

QUITCLAIM DEED

Rosie Pearl Carroll Jones, the Estate of Annie May Carroll Seltzer, Carl Ross Duncan and Gary Lee Duncan, as joint tenants, for consideration paid, grant to Rosie Pearl Carroll Jones, the following property as her sole and separate property:

Tract 1 of Section Nineteen (19), Township Five (5) North, Range Sixteen (16) West, Cibola County, New Mexico, containing 156.9 acres, more or less, according to the official plat of survey of the said land on file in the general land office.

Together with all improvements thereon;

Subject to the easements, reservations in patent and prior deeds, restrictive covenants, zoning regulations, tax and other assessments for the tax year 2014 and thereafter;

WITNESS my/our hand(s) and seal(s) this ____ day of August, 2014.

Rosie Pearl Carroll Jones

Sheldon D. H. Seltzer,
Personal Representative of the
Estate of Annie May Carroll Seltzer

Carl Ross Duncan
Carl Ross Duncan

Gary Lee Duncan
Gary Lee Duncan

STATE OF CALIFORNIA)
) ss
COUNTY OF _____)

SWORN TO AND SUBSCRIBED before me by Rosie Pearl Carroll Jones, on this ____ day of August, 2014.

201601026 Page 1of58: 024 P: 04776 05/31/2016 12:50 PM
Elisa Bro, Cibola County, NM Clerk and Recorder

Notary Public

My Commission Expires:

STATE OF MICHIGAN)
) ss

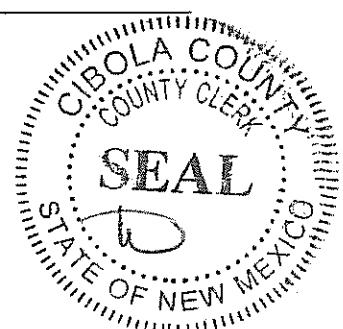


EXHIBIT A

COUNTY OF _____)

SWORN TO AND SUBSCRIBED before me by Sheldon D. H.

Seltzer, Personal Representative of the Estate of Annie May Carroll Seltzer, on this ____ day of August, 2014.

Notary Public

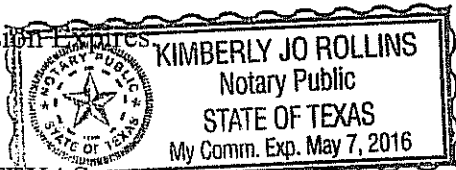
My Commission Expires:

STATE OF TEXAS)
) ss
COUNTY OF Fayette)

★ SWORN TO AND SUBSCRIBED before me by Carl Ross Duncan, on this 29 day of ~~August, 2014.~~ June, 2015

Kimberly Jo Rollins
Notary Public

My Commission Expires:

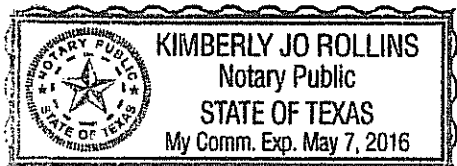


STATE OF TEXAS)
) ss
COUNTY OF Fayette)

SWORN TO AND SUBSCRIBED before me by Gary Lee Duncan, on this 29 day of ~~August, 2014.~~ June, 2015

Kimberly Jo Rollins
Notary Public

My Commission Expires:



201601026 Page 2 of 58: 024 P. 04777 05/31/2016 12:50 PM
Elisa Bro. Cibola County, NM Clerk and Recorder

Sheldon D. H. Seltzer

Sheldon D. H. Seltzer,

Personal Representative of the

Estate of Annie May Carroll Seltzer

STATE OF MICHIGAN)

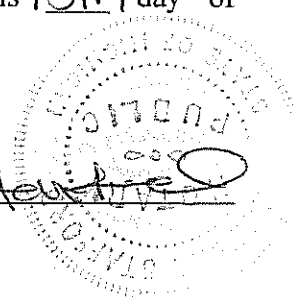
) ss

COUNTY OF Berrien)

SWORN TO AND SUBSCRIBED before me by Sheldon D.H. Seltzer, Personal Representative of the Estate of Annie May Carroll Seltzer, on this 15th day of JULY, 2015.

Chandra Stewart

Notary Public



My Commission Expires: 11/25/2017



QUITCLAIM DEED

Rosie Pearl Carroll Jones, the Estate of Annie May Carroll Seltzer, Carl Ross Duncan and Gary Lee Duncan, as joint tenants, for consideration paid, grant to Rosie Pearl Carroll Jones, the following property as her sole and separate property:

Tract 1 of Section Nineteen (19), Township Five (5) North, Range Sixteen (16) West, Cibola County, New Mexico, containing 156.9 acres, more or less, according to the official plat of survey of the said land on file with the Cibola County Clerk, recorded on April 21, 2016.

Together with all improvements thereon;

Subject to the easements, reservations in patent and prior deeds, restrictive covenants, zoning regulations, tax and other assessments for the tax year 2016 and thereafter;

WITNESS my/our hand(s) and seal(s) this 3rd day of May 2016, 2016.

Rosie Pearl Carroll Jones
Rosie Pearl Carroll Jones

STATE OF CALIFORNIA)
) ss
COUNTY OF _____)

** please see CA Jurat attached * KWH 5/3/16*

SWORN TO AND SUBSCRIBED before me by Rosie Pearl Carroll Jones, on this ____ day of _____, 2016.

Notary Public

My Commission Expires:

201601026 Page 4of5B: 024 P. 04779 05/31/2016 12:50 PM
Elisa Bro, Cibola County, NM Clerk and Recorder

CALIFORNIA JURAT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA }

COUNTY OF San Bernardino

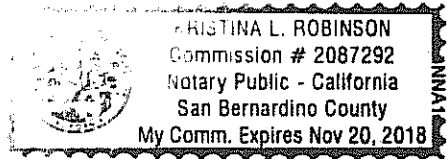
Subscribed and sworn to (or affirmed) before me on this 3rd day of May, 2016
Date Month Year

by Rosie Pearl Carroll Jones

Name of Signers

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature: [Handwritten Signature]
Signature of Notary Public



Seal
Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent attachment of this form to an unintended document.

Description of Attached Document
Title or Type of Document: Quitclaim Deed

Document Date: 5/3/2016

Number of Pages: 4

Signer(s) Other Than Named Above: [Handwritten Initials]

QUITCLAIM DEED

Rosie Pearl Carroll Jones, the Estate of Annie May Carroll Seltzer, Carl Ross Duncan and Gary Lee Duncan, as joint tenants, for consideration paid, grant to the Estate of Annie May Carroll Seltzer, the following property:

Tract 2 of Section Nineteen (19), Township Five (5) North, Range Sixteen (16) West, Cibola County, New Mexico, containing 156.9 acres, more or less, according to the official plat of survey of the said land on file with the Cibola County Clerk, recorded on April 21, 2016.

Together with all improvements thereon;

Subject to the easements, reservations in patent and prior deeds, restrictive covenants, zoning regulations, tax and other assessments for the tax year 2016 and thereafter;

WITNESS my/our hand(s) and seal(s) this 3rd day of May 2016, 2016.

Rosie Pearl Carroll Jones
Rosie Pearl Carroll Jones

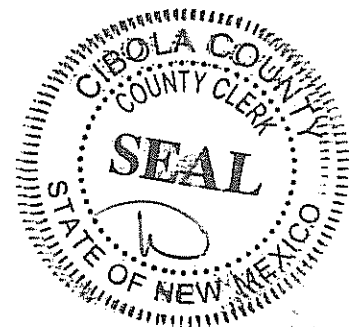
STATE OF CALIFORNIA)
)
COUNTY OF _____) ss

* please see CA Invt attached *
Umm 5/3/16

SWORN TO AND SUBSCRIBED before me by Rosie Pearl Carroll Jones, on this _____ day of _____, 2016.

Notary Public

My Commission Expires:



201601027 Page 1 of 58: 024 P: 04781 05/31/2016 12:50 PM
Elisa Bro, Cibola County, NM Clerk and Recorder

CALIFORNIA JURAT

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STATE OF CALIFORNIA }

COUNTY OF San Bernardino }

Subscribed and sworn to (or affirmed) before me on this 3rd day of May, 2016
Date Month Year

by Rosie Pearl Carroll Jones

Name of Signers

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature: [Handwritten Signature]
Signature of Notary Public



Seal
Place Notary Seal Above

OPTIONAL

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Description of Attached Document
Title or Type of Document: Quitclaim Deed

Document Date: 5/3/2016

Number of Pages: 4

Signer(s) Other Than Named Above: [Handwritten Signature]

Gary Lee Duncan
Gary Lee Duncan

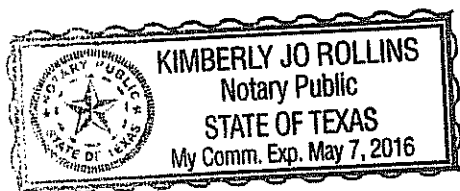
STATE OF TEXAS)
)
COUNTY OF Fayette) ss

✶

SWORN TO AND SUBSCRIBED before me by Gary Lee Duncan, on this 29 day of June, 2015.

Kimberly Jo Rollins
Notary Public

My Commission Expires:



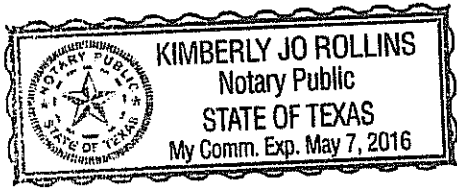
Carl Ross Duncan
Carl Ross Duncan

STATE OF TEXAS)
)
COUNTY OF Fayette) ss

* SWORN TO AND SUBSCRIBED before me by Carl Ross Duncan, on this 29 day of June, 2015.

Kimberly Jo Rollins
Notary Public

My Commission Expires:



Sheldon D. H. Seltzer

Sheldon D. H. Seltzer,

Personal Representative of the

Estate of Annie May Carroll Seltzer

STATE OF MICHIGAN)

) ss

COUNTY OF Berrien)

SWORN TO AND SUBSCRIBED before me by Sheldon D.H. Seltzer, Personal Representative of the Estate of Annie May Carroll Seltzer, on this 15th day of July, 2015.

Chandra Stathel

Notary Public

My Commission Expires: 1/25/2017

201601027 Page 5 of 58: 024 P: 04785 05/31/2016 12:50 PM
Elisa Bro. Cibola County, NM Clerk and Recorder

QUITCLAIM DEED

Rosie Pearl Carroll Jones, the Estate of Annie May Carroll Seltzer, Carl Ross Duncan and Gary Lee Duncan, as joint tenants, for consideration paid, grant to the Carl Ross Duncan, the following property as his sole and separate property:

Tract 3 of Section Nineteen (19), Township Five (5) North, Range Sixteen (16) West, Cibola County, New Mexico, containing 156.9 acres, more or less, according to the official plat of survey of the said land on file in the general land office.

Together with all improvements thereon;

Subject to the easements, reservations in patent and prior deeds, restrictive covenants, zoning regulations, tax and other assessments for the tax year 2014 and thereafter;

WITNESS my/our hand(s) and seal(s) this _____ day of August, 2014.

Rosie Pearl Carroll Jones

Sheldon D. H. Seltzer,
Personal Representative of the
Estate of Annie May Carroll Seltzer

Carl Ross Duncan
Carl Ross Duncan

Gary Lee Duncan
Gary Lee Duncan

STATE OF CALIFORNIA)
) ss
COUNTY OF _____)

SWORN TO AND SUBSCRIBED before me by Rosie Pearl Carroll Jones, on this _____ day of August, 2014.

Notary Public

My Commission Expires:

STATE OF MICHIGAN)
) ss

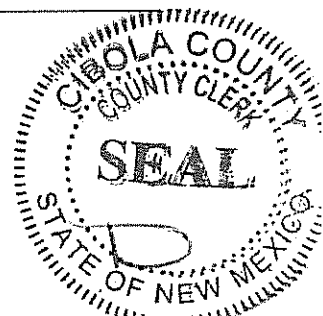


EXHIBIT A

COUNTY OF _____)

SWORN TO AND SUBSCRIBED before me by Sheldon D. H. Seltzer, Personal Representative of the Estate of Annie May Carroll Seltzer, on this ____ day of August, 2014.

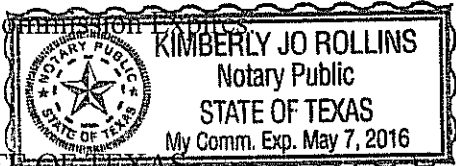
Notary Public

My Commission Expires:

STATE OF TEXAS)
COUNTY OF Fayette) SS

★ SWORN TO AND SUBSCRIBED before me by Carl Ross Duncan, on this 29 day of ~~August, 2014.~~ June, 2015

Kimberly Jo Rollins
Notary Public

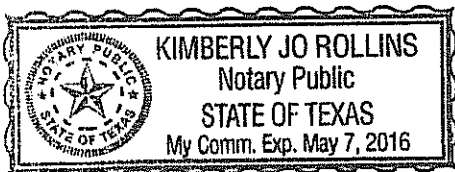
My Commission Expires: 

STATE OF TEXAS)
COUNTY OF Fayette) SS

SWORN TO AND SUBSCRIBED before me by Gary Lee Duncan, on this 29 day of ~~August, 2014.~~ June, 2015

Kimberly Jo Rollins
Notary Public

My Commission Expires:



201601028 Page 2 of 58: 024 P: 04787 05/31/2016 12:50 PM
Elisa Bro, Cibola County, NM Clerk and Recorder

Sheldon D. H. Seltzer

Sheldon D. H. Seltzer,

Personal Representative of the

Estate of Annie May Carroll Seltzer

STATE OF MICHIGAN)

) ss

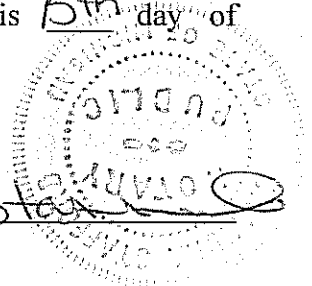
COUNTY OF Berrien)

SWORN TO AND SUBSCRIBED before me by Sheldon D.H. Seltzer, Personal Representative of the Estate of Annie May Carroll Seltzer, on this 15th day of July, 2015.

Chandra Stax

Notary Public

My Commission Expires: 1/25/2017



CALIFORNIA JURAT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA }

COUNTY OF San Bernardino

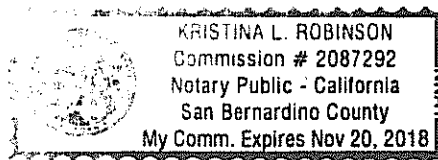
Subscribed and sworn to (or affirmed) before me on this 3rd day of May, 2016
Date Month Year

by Rosie Pearl Carroll Jones

Name of Signers

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature: [Handwritten Signature]
Signature of Notary Public



Seal
Place Notary Seal Above

OPTIONAL

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Description of Attached Document

Title or Type of Document: Quitclaim Deed

Document Date: 5/3/2016

Number of Pages: 4

Signer(s) Other Than Named Above: [Handwritten Signature]



QUITCLAIM DEED

Rosie Pearl Carroll Jones, the Estate of Annie May Carroll Seltzer, Carl Ross Duncan and Gary Lee Duncan, as joint tenants, for consideration paid, grant to the Gary Lee Duncan, the following property as his sole and separate property:

Tract 4 of Section Nineteen (19), Township Five (5) North, Range Sixteen (16) West, Cibola County, New Mexico, containing 156.9 acres, more or less, according to the official plat of survey of the said land on file with the Cibola County Clerk, recorded on April 21, 2016.

Together with all improvements thereon;

Subject to the easements, reservations in patent and prior deeds, restrictive covenants, zoning regulations, tax and other assessments for the tax year 2016 and thereafter;

WITNESS my/our hand(s) and seal(s) this 3rd day of May 2016, 2016.

Rosie Pearl Carroll Jones
Rosie Pearl Carroll Jones

STATE OF CALIFORNIA)
) ss
COUNTY OF _____)

Please see CA Inrat attached
Whitman 5/13/16

SWORN TO AND SUBSCRIBED before me by Rosie Pearl Carroll Jones, on this _____ day of _____, 2016.

Notary Public

My Commission Expires:

201601029 Page 1 of 58: 024 P: 04791 05/31/2016 12:50 PM
Elisa Bro, Cibola County, NM Clerk and Recorder



CALIFORNIA JURAT

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STATE OF CALIFORNIA }

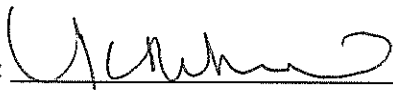
COUNTY OF San Bernardino

Subscribed and sworn to (or affirmed) before me on this 3rd day of May, 2016
Date Month Year

by Rosie Pearl Carroll Jones

Name of Signers

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature: 
Signature of Notary Public



Seal
Place Notary Seal Above

----- **OPTIONAL** -----

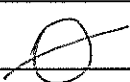
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Description of Attached Document

Title or Type of Document: Quitclaim Deed

Document Date: 5/3/2016

Number of Pages: 4

Signer(s) Other Than Named Above: 

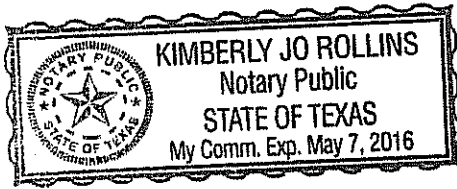
Gary Lee Duncan
Gary Lee Duncan

STATE OF TEXAS)
)
COUNTY OF Fayette) ss

SWORN TO AND SUBSCRIBED before me by Gary Lee Duncan, on this 29 day of June, 2015.

Kimberly Jo Rollins
Notary Public

My Commission Expires:



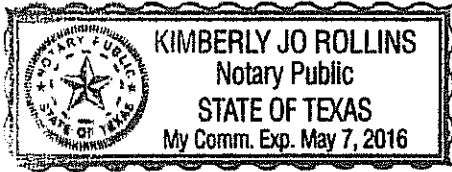
Carl Ross Duncan
Carl Ross Duncan

STATE OF TEXAS)
COUNTY OF Fayette) SS

→ SWORN TO AND SUBSCRIBED before me by Carl Ross Duncan, on this 29 day of June, 2015.

Kimberly Jo Rollins
Notary Public

My Commission Expires:



Sheldon D. H. Seltzer

Sheldon D. H. Seltzer,

Personal Representative of the

Estate of Annie May Carroll Seltzer

STATE OF MICHIGAN)

) ss

COUNTY OF Berrien)

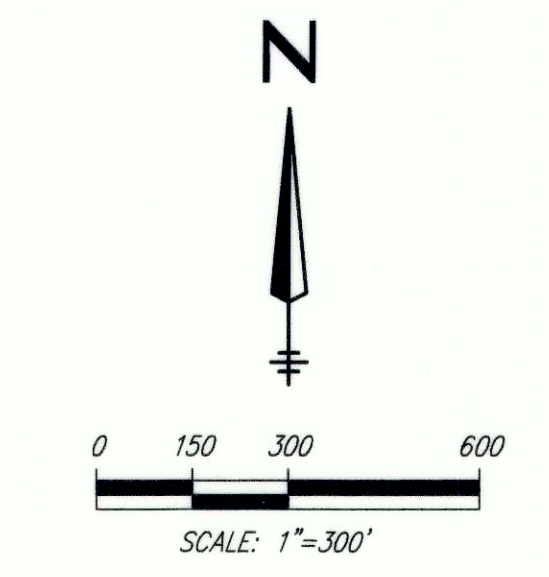
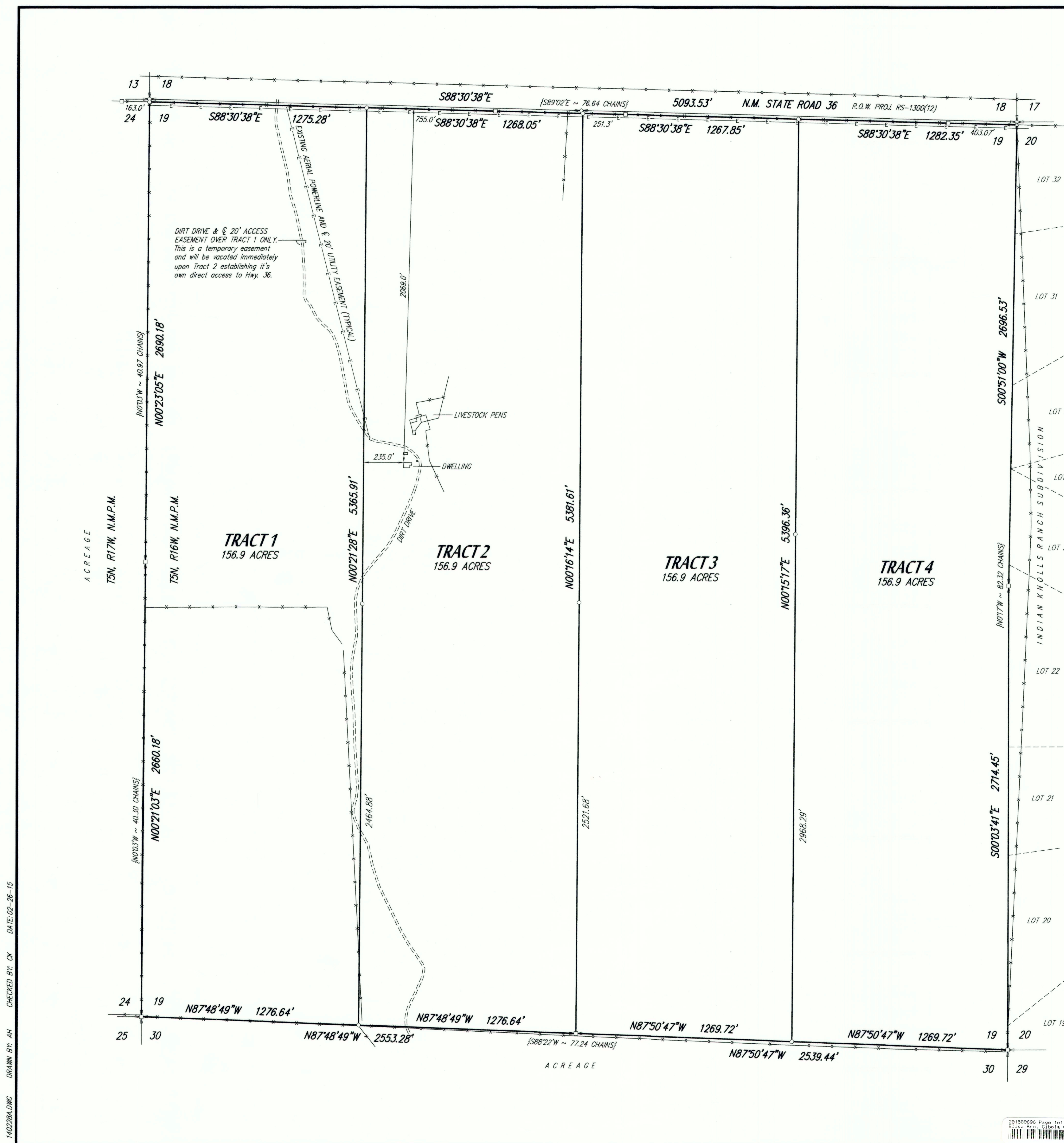
SWORN TO AND SUBSCRIBED before me by Sheldon D.H. Seltzer, Personal Representative of the Estate of Annie May Carroll Seltzer, on this 15th day of July, 2015.

Chandra Starnes

Notary Public

My Commission Expires: 11/25/2017

201601029 Page 5 of 58 024 P: 04795 05/31/2016 12:50 PM
Elisa Bro, Cibola County, NM Clerk and Recorder



- LEGEND**
- SECTION CORNER, FOUND 3" G.L.O. BRASS CAPPED PIPE STAMPED 1934
 - 1/4 SECTION CORNER, FOUND 2-1/2" G.L.O. BRASS CAPPED PIPE STAMPED 1934
 - 1/4 SECTION CORNER, FOUND 2-1/2" G.L.O. BRASS CAPPED PIPE STAMPED 1934
 - FOUND IRON "I" RAIL HIGHWAY R.O.W. MARKER
 - SECTION CORNERS NOT FOUND OR SET, PROJECTED FROM G.L.O. TOWNSHIP PLAT AND PLAT OF INDIAN KNOLLS
 - 1/4 SECTION CORNER NOT FOUND OR SET, PROJECTED FROM G.L.O. TOWNSHIP PLAT ONLY
 - △ SET "MAG" NAIL W/ PS13979 WASHER 1.0" SOUTH OF FENCE CORNER IN CONCRETE FOOTING
 - SET 5/8" REBAR W/PS13979 CAP
 - { } G.L.O. RECORD SECTION DIMENSIONS

- NOTES**
1. The purpose of this plat is divide Section 19 into Four Tracts of equal acreage per the N.M. Thirteenth Judicial District Court Decree Case No. D-1333-CV-201000131.
 2. Measured bearings are referenced to the New Mexico State Plane West Zone Grid.
 3. Field Survey performed February 28 & March 06, 2014.
 4. Parent Parcel Account No. R21035.

APPROVALS

Ana F. Asa 4/16/2015
Reviewed & Approved by Special Projects & County Manager Date

Walter G. ... 4-16-2015
Chairman, Cibola County Commission Date

UTILITIES

Socorro Electric 3-20-15
Date

Rita Jaramilla 3-9-15
CenturyLink Date

COUNTY CERTIFICATE

These lots have not been subdivided within the last five (5) years.

Yanna Rodriguez 4-1-15
Cibola County Assessor Date

TAX CERTIFICATE

Taxes for these lots have been paid as of 4-1-2015

B. Faraca 4-1-2015
Cibola County Treasurer Date

CLAIM OF EXEMPTION

Exemption No. 5:
Division of land created by court order where the order creates no more than one (1) parcel per party. See Note 1 below.

DEDICATION AND CONSENT

The foregoing "REPLAT NO. 1 OF THAT PORTION OF SECTION 19, TOWNSHIP 5 N., RANGE 16 W., N.M.P.M., CIBOLA COUNTY, N. M., LYING SOUTH OF STATE ROAD 36", is in accordance with that Decree as set forth by the State of New Mexico, Thirteenth Judicial District Court Cause No. D-1333-CV-201000131, filed in the Office of the District Court Clerk on June 09, 2014. The dedication of the utility easements and temporary access easement shown hereon are in accordance with the desires of the undersigned.

In witness whereof we hereby set our hands and seals.

Tanya L. Scott 3-5-15
Date
Tanya L. Scott,
Law & Resource Planning Associates, P.A.
Attorneys for Plaintiffs:
Rosie P. Jones, as Owner of Tract 1 &
Estate of Annie M. Seltzer as Owner of Tract 2

ACKNOWLEDGMENT

STATE OF NEW MEXICO }
COUNTY OF Bernalillo } SS

My Commission Expires 8-11-2016

The foregoing instrument was acknowledged before me this the 5th day of March, 2015.

[Signature]
Notary Public

James J. Mason
James J. Mason,
Mason & Isaacson, P.A.,
Attorneys for Defendants:
Carl R. Duncan, as Owner of Tract 3 &
Gary Duncan, as Owner of Tract 4

ACKNOWLEDGMENT

STATE OF NEW MEXICO }
COUNTY OF McKinley } SS

The foregoing instrument was acknowledged before me this the 1st day of April, 2015.

Vanessa R. Canaveo
Notary Public

SURVEYOR'S CERTIFICATE

I, Clyde J. King, a New Mexico Professional Surveyor, do hereby certify that this plat was prepared from a 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 plat and the field survey upon which it is based meet the Minimum Standards for Surveying in New Mexico and that this survey is a land division and not a subdivision as defined by the New Mexico Subdivision Act.

Clyde J. King 2-26-15
Clyde J. King, PS13979 Date

[Signature] 4-1-15
Cibola County Assessor Date

REPLAT NO. 1 OF THAT PORTION OF SECTION 19, TOWNSHIP 5 N., RANGE 16 W., N.M.P.M., CIBOLA COUNTY, N. M. LYING SOUTH OF STATE ROAD 36.

H.E.I. PROFESSIONAL LAND SURVEYING SERVICES
HAMMON ENTERPRISES, INC. P. O. Box 770 • Ramah, NM 87321-0770 • Tel: (505) 870-6901 • HESurveying@yahoo.com

140228ALDINC DRAWN BY: AH CHECKED BY: CK DATE: 02-26-15

201500696 Page 1 of 18, 023 P. 06157 04/21/2015 02:12 PM
Elisa Bro. Cibola County Clerk and Recorder