

**WARRANTY DEED**

TAOS COUNTY  
ELAINE S. MONTANO, CLERK  
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1 of 2  
01/14/2005 02:27:59 PM  
BY DIANAD

**TEDDY ORGELL**, single, as a gift, grants to her daughter, **SANDRA CROOKER**, married as her separate property, whose address is P.O. Box 2062, Taos, New Mexico 87571, the following described realty:

the 2.5-acre Tract B-2 more particularly described in Exhibit A hereto,

**TOGETHER WITH:** all irrigation water rights as provisionally adjudicated thereon; the 40-foot wide (with 100' cul-de-sac) easement for access and underground utility lines leading from the eastern corner northeasterly to Francis Road as shown on the survey plat referred to in Exhibit A; an easement for the existing irrigation ditch and/or a parallel irrigation pipe along the northwestern boundary of grantor's adjacent retained Tract B-1; and a 10' wide underground utility line easement from the northern corner northeasterly approximately 25' to connect to the existing utility pole located near the western corner of Tract B-1 as also shown on said survey,

**SUBJECT TO:** the easement reserved hereby for the portion of said cul-de-sac located on Tract B-2,

with warranty covenants.

DATED: January 14, 2005

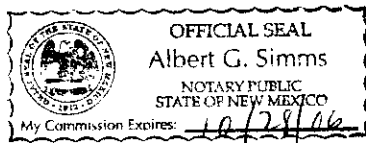
*Teddy Orgell by Sandra Crooker  
her attorney-in-fact*

**TEDDY ORGELL**, by Sandra Crooker,  
her attorney-in-fact

**ACKNOWLEDGEMENT**

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

This deed was acknowledged before me this January 14, 2005 by Teddy Orgell, by Sandra Crooker, her attorney-in-fact.



*Albert G. Simms*  
Notary Public

My commission expires: 10/28/06

Rio Grande Surveying Service  
Box 6351, Taos, New Mexico 87571  
(505) 758-2901

Supplement to

RGSS plat no. L4551-A  
Plat title: Teddy Orgell  
Plat date: 10/19/2004

### PROPERTY DESCRIPTION

#### Tract "B-2"

A certain tract of land in El Prado, Taos County, New Mexico; within the Taos Pueblo Grant; located within Sections 6 and 7, Township 25 North, Range 13 East, NMPM; described as part of Exception 89, Private Claim 155, Parcel 1 of the 1915 USGLO survey of the private claims within the Taos Pueblo Grant; also described as part of Tract 13, Map 17, Survey 2, of the 1941 Taos County Reassessment Survey; and more particularly described by metes and bounds as follows;

BEGINNING at for the tie at triangulation station "Shannon," a 1973 State Engineer's Office brass cap monument found, thence; S 10°57'17" E, 1069.82 ft. to a point on the southwesterly boundary of Exc. 89, PC 155, P1, from whence a 1/2 in. rebar found as a witness corner bears S 49°37'16" W, 0.46 ft. distant, thence along said boundary; S 39°59'03" E, 267.37 ft. to the NW corner of this tract, the true POINT AND PLACE OF BEGINNING, from whence a 1/2 in. rebar found as a witness corner bears S 49°39'52" W, 0.56 ft. distant, thence leaving said boundary;

N 49°39'52" E, 407.07 ft. to the NE corner, a 1/2 in. rebar found, thence;  
S 40°37'29" E, 266.62 ft. to the SE corner, a point at the center of a 50.0 ft. radius cul-de-sac, from whence a 1/2 in. rebar set as a witness corner bears S 49°41'04" W, 50.00 ft. distant, thence leaving said cul-de-sac;  
S 49°41'04" W, 410.05 ft. to the SW corner, a point on the southwesterly boundary of Exc. 89, PC 155, P1, from whence a 1/2 in. rebar found as a witness corner bears S 49°41'04" W, 0.46 ft. distant, thence along said boundary;  
N 39°59'03" W, 266.48 ft. to the POINT AND PLACE OF BEGINNING.

This tract contains 2.500 acres, more or less; all as shown on a survey plat entitled "Teddy Orgell", RGSS survey no. L4551-A, by Scott B. Crowl, NMLS no. 12441, dated 10/19/2004.

