

WARRANTY DEED

DAVID MAY, a single person, for consideration paid, grants to MARK OWEN, a single person, whose address is 324 Carlisle S.E., Albuquerque, New Mexico 87106, the following described real estate in Taos County, New Mexico (the "Property"):

"Tract C-1," as more fully described in Exhibit A attached hereto, LESS AND EXCEPTING "Tracts C and D," each as more fully described in Exhibits B-1 and B-2 attached hereto, and previously conveyed by that certain Warranty Deed from David May to Mark Owen recorded on March 23, 1994 in Book A-218, Pages 406 through 409, records of Taos County, New Mexico.

SUBJECT TO taxes for 1996 and subsequent years and all reservations, restrictions, easements, covenants and encumbrances of record.

With warranty covenants.

WITNESS his hand and seal this 25 day of June, 1996.

David May
David May

STATE OF NEW MEXICO

COUNTY OF BERNALILLO

This instrument was acknowledged before me on June 25, 1996 by David May.

Delores Jones
Notary Public

My commission expires:

12-13-97



OFFICIAL SEAL
DELORES JONES
NOTARY PUBLIC STATE OF NEW MEXICO

My commission expires 12-13-97

NOTARY PUBLIC STATE OF NEW MEXICO
I, _____, do hereby certify that the foregoing is a true and correct copy of the original as the same appears in my records.

Tract C-1

A tract of land near Arroyo Hondo, Taos County, New Mexico; within the Antoine Leroux Grant; shown on the Taos County Property ID maps in Section 5, Township 26 North, Range 12 East NMPM; also described as part of Tract 1, Map 54, Survey 4 of the 1941 Taos County Reassessment Survey; and more particularly described as follows:

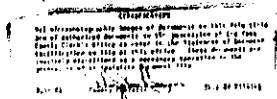
Beginning for the tie at the 14 1/2 Mile Marker on the north boundary of the Antonio Martinez Grant, a 1/2" rebar found with a cap stamped LS 4369, thence along said grant line; S 89° 44' 00" W, 1545.56 ft. to a 1/2" rebar found, thence leaving said grant line; N 11° 02' 19" E, 263.39 ft. to the SW corner of this tract, a 1/2" rebar set with a cap stamped LS 11770, THE TRUE POINT OF BEGINNING, thence:

N 11° 02' 19" E, 267.63 ft. to a 1/2" rebar set, thence;
N 89° 44' 00" E, 261.49 ft. to a 1/2" rebar set, thence;
N 10° 44' 03" E, 342.25 ft. to the NW corner of this tract, a 1/2" rebar set on the southerly right-of-way of a public road, 60.00 ft. in width, thence along said right-of-way;
S 54° 17' 52" E, 19.89 ft. to a 1/2" rebar found with a cap stamped LS 5213, thence;
an arc distance of 412.63 ft. along a curve concave to the north, having a radius of 1029.50 ft., through a central angle of 22° 57' 51", the chord of which bears S 70° 01' 46" E, 409.87 ft. to the NE corner of this tract, a 1/2" rebar found with a cap stamped LS 5213, thence leaving said right-of-way;
S 51° 19' 46" W, 293.80 ft. to a point from whence a 1/2" rebar set, as a witness corner, bears
S 89° 44' 00" W, 15.28 ft. distant, thence;
S 10° 44' 03" W, 267.35 ft. to the SE corner of this tract, a point from whence a 1/2" rebar set, as a witness corner, bears
S 89° 44' 00" E, 15.28 ft. distant, thence;
S 89° 44' 00" W, 496.68 ft. to the POINT OF BEGINNING.

This tract contains 4.999 acres more or less, as shown on Red Tail Survey Plot #495, entitled David May, dated 12/26/95, prepared by Robert A. Watt, NMPS #11770.

TAOS COUNTY NEW MEXICO

Exhibit A



000826

Tract C

A tract of land near Arroyo Hondo, Taos County, New Mexico; within the Antoine Leroux Grant; shown on the Taos County Property ID Maps in Section 5, Township 26 North, Range 12 East, described as part of Tract 1, Map 54, Survey 4 of the 1941 Taos County Reassessment Survey, and more particularly described as follows:

Beginning for a tie at the 14 1/2 Mile Marker on the north boundary of the Antonio Martinez Grant, a 1/2" rebar found, stamped LS 4369, thence S 89° 44' 00" W, 1545.58 ft. to a 1/2" rebar found, thence leaving said grant boundary, N 11° 02' 19" E, 263.39 ft. to the SW corner of this tract, a 1/2" rebar set with an aluminum cap stamped LS 11770, the TRUE POINT OF BEGINNING, thence:

N 11° 02' 19" E, 267.63 ft. to the NW corner of this tract, a 1/2" rebar set, thence:
N 89° 44' 00" E, 261.49 ft. to a 1/2" rebar set, thence:
N 89° 44' 00" E, 235.74 ft. to the NE corner of this tract, a point from whence a 1/2" rebar set as a witness corner bears S 89° 44' 00" W, 15.28 ft. distant, thence:
S 10° 44' 03" W, 267.35 ft. to the SE corner of this tract, a point from whence a 1/2" rebar set, as a witness corner bears S 10° 44' 03" W, 15.28 ft. and from whence a 1/2" rebar set as a witness corner bears S 89° 44' 00" W, 15.28 ft. thence:
S 89° 44' 00" W, 498.68 ft. to the POINT OF BEGINNING.

**Original in
Poor Condition**

Exhibit B-1

NOTICE: This document is a reproduction of a document on file in the office of the County Clerk of Taos County, New Mexico. It is not a certified copy and should not be used as evidence in any legal proceeding without the proper authentication.

000827

Tract D

A tract of land near Arroyo Honda, Taos County, New Mexico; within the Antoine Leroux Grant; shown on the Taos County Property ID Maps in Section 5, Township 26 North, Range 12 East, described as part of Tract 1, Map 54, Survey 4 of the 1941 Taos County Reassessment Survey, and more particularly described as follows:

Beginning for a tie at the 14 1/2 Mile Marker on the north boundary of the Antonio Martinez Grant, a 1/2" rebar found, stamped LS 4369, thence S 89° 44' 00" W, 1545.56 ft. to a 1/2" rebar found, thence leaving said grant boundary, N 11° 02' 19" E, 531.02 ft. to a 1/2" rebar set with an aluminum cap stamped LS 11770, thence N 89° 44' 00" E, 261.49 ft. to the SW corner of this tract, a 1/2" rebar set, the TRUE POINT OF BEGINNING, thence:

N 10° 44' 03" E, 342.25 ft. to the NW corner of this tract, a 1/2" rebar set on the southerly right-of-way of a public road, 60.00 ft. in width, thence along said right-of-way;

S 54° 17' 52" E, 19.89 ft. to a 1/2" rebar found, stamped LS 5213, thence;

An arc distance of 220.89 ft. along a curve concave to the north, having a radius of 1029.50 ft., through a central angle of 12° 17' 37", the chord of which bears S 64° 41' 39" E, 220.47 ft. to the NE corner of this tract,

a point, from whence a 1/2" rebar set as a witness corner bears, N 70° 25' 07" W, 15.18 ft. distant, and from whence a 1/2" rebar set as a witness corner bears S 71° 15' 45" E, 15.15 ft. distant, thence leaving said right-of-way;

S 10° 44' 03" W, 233.41 ft. to the SE corner of this tract, a point, from whence a 1/2" rebar set as witness corner bears S 89° 44' 00" W, 15.28 ft. distant, thence;

S 89° 44' 00" W, 235.74 ft. to the POINT OF BEGINNING.

COUNTY OF TAOS
TAOS COUNTY
96-1129
825-928

July
A-234

Original in
Poor Condition

John J. Jentel

Exhibit 202

NOTICE TO THE PUBLIC
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