

TAOS COUNTY
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BY DIANAD~~

RERECORD

SPECIAL WARRANTY DEED

GRIFFIN BRITTON ROBINSON PARTNERSHIP, a New Mexico general partnership, by and through its general partners, MARK E. ROBINSON, a married man dealing in his sole and separate property, joined *pro forma* by his wife, Elizabeth Robinson, and PATRICIA M. BRITTON, a single woman, for consideration paid, grants an undivided fifty-five percent (55%) interest to MARK E. ROBINSON, a married man dealing in his sole and separate property, and an undivided forty-five percent (45%) interest to PATRICIA M. BRITTON, a single woman, as tenants in common, whose address is 211 and 213 Montoya Street, Taos, New Mexico 87571, in the following described real estate located in Taos County, New Mexico:

See Exhibit A, attached hereto;


Subject to easements for power and telephone lines as shown on Rio Grande Surveying Service survey no. R2587 dated October 28, 1983 prepared by Jim Livingston;

Subject to reservations as contained in the patent from the United States of America to the Taos Pueblo Grant, dated September 7, 1915, as recorded in Book A-23, Pages 522-530, records of Taos County;


Subject to roof overhang encroachments and utility lines;

with special warranty covenants.

WITNESS our hands and seals this _____ day of January, 2010:


Mark E. Robinson, General Partner 02-04-2010


Patricia M. Britton, General Partner 01-22-2010


Elizabeth Robinson 2/4/2010

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ACKNOWLEDGMENTS

STATE OF NEW MEXICO)
) ss.
COUNTY OF TAOS)

The foregoing instrument was acknowledged before me this 4th day of February, 2010, by Mark E. Robinson and Elizabeth Robinson, husband and wife.

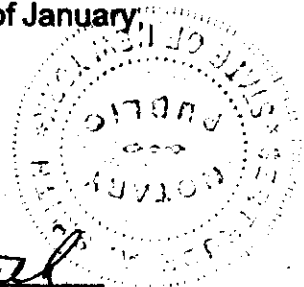


Mera Tarble
Notary Public

My commission expires: 12.2.2013

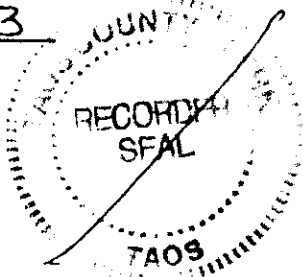
STATE OF New York)
) ss.
COUNTY OF ALBANY)

The foregoing instrument was acknowledged before me this 22nd day of January, 2010, by Patricia M. Britton, a single woman.



Gertrude A. Smith
Notary Public

My commission expires: 11/30/2013



GERTRUDE A. SMITH
Notary Public, State of New York
Qualified in Albany County
No. 4346298
Commission Expires 11-30-13

PROPERTY DESCRIPTION

A certain tract of land in Taos, Taos County, New Mexico; within the Taos Pueblo Grant; located within Section 17, Township 25 North, Range 13 East, NMPM; described as part of Exception 203, Private Claim 330, Parcel 1 of the 1917 USGLO survey of the private claims within the Taos Pueblo Grant; also described as part of Tract 62, Map 19, Survey 2, of the 1941 Taos County Reassessment Survey; and more particularly described by metes and bounds as follows;

BEGINNING at the SW corner of this tract, a 1/2 in. rebar found on the easterly side of Montoya Street, from whence Corner 5, PC 325, P2, a 1915 USGLO brass cap monument found, bears; N 81° 42' 50" W, 1014.5 ft. distant, thence along the side of said street;

N 27° 54' 00" E, 50.15 ft. to the NW corner, a point from whence a 1/2 in. rebar set as a witness corner, bears; S 59° 58' 31" E, 0.88 ft. distant, thence leaving said street;
S 59° 58' 31" E, 120.00 ft. to the NE corner, a 1/2 in. rebar set, thence;
S 27° 20' 54" W, 50.38 ft. to the SE corner, a 1/2 in. rebar set, thence;
N 59° 52' 35" W, 120.49 ft. to the POINT AND PLACE OF BEGINNING.

This tract contains 6039 sq. ft. or 0.139 acre, more or less; all as shown on a survey plat entitled "Sonny Robinson and Patricia Britton", RGSS survey no. L2587, by Scott B. Crowl, NMLS no. 12441, dated 09/27/1994.

EXHIBIT A

