

FWMT 99014178

TAOS COUNTY
ELAINE S. MONTANO, CLERK
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BY DIANAD

WARRANTY DEED

LISE POULSEN, a single person, and NICHOLAS J. BEASON, a single person, for consideration paid, grant to EDNA MAY GLASS, a single woman, whose address is 9494-3 South Military Drive, Boynton Beach, Florida, 33436, the following described real estate in Taos County, New Mexico:

Lot 14-D

A tract of land near Colonias, Taos County, New Mexico, within the Antonio Martinez Grant; shown on the Taos County Property ID Maps as being within Projected Section 14 and 15, Township 26 North, Range 12 East, NMPM; also described as part of Tract 1, Map 17, Survey 3 of the 1941 Taos County Reassessment Survey; being Lot 14-D of the Ranchos de Las Colonias, Addition Number Two, and more particularly described as follows;

BEGINNING at the North corner of this tract, a 3/8" rebar found on the Westerly right-of-way of an access road, thence along said Westerly right-of-way;

S 43° 10' 05" E, 372.28 feet to the East corner of this tract, a 3/8" rebar found, thence leaving said Westerly right-of-way;

S 46° 59' 31" W, 245.47 feet to the South corner of this tract, a 3/8" rebar found, thence;

N 42° 55' 38" W, 404.76 feet to the West corner of this tract, a 1/2" rebar set with a cap stamped LS 11770, thence;

N 54° 34' 45" E, 246.01 feet to the POINT OF BEGINNING;

Subject to reservations as contained in patent from The United States of America to Antonio Martinez Grant, dated May 8, 1896, and filed for record in Book A-16 at pages 68-97;

Subject to Declaration of Restrictions for Ranchos de Las Colonias Addition #2, recorded in Book M-168 at pages 361-362;

Subject to utilities, that part of the dirt road that crosses over the corner of Lot #14-D as reflected on Improvement Location Report dated September 24, 2004, by Red Tail Surveying as Job 293#L13D.14D;

Subject to utilities, that part of the dirt road that crosses over the corner of Lot #14-D as reflected on Improvement Location Report dated July 25, 2006, by Taos Surveying as Job #206-130D;

with warranty covenants.

