

**TIMBERON SUBDIVISION**

**UNIT 14-A**  
CONTAINING 43.739 ACRES  
PORTION OF SECTIONS 23 & 26,  
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 14-A, lying in and being a portion of Sections 23 and 26, Township 19 South, Range 12 East, New Mexico Principal Meridian, in Otero County, New Mexico and being more particularly described by metes and bounds as follows:

BEGINNING at the corner common to Sections 23, 24, 25 and 26 Township 19 South, Range 12 East in Otero County, New Mexico; thence North 89° 56' 04" West a distance of 1812.63 feet to a point in the northeasterly right of way line of Milton Road (50 foot wide) and said point also being the true Point of Beginning of the parcel being described;

THENCE South 57° 03' 00" East along said northeasterly right of way line of Milton Road a distance of 52.91 feet;

THENCE along the easterly right of way line of Milton Road a distance of 353.43 feet along the arc of a curve to the right whose central angle is 90° 00' 00", whose radius is 225.00 feet and whose long chord bears South 07° 57' 00" West a distance of 318.20 feet;

THENCE South 52° 57' 00" West along the southeasterly right of way line of Milton Road a distance of 155.00 feet;

THENCE a distance of 31.42 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 South 07° 57' 00" West a distance of 28.28 feet;

THENCE North 57° 03' 00" West along the northeasterly right of way line of Merlin Drive (50 foot wide) a distance of 2974.13 feet;

THENCE a distance of 31.42 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 South 82° 03' 00" East a distance of 28.28 feet;

THENCE North 52° 57' 00" East along the northwesterly right of way line of Swift Drive (50 foot wide) a distance of 310.00 feet;

THENCE a distance of 31.42 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 North 07° 57' 00" East a distance of 28.28 feet;

THENCE North 52° 57' 00" East across Shelley Drive a distance of 50.00 feet;

THENCE a distance of 31.42 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 South 82° 03' 00" East a distance of 28.28 feet;

THENCE South 57° 03' 00" East across Swift Drive a distance of 50.00 feet;

THENCE a distance of 31.42 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 South 07° 57' 00" West a distance of 28.28 feet;

THENCE South 57° 03' 00" East along the northeasterly right of way line of Shelley Drive (50 foot wide) a distance of 310.00 feet;

THENCE a distance of 31.42 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 South 82° 03' 00" East a distance of 28.28 feet;

THENCE North 52° 57' 00" East along the northwesterly right of way line of Burns Drive (50 foot wide) a distance of 466.00 feet;

THENCE continuing along the northwesterly right of way line of Burns Drive a distance of 305.64 feet along the arc of a curve to the right whose central angle is 57° 03' 00", whose radius is 472.65 feet and whose long chord bears North 71° 28' 30" East a distance of 300.34 feet;

THENCE East along the North right of way line of Burns Drive a distance of 368.52 feet;

THENCE South across Burns Drive a distance of 50.00 feet;

THENCE a distance of 33.92 feet along the arc of a curve to the left whose central angle is 97° 10' 00", whose radius is 20.00 feet and whose long chord bears South 41° 25' 00" West a distance of 30.00 feet;

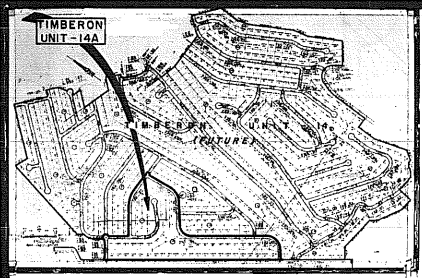
THENCE South 07° 10' 00" East along the easterly right of way line of Milton Road (50 foot wide) a distance of 396.79 feet;

THENCE along the southeasterly right of way line of Milton Road a distance of 298.19 feet along the arc of a curve to the right whose central angle is 60° 07' 00", whose radius is 284.20 feet and whose long chord bears South 22° 53' 30" West a distance of 284.70 feet;

THENCE South 52° 57' 00" West continuing along the southeasterly right of way line of Milton Road a distance of 386.28 feet;

THENCE continuing along the southeasterly right of way line of Milton Road a distance of 274.89 feet along the arc of a curve to the left whose central angle is 90° 00' 00", whose radius is 175.00 feet and whose long chord bears South 07° 57' 00" West a distance of 247.49 feet;

THENCE South 57° 03' 00" East along the northeasterly right of way line of Milton Road a distance of 1231.22 feet to the Point of Beginning of the parcel being described, containing 43.739 acres more or less.

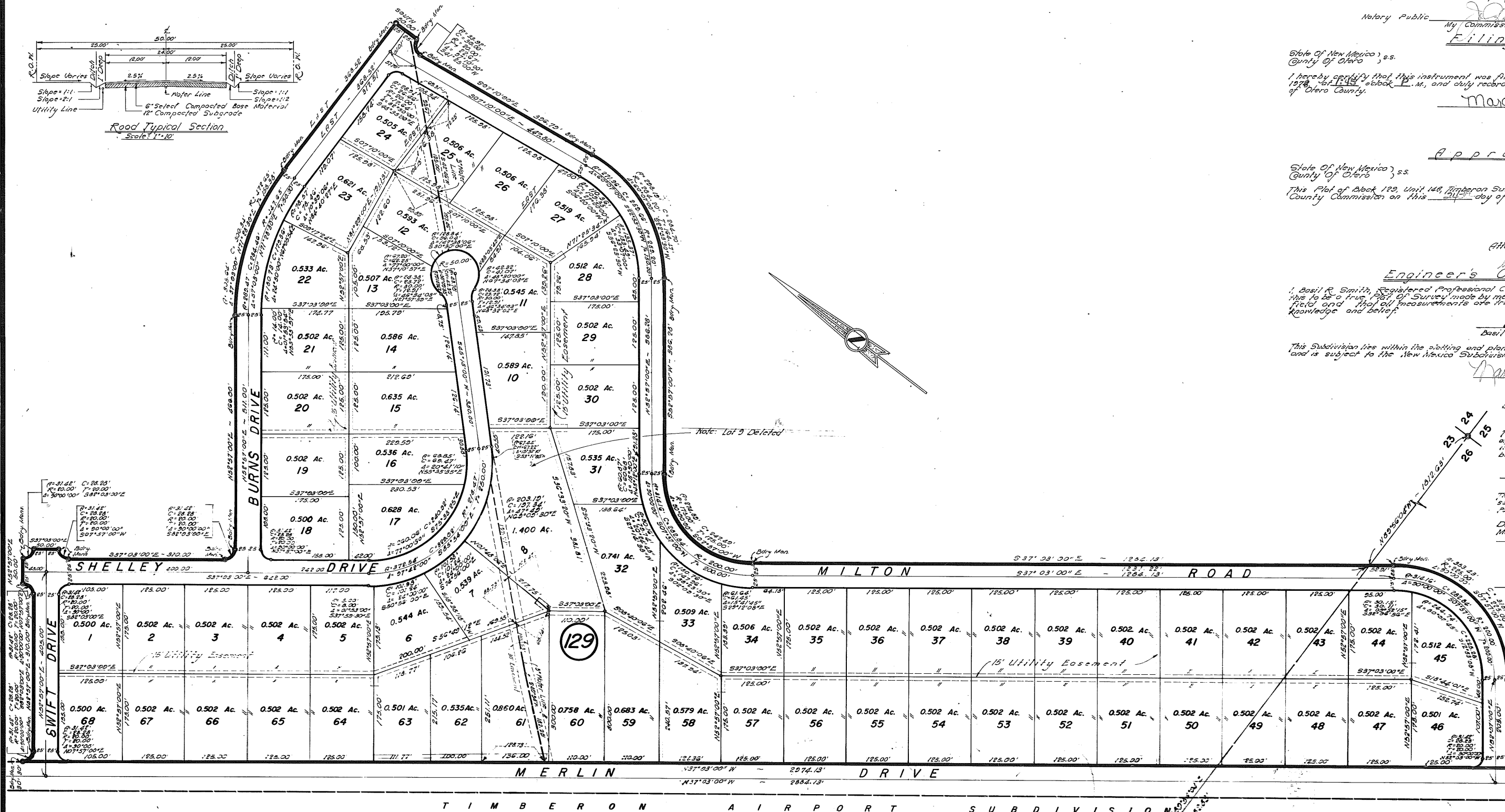
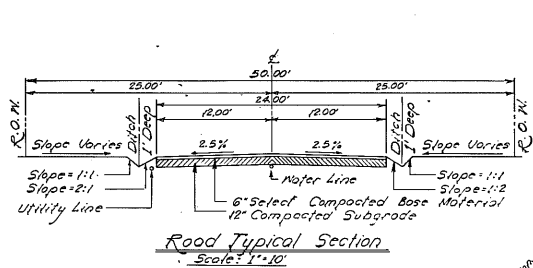


VICINITY MAP  
SCALE: 1"=100'

# TIMBERON SUBDIVISION UNIT - 14A

68 LOTS CONTAINING 43.739 ACRES  
PORTION OF SECTIONS 23 & 26,  
T-19-S, R-12-E, N.M.P.M.  
OTERO COUNTY, NEW MEXICO

SCALE: 1"= 100' DATE: AUG. 22, 1974



Dedication  
State of New Mexico, ss.  
County of Otero,  
This is to certify that the above Plot of Block 129, Unit 14A, Timberon Sub-  
division, 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 there-  
of who by the filing of this Plot 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  
day of \_\_\_\_\_ 1974.

By: \_\_\_\_\_  
President, Johnny F. Mobley  
Attest: \_\_\_\_\_  
Assistant Secretary-Treasurer, N.S. Henry

Acknowledgement  
State of New Mexico, ss.  
County of Otero,  
The foregoing instrument was acknowledged before me by Johnny F. Mobley and N.S.  
Henry, being the President and Assistant Secretary-Treasurer, respectively of North  
American Land Developments Inc., in behalf of said Inc., this \_\_\_\_\_ day of \_\_\_\_\_ 1974.

Notary Public: \_\_\_\_\_  
My Commission expires April 1, 1975

Filing  
State of New Mexico, ss.  
County of Otero,  
I hereby certify that this instrument was filed for record on the 25th day of July  
1974, in Block \_\_\_\_\_, and duly recorded in Book \_\_\_\_\_ Page \_\_\_\_\_ of the records  
of Otero County.

By: Margaret D. Sanchez  
County Clerk  
By: Jacques Satcher  
Deputy 35265

Approval  
State of New Mexico, ss.  
County of Otero,  
This Plot of Block 129, Unit 14A, Timberon Subdivision was approved by the Otero  
County Commission on this \_\_\_\_\_ day of \_\_\_\_\_ 1974.

By: \_\_\_\_\_  
Chairman  
Attest: Margaret D. Sanchez  
County Clerk  
By: \_\_\_\_\_  
Deputy

Engineer's Certificate  
I, Basil R. Smith, Registered Professional Civil Engineer and Land Surveyor certify  
this to be a true and correct 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.

By: Basil R. Smith  
Basil R. Smith, P.E. & L.S. N.M. Lic. No. 2257

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

By: \_\_\_\_\_  
Deputy  
The Developer hereby agrees to construct  
at his own expense, all roads in this subdivision,  
including but not limited to grading, drainage,  
curve courses, curbs, and bridges.

By: \_\_\_\_\_  
Deputy  
The Restrictive Covenants applicable to this  
subdivision are recorded in Book \_\_\_\_\_  
Page \_\_\_\_\_ 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 24th day of June 1974  
By: John P. King  
Chairman  
Attest: \_\_\_\_\_  
Secretary

Approved this 24th day of June 1974  
By: \_\_\_\_\_  
Chairman  
Attest: \_\_\_\_\_  
Secretary

Approved this 24th day of June 1974  
By: \_\_\_\_\_  
Chairman  
Attest: \_\_\_\_\_  
Secretary

TIMBERON SUBDIVISION UNIT 14-A  
BK 22 PG 47A-48A 2 OF 2