



FIRST NEW MEXICO TITLE

FILE#

9605 42 446

WARRANTY DEED

TAOS COUNTY
ELAINE S. MONTANO, CLERK
000324358
Book 572 Page 263
1 of 3
10/06/2006 03:00:52 PM
BY DIANAD

WILLIAM C. LYONS, a married person dealing with his sole and separate property, for consideration paid, grants unto **PATRICIA SOTO**, a single person whose address is 452 Holland Ave., Los Angeles, California 90042, the following described real estate in Taos County, New Mexico:

Tract 'B-3d':

A certain tract of land near Colonias, Taos County, New Mexico, containing 2.0 acres, more or less and being more particularly described in Exhibit "A" attached and incorporated.

The above tract of land is conveyed together with all rights appurtenant thereto and is subject to the following:

- 1) Reservations as contained in patent from the United States of America to the Antonio Martinez Grant, dated May 8, 1896 and filed for record in Book A-16 at Pages 68-97, Records of Taos County, New Mexico;
- 2) Assignment of Escrow Account filed May 26, 1995 in Book J-162 at Pages 345-350, Records of Taos County, New Mexico;
- 3) Easement as reflected in Warranty Deed dated May 25, 1995 and filed for record in Book A-226 at Pages 278-279, Records of Taos County, New Mexico;
- 4) Road Maintenance Agreement filed June 14, 1996 in Book M-186 at Pages 808-815, Records of Taos County, New Mexico;
- 5) Declaration of Covenants, Conditions and Restrictions filed June 14, 1996 filed in Book M-186 at Pages 802-807, Records of Taos County, New Mexico;
- 6) Restrictions, reservations, conditions as contained in Warranty Deed

filed June 14, 1996 in Book A-233 at Pages 693-695, Records of Taos County, New Mexico;

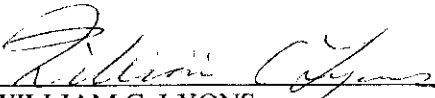
7) Easements for ingress, egress and utilities as reflected on Improvement Location Report dated December 27, 2002 by Jeffrey B. Stadler as Job #1-436.B3d;

8) A 30' easement, 30' easement for ingress, egress and utilities, well, 20' easement for ingress, egress and utilities, utilities as reflected on Improvement Location Report dated July 7, 2006, by Jeffrey B. Stadler as Job #1436.B3d(2)

with warranty covenants.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this

6th day of ~~August~~, 2006.
OCTOBER



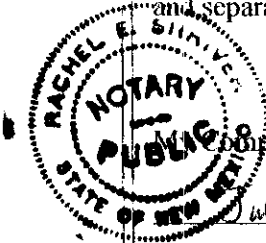
WILLIAM C. LYONS

STATE OF New Mexico)
)ss.
COUNTY OF TAOS)

This instrument was acknowledged before me on this 6th day of ~~August~~ October, 2006, by WILLIAM C. LYONS, a married person dealing with his sole and separate property.



NOTARY PUBLIC



Commission Expires: July 23, 2010

PROPERTY DESCRIPTION

TRACT 'B-3d'

A certain tract of land near Colonia, Taos County, New Mexico; located within Projected Section 36, Township 26 North, Range 12 East, NMPM; located within the Antonio Murrnez Grant; described as being part of Tract 12, Map 15, Survey 2 of the 1941 Taos County Reassessment Survey; and more particularly described by metes and bounds as follows:

Beginning for the tie at Triangulation Station 'Velvet', a 1973 State Engineer's Office brass cap monument, thence: N 70° 44' E, 2889.4 ft. to a 1/2 in. rebar set, thence: S 37° 59' E, 373.1 ft. to a 1/2 in. rebar set, thence: S 42° 24' W, 83.1 ft. to a 1/2 in. rebar set for the NW corner of this tract, the TRUE POINT AND PLACE OF BEGINNING, thence:

S 65° 50' E, 340.1 ft. to a 1/2 in. rebar set, thence:
S 15° 08' W, 300.0 ft. to a 1/2 in. rebar found, thence;
N 51° 44' W, 1.0 ft. to a 3/4 in. iron pipe found, thence:
N 47° 36' W, 459.2 ft. to a 1/2 in. rebar set, thence:
N 42° 24' E, 159.3 ft. to the POINT AND PLACE OF BEGINNING.

EXHIBIT A

