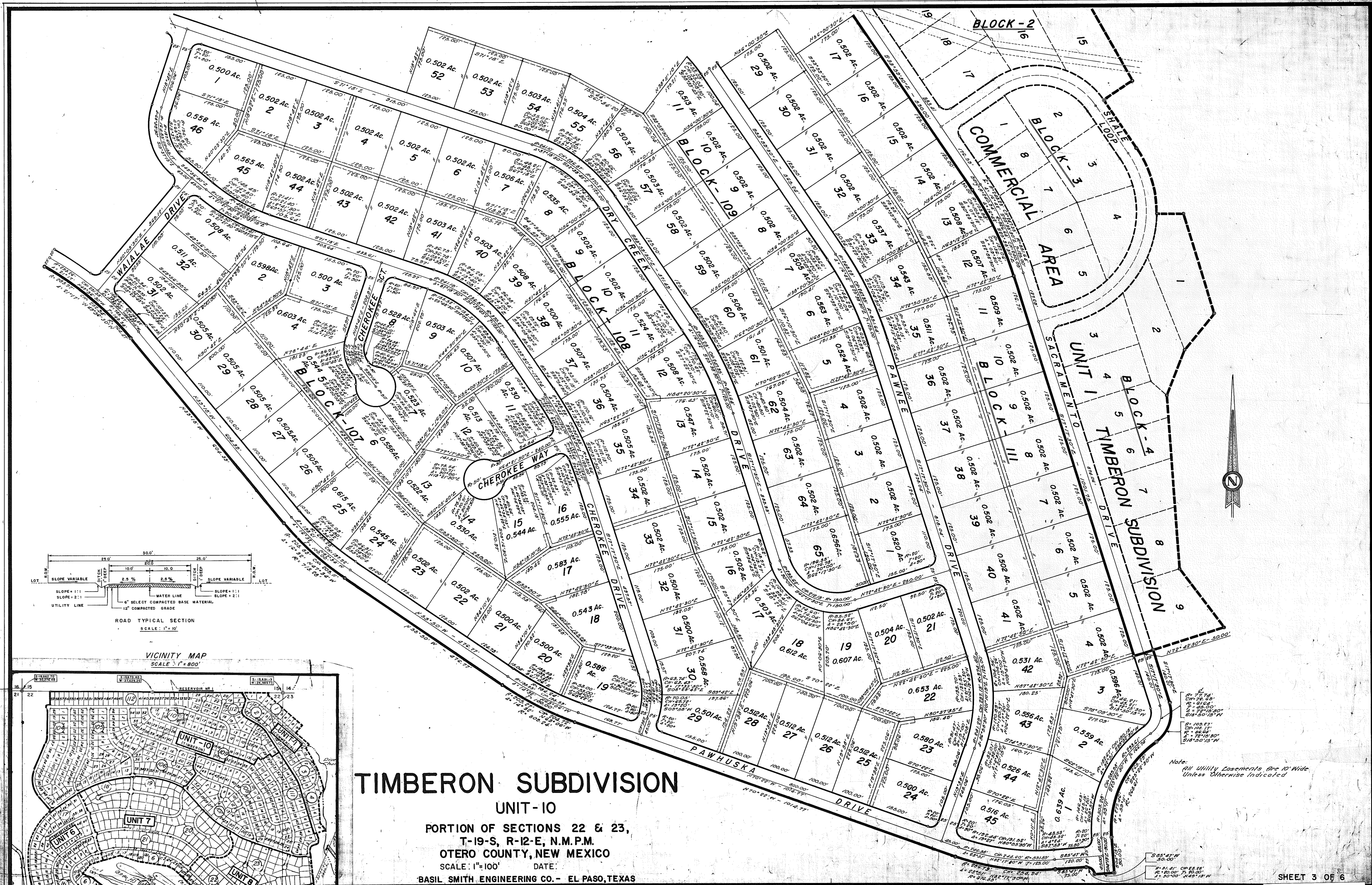
Approved this 22<sup>nd</sup> day of MARCH 1978 OTERO COUNTY PLANNING COMMISSION

Approved this 5<sup>th</sup> day of MARCH 1978 BOARD OF COUNTY COMMISSIONERS

Witness: Carl A. Rossi, Secretary William F. Menden, Chairman

TIMBERON UNIT 10  
 BK 24 PGS 47 - 58  
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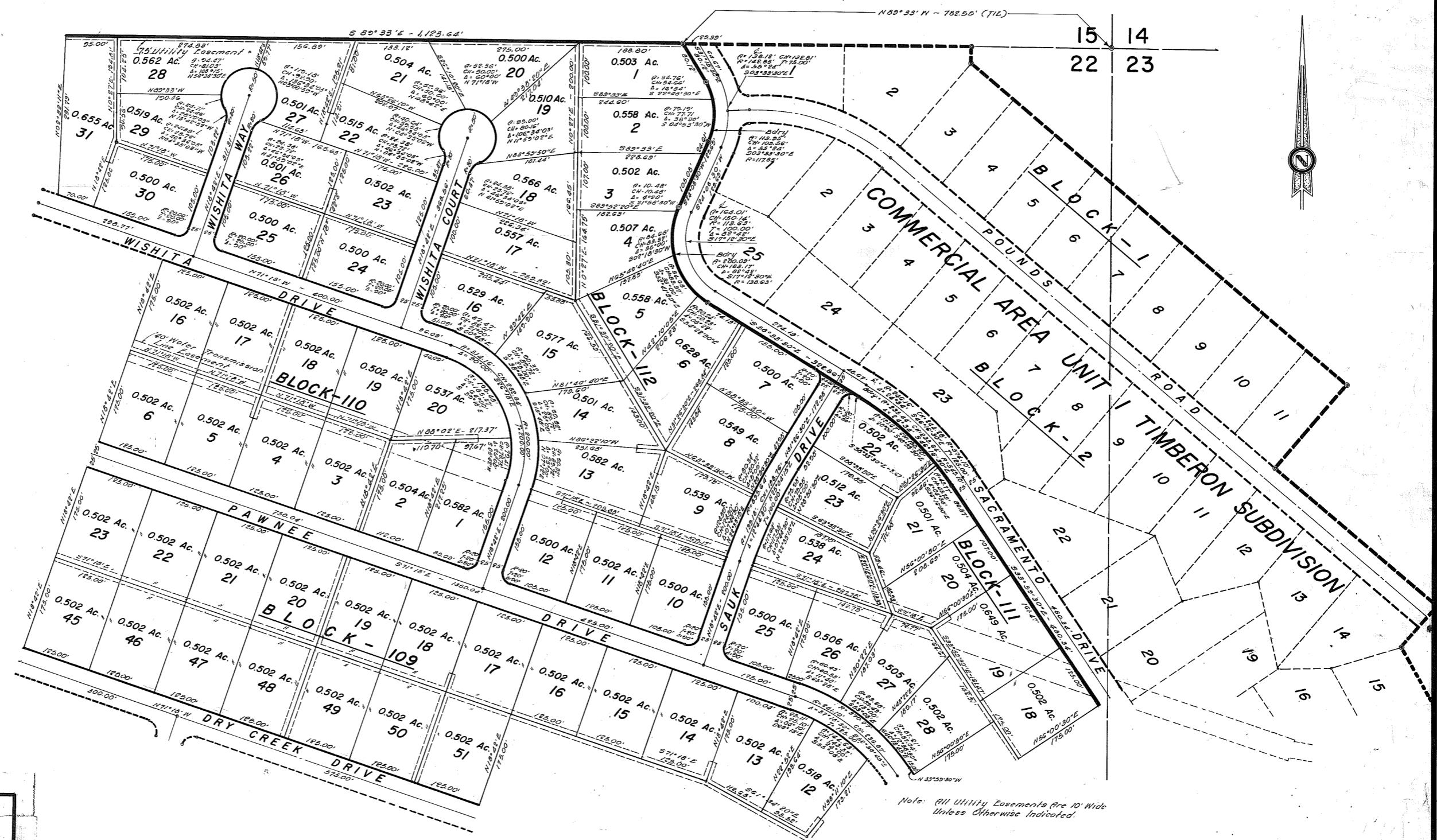
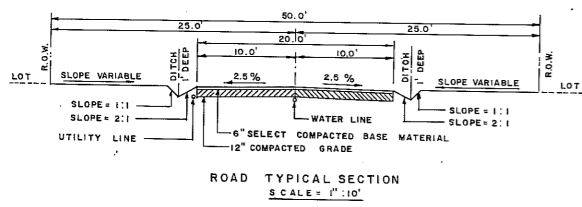
# TIMBERON SUBDIVISION

## UNIT-10

PORTION OF SECTIONS 22 & 23,  
T-19-S, R-12-E, N.M.P.M.  
OTERO COUNTY, NEW MEXICO  
SCALE: 1" = 100' DATE:

BASIL SMITH ENGINEERING CO. - EL PASO, TEXAS

Note:  
All Utility Easements Are 10' Wide  
Unless Otherwise Indicated



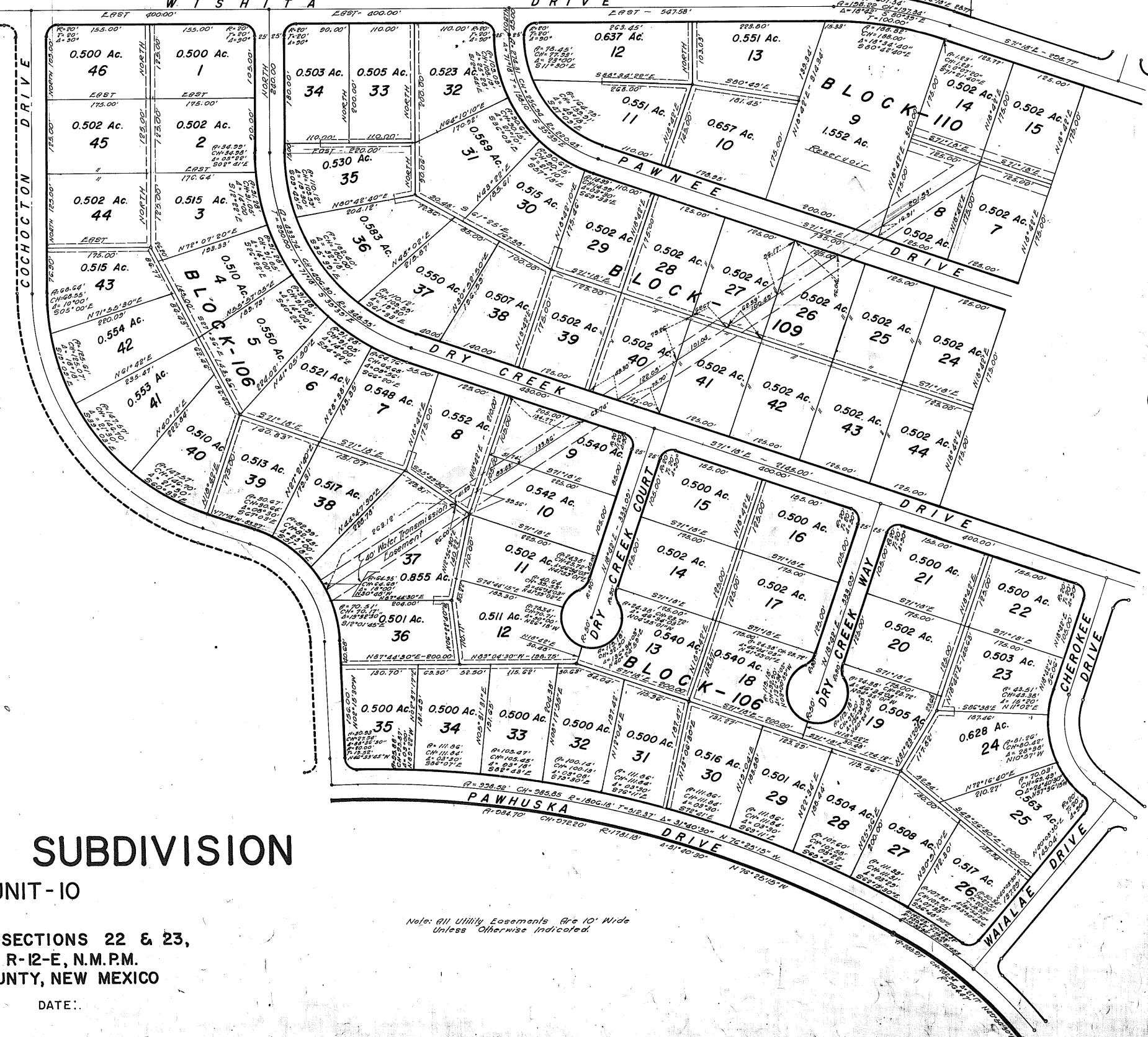
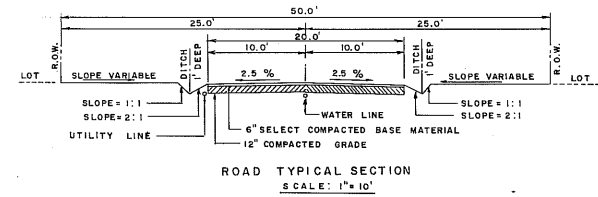
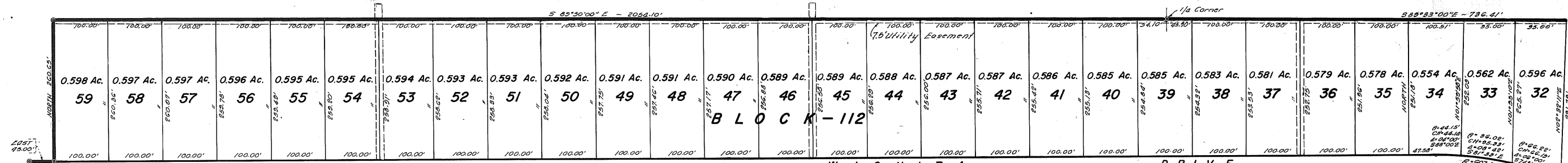
# TIMBERON SUBDIVISION

## UNIT-10

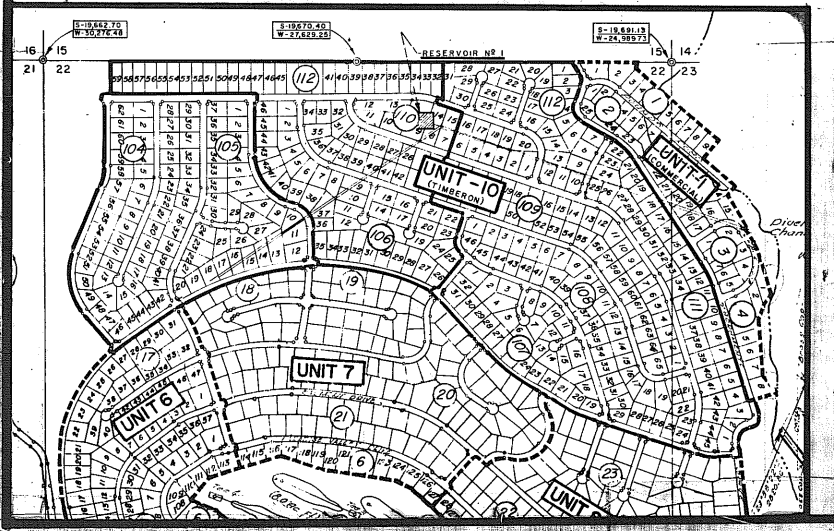
PORTION OF SECTIONS 22 & 23,  
T-19-S, R-12-E, N.M.P.M.  
OTERO COUNTY, NEW MEXICO  
SCALE: 1"=100' DATE:

BASIL SMITH ENGINEERING CO. - EL PASO, TEXAS

TIMBERON UNIT 10  
BK 24 PGS 47 - 58  
4 OF 6



VICINITY MAP  
SCALE: 1" = 800'



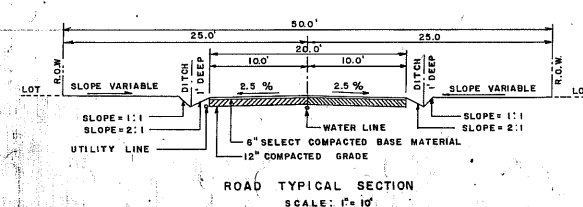
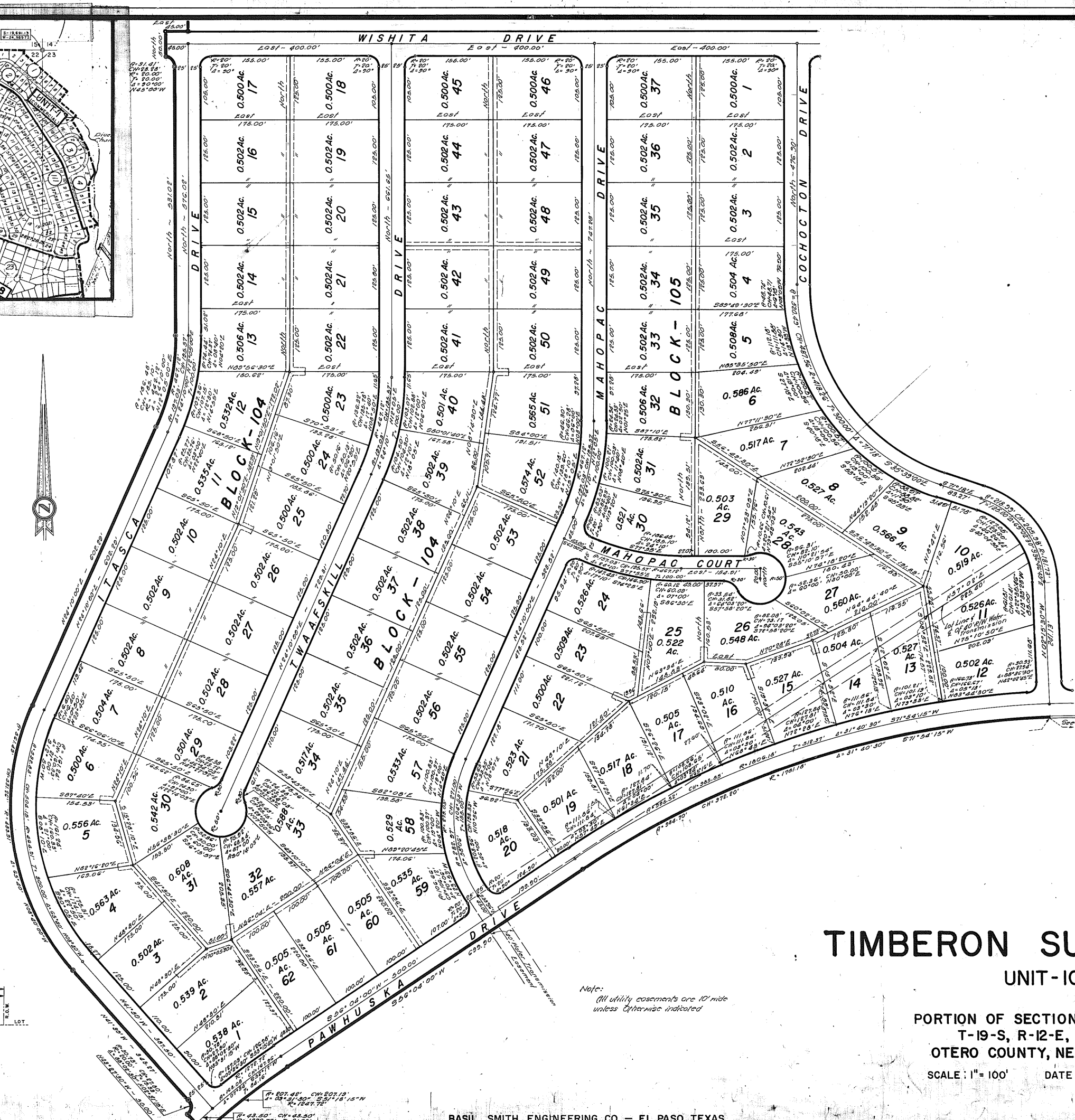
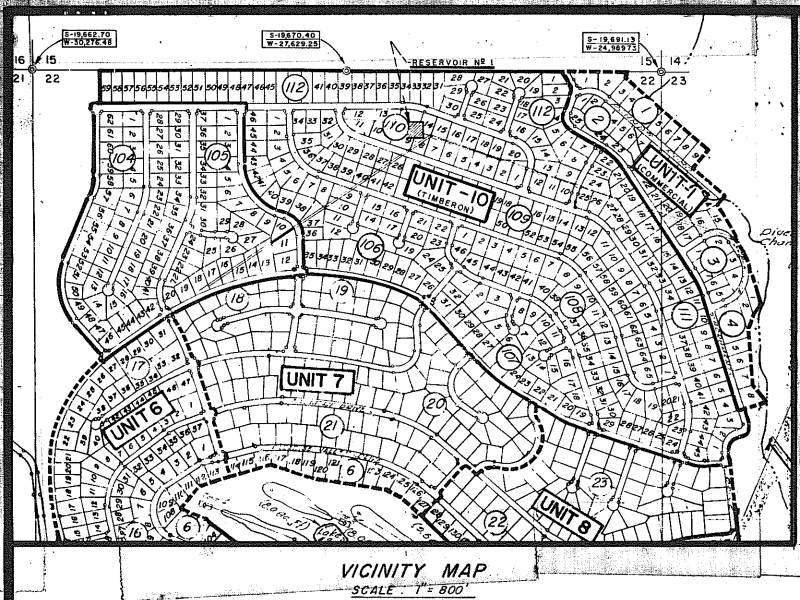
# TIMBERON SUBDIVISION

## UNIT-10

PORTION OF SECTIONS 22 & 23,  
T-19-S, R-12-E, N.M.P.M.  
OTERO COUNTY, NEW MEXICO

SCALE: 1" = 100' DATE: . . .

Note: All Utility Easements Are 10' Wide  
Unless Otherwise Indicated.



Note:  
All utility easements are 10' wide  
unless otherwise indicated

# TIMBERON SUBDIVISION

## UNIT-10

PORTION OF SECTIONS 22 & 23,  
T-19-S, R-12-E, N.M.P.M.  
OTERO COUNTY, NEW MEXICO  
SCALE: 1" = 100' DATE:

STATE OF NEW MEXICO  
OTERO COUNTY  
FILED FOR RECORD IN THE OFFICE  
of the County Clerk on the 19th day of March 1977  
N.M.C. of Records, L.M. call their recording  
in Book No. 24, 47-58 of  
the records of Otero County, New Mexico  
*Margaret Sanchez*  
*Diana Olvera*  
41220

BASIL SMITH ENGINEERING CO. - EL PASO, TEXAS

SHEET 6 OF 6

TIMBERON UNIT 10 -  
BK 24 PGS 47 - 58  
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