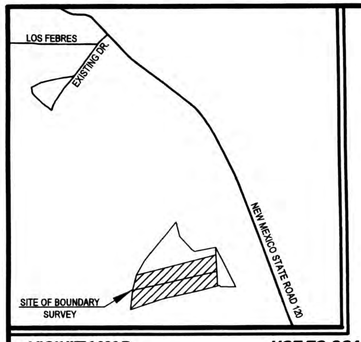
Boundary Survey Plat
Prepared for

ROBERT JARAMILLO and ARTHUR ARCHULETA

Division of Land as Per Court-Order Case No.97-04-CV

Situate at Ocate, within the Mora Land Grant, projected Section 31, Township 23 North, Range 18 East, New Mexico Principal Meridian, County of Mora , State of New Mexcio.

Parcel E Area = 31.56 Acres ±
Parcel D Area = 33.91 Acres ±



VICINITY MAP NOT TO SCALE

SURVEYORS NOTES

Every document of record reviewed and considered as part of this survey is noted hereon. Only those documents noted hereon were supplied to the surveyor or as researched by Land Surveying Company, LLC.

Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence or other facts that an accurate and current abstract may disclose.

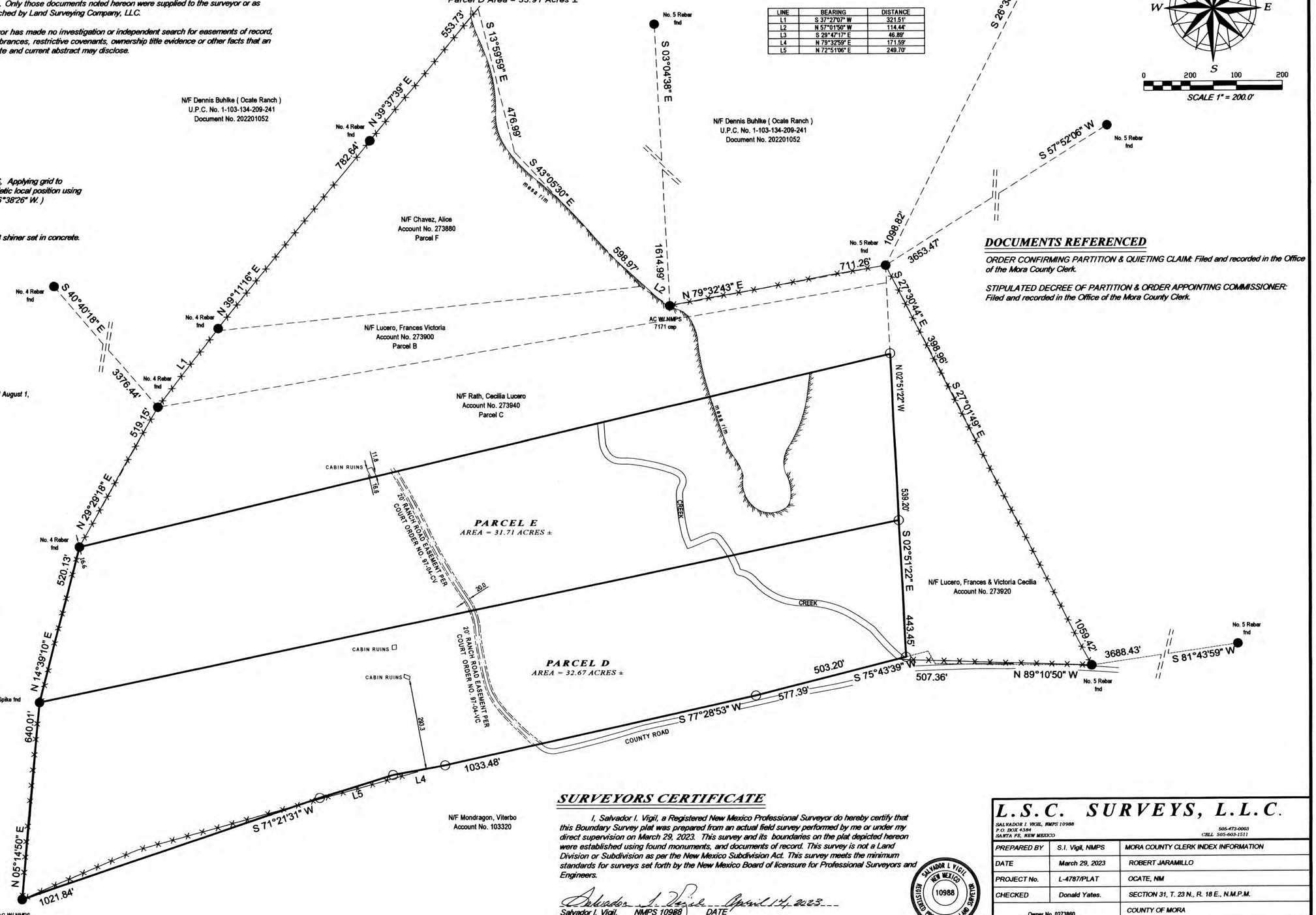
LEGEND

Bearings are based on the two hour static session, and reduced by OPUS, Applying grid to ground New Mexico State Plane Central Zone NAD 83 Coordinates Geodetic local position using GPS RTK Topcon Hiper + distances are ground - bearings are grid. (S.26°38'26" W.)

- ● Monument found number 3 rebar or as noted.
- ○ Monuments set , no. 4 rebar with 10988 cap or mag nail with 10988 shiner set in concrete.
- ◉ U.S.G.L.O.S. Monument found and used as noted.
- PP Power Pole
- Over Head Powerline
- Fence

FEMA INFORMATION:

As per FIRM Map 3500430003B this area is designated as a No Digital Data Area. Map dated August 1, 1987.



LINE	BEARING	DISTANCE
L1	S 37°27'07" W	321.51'
L2	N 57°01'50" W	114.44'
L3	S 29°47'17" E	46.89'
L4	N 79°32'59" E	171.59'
L5	N 72°51'06" E	249.70'

DOCUMENTS REFERENCED

ORDER CONFIRMING PARTITION & QUIETING CLAIM: Filed and recorded in the Office of the Mora County Clerk.

STIPULATED DECREE OF PARTITION & ORDER APPOINTING COMMISSIONER: Filed and recorded in the Office of the Mora County Clerk.

STATE OF NEW MEXICO
COUNTY OF MORA

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED

FOR RECORD ON THIS _____DAY OF_____

A.D., 2023 AT_____O'CLOCK____M, RECORDED

IN BOOK_____, PAGE_____AS

DOCUMENT No._____IN THE OFFICE

OF THE COUNTY CLERK OF MORA COUNTY, STATE OF

NEW MEXICO.

WITNESS MY HAND AND SEAL OF COUNTY OFFICE
MORA COUNTY CLERK
CARLOS J. ARELLANO

DEPUTY CLERK

MORA COUNTY
CARLOS J. ARELLANO, CLERK
202300306
PLAT
1 of 1
04/17/2023 01:39:52 PM
BY KRYSTLE GARCIA

SEAL

SURVEYORS CERTIFICATE

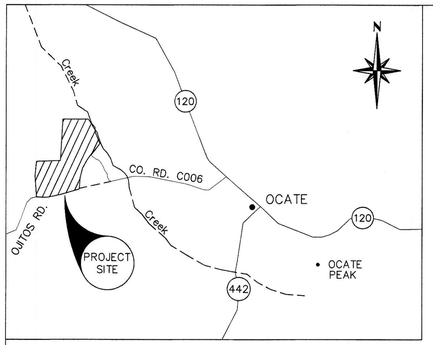
I, Salvador I. Vigil, a Registered New Mexico Professional Surveyor do hereby certify that this Boundary Survey plat was prepared from an actual field survey performed by me or under my direct supervision on March 29, 2023. This survey and its boundaries on the plat depicted hereon were established using found monuments, and documents of record. This survey is not a Land Division or Subdivision as per the New Mexico Subdivision Act. This survey meets the minimum standards for surveys set forth by the New Mexico Board of licensure for Professional Surveyors and Engineers.

Salvador I. Vigil, NMPS 10988 DATE April 17, 2023

SALVADOR I. VIGIL NEW MEXICO 10988 REGISTERED PROFESSIONAL LAND SURVEYOR

L.S.C. SURVEYS, L.L.C.
SALVADOR I. VIGIL, NMPS 10988
P.O. BOX 4384
SANTA FE, NEW MEXICO
505-473-0003
CELL 505-603-1511

PREPARED BY	S.I. Vigil, NMPS	MORA COUNTY CLERK INDEX INFORMATION
DATE	March 29, 2023	ROBERT JARAMILLO
PROJECT No.	L-4787/PLAT	OCATE, NM
CHECKED	Donald Yates.	SECTION 31, T. 23 N., R. 18 E., N.M.P.M.
Owner No. 0273860 U.P.C. No. 1-103-133-108-163		COUNTY OF MORA
		STATE OF NEW MEXICO



VICINITY MAP (NOT TO SCALE)

BOUNDARY SURVEY PLAT
REQUESTED BY

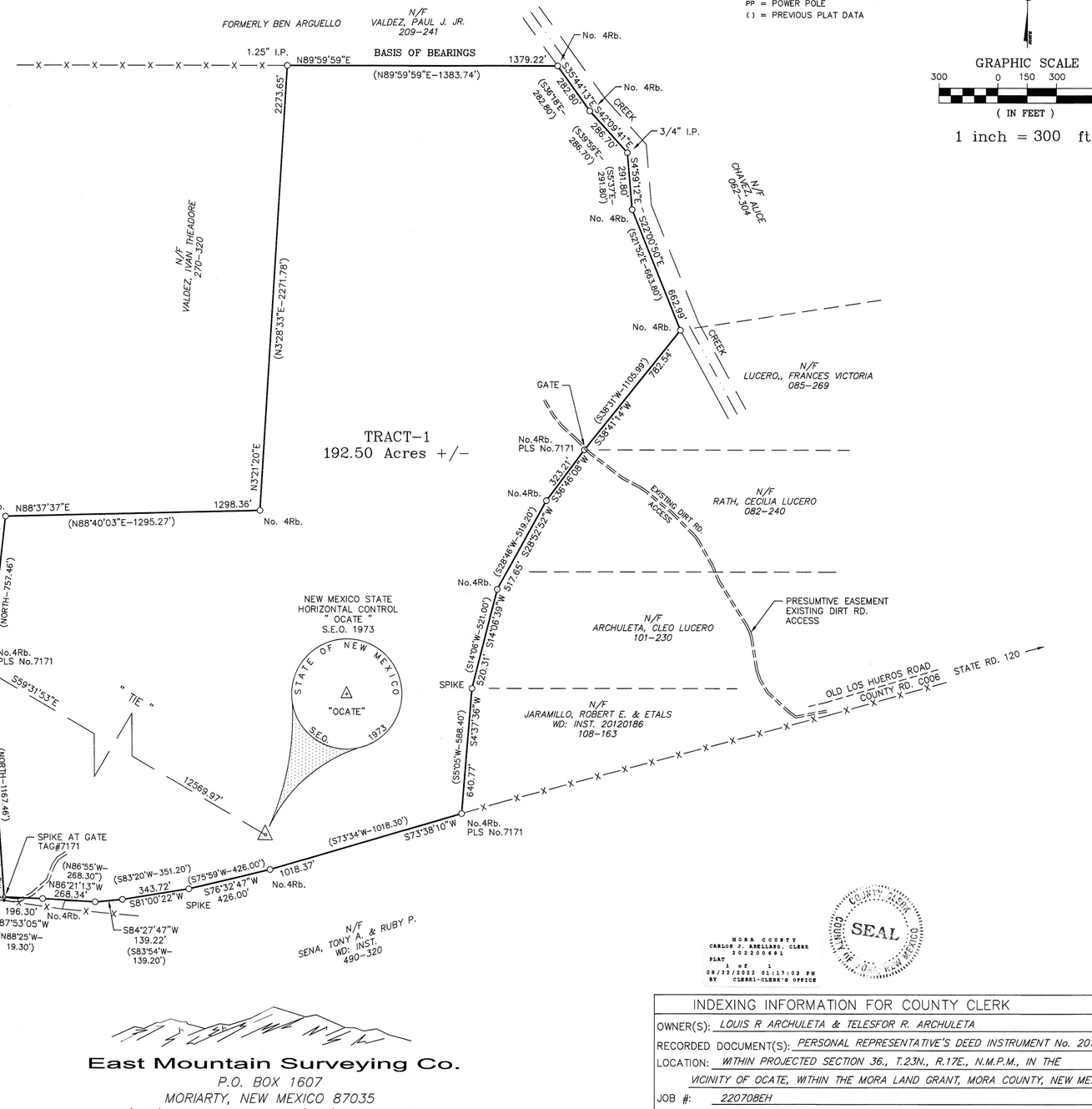
AETERNUS GROUP LLC

A CERTAIN TRACT(S) OF LAND PREVIOUSLY KNOWN AS MARTHA ARCHULETA PARCEL, AND NOW BEING DESIGNATED AS TRACT–1 LYING AND BEING SITUATED IN THE VICINITY OF OCATE, AREA KNOWN AS NARANJO SPRINGS. WITHIN THE MORA LAND GRANT, WITHIN PROJECTED SECTION 36., T.23N., R.17E., N.M.P.M. MORA COUNTY, STATE OF NEW MEXICO.

LEGEND:

- ● = CAPPED REBAR SET (10461)
- ○ = POINT FOUND AS NOTED
- ∘ = POINT NOT SET (CALC'D)
- △ = N.M. STATE TRIANGULATION STATION
- —X—X— = WIRE FENCE
- ⋈ = HWY. RIGHT OF WAY MARKER
- W.C. = WITNESS CORNER
- PP = POWER POLE
- ( ) = PREVIOUS PLAT DATA

GRAPHIC SCALE
300 0 150 300 600
(IN FEET)
1 inch = 300 ft.



REFERENCE DOCUMENTS:

1. PLAT OF SURVEY " PREPARED FOR ESTHER VALDEZ" PREPARED BY C.L. HUDSON L.S. No. 1489, AND DATED MAY 1978 AND RECORDED IN THE OFFICE OF THE MORA COUNTY CLERK ON SEPTEMBER 12, 2018. RECORDED AS INSTRUMENT NO. 20180774.

2. WARRANTY DEED RECORDED IN THE OFFICE OF THE MORA COUNTY CLERK ON AUGUST 11, 2004. AND RECORDED IN BOOK 92, PAGE 471.

3. PERSONAL REPRESENTATIVE'S DEED RECORDED IN THE OFFICE OF THE MORA COUNTY CLERK ON SEPTEMBER 26, 2011, AS INSTRUMENT NO. 20110829.

4. ROAD EASEMENT RECORDED IN THE OFFICE OF THE MORA COUNTY CLERK ON DECEMBER 07, 2015, RECORDED AS INSTRUMENT NO. 20150992.

5. WARRANTY DEED RECORDED IN THE OFFICE OF THE MORA COUNTY CLERK ON AUGUST 11, 2004. AND RECORDED IN BOOK 92, PAGE 472.

6. QUITCLAIM DEED RECORDED IN THE OFFICE OF THE MORA COUNTY CLERK ON SEPTEMBER 06, 1973 AND RECORDED IN BOOK T–5, PAGE 241.

7. WARRANTY DEED RECORDED IN THE OFFICE OF THE MORA COUNTY CLERK ON SEPTEMBER 25, 1973 AND RECORDED IN BOOK O–27, MISC.–32.

8. PLAT OF SURVEY ENTITLED " BOUNDARY SURVEY PREPARED FOR HENRY F. ARGUELLO" PREPARED BY DOUGLAS J. McFAUL, PS No. 7171. DATED AUGUST 24, 2009. RECORDED IN THE OFFICE OF THE MORA COUNTY CLERK ON AUGUST 25, 2009 AS INSTRUMENT NO. 20091029.

9. ORDER CONFIRMING PARTITION AND QUIETING TITLE FILED IN THE FOURTH JUDICIAL DISTRICT COURT COUNTY OF MORA, STATE OF NEW MEXICO. ESTATE OF NOE B. LUCERO, FILE NO. 97–04–CV, RECORDED IN THE OFFICE OF THE MORA COUNTY CLERK ON FEBRUARY 06, 2003 IN BOOK 88, PAGE 254–263.

SURVEY NOTES:

1. ALL CORNERS FOUND ARE AS NOTED HEREON.

2. ALL CORNERS SET ARE 1/2" CAPPED REBARS STAMPED "DOMINGUEZ R.P.S. 10461".

3. THIS PLAT IS SUBJECT TO ALL EASEMENTS, COVENANTS AND RESTRICTIONS OF RECORD.

4. BASIS OF BEARINGS TAKEN FROM PLAT OF SURVEY " PREPARED FOR ESTHER VALDEZ " PREPARED BY C.L. HUDSON L.S. No. 1489, DATED MAY 1978 AND RECORDED IN THE OFFICE OF THE MORA COUNTY CLERK ON SEPTEMBER 12, 2018. RECORDED AS INSTRUMENT NO. 20180774.

SURVEYORS CERTIFICATE

I, LORENZO E. DOMINGUEZ, NEW MEXICO PROFESSIONAL SURVEYOR, HEREBY CERTIFY THAT THIS SURVEY PLAT WAS PREPARED FROM AN ACTUAL FIELD SURVEY PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION, THAT I AM RESPONSIBLE FOR THIS SURVEY, THAT THIS SURVEY IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THAT THIS IS A BOUNDARY SURVEY. AND THE FIELD SURVEY UPON WHICH IT IS BASED MEET THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO.

I FURTHER CERTIFY THAT THIS SURVEY IS NOT A LAND DIVISION OR SUBDIVISION AS DEFINED IN THE NEW MEXICO SUBDIVISION ACT AND THAT THIS IS A LOT CONSOLIDATION SURVEY PLAT OF EXISTING TRACTS OF LAND.

LORENZO E. DOMINGUEZ N.M.L.S. No. 10461 — *8/18/22 DATE*

LORENZO E. DOMINGUEZ STATE OF NEW MEXICO 10461 REGISTERED PROFESSIONAL SURVEYOR

East Mountain Surveying Co.
P.O. BOX 1607
MORIARTY, NEW MEXICO 87035
(505) 450–2097 , FAX: (505) 639–5557

MORA COUNTY
CARLOS J. ABELLANO, CLERK
202200691
PLAT
1 OF 1
08/23/2022 01:17:03 PM
BY CLERK1-CLERK'S OFFICE

COUNTY CLERK SEAL COUNTY OF MORA NEW MEXICO

INDEXING INFORMATION FOR COUNTY CLERK	
OWNER(S):	*LOUIS R ARCHULETA & TELESFOR R. ARCHULETA*
RECORDED DOCUMENT(S):	*PERSONAL REPRESENTATIVE'S DEED INSTRUMENT No. 20110829*
LOCATION:	*WITHIN PROJECTED SECTION 36., T.23N., R.17E., N.M.P.M., IN THE VICINITY OF OCATE, WITHIN THE MORA LAND GRANT, MORA COUNTY, NEW MEXICO.*
JOB #:	*220708EH*
UPC #:	*1–102–133–412–262*