41427

WARRANTY DEED

THE FIRST BAPTIST CHURCH, of ALBUQUERQUE, N.M., a corporation, for consideration paid, grants to REGENTS OF THE UNIVERSITY OF NEW MEXICO, the following described real estate in Bernalillo County, New Mexico:

> A certain parcel of land situate within the Town of Albuquerque Grant, Bernalillo County, Albuquerque, New Mexico, more particularly described as follows:

Beginning at the Southeast corner of the parcel whence the NE corner of Lot (1) Block 23 Country Club Addition, First Extension North, as shown on the plat of said Addition filed in the Office of the County Clerk of Bernalillo County, New Mexico, on May 16, 1938, bears S 81 deg. 23' E 41.90 feet; thence S 0 deg. 23' W a distance of 2437.88 feet; thence N 81 deg. 23' W 670.15 feet; thence Northeasterly and to the right along a curve of radius of 1869.71 feet a distance of 228.90 feet; thence N 2 deg. 33' W 303.0 feet; thence Northwesterly and to the left along a curve radius 1949.92 feet a distance of 38.07 feet; thence S 81 deg. 23' E 631.37 feet; thence N 7 deg. 44' 33" \pm 579.28 feet to the place of beginning, containing 8.369 acres more or less.

SUBJECT, HOWEVER:

A. To that certain Lease dated June 6, 1966 by and between The First Baptist Church, a New Mexico non-profit corporation, of Albuquerque, New Mexico, as Lessor, and Albuquerque Metropolitan Arroyo Flood Control Authority, a political subdivision and quasi-municipal corporation, of the State of New Mexico with its principal office in Albuquerque, New Mexico, as Lessee, and to,

B. Reservations, restrictions, easements of record, lien of Albuquerque Metropolitan Arroyo Flood Control Authority, and taxes for the year 1967 and subsequent years,

with warranty covenants.

WITNESS its hand and seal this 20th day of February

THE FIRST BAPTIST CHURCH, of ALBUQUERQUE, N.M., a corporation

George F. Stevens, President and Chairman of the Board of Trustees

ATTEST:

Secretary

STATE	OF	NEW	MEXICO)
				ss
COUNTY	(0)	BEI	RNALILLO)

The	foregoing instrument	was acknowledged	before me this 20th
day of	February	, 1967, by Ge	eorge F. Stevens, President
and Chairma	n of the Board of Tr	ustees of The Fir	est Baptist Church, of
Albuquerque	, New Mexico, a New 1	Mexico corporatio	on, on behalf of said
corporation	•		Notary Public
			Tuels Tales
			Notary Public

(SEAL)

My Commission Expires:

March 8, 1968.











State of New Mexico | SS
County of Bernalillo | SS
This instrument was filed for record on

At o'clock | m. Recorded in Vol. 2824

of records of said County Folio 2944 295

Clerk & Recorder

Deputy Clerk

3-3-67

Description or Portion of the Lends of THE FIRST CONPTIST CHURCH In the City of Albuquerque, New Hexico

RSMATMING TRACT

A tract of land situate in Section 16, Township 10 Horth, Range 3 East, N.M.P.M., in the City of Albuquerque, New Mexico, and being more particularly described as follows:

Essinning, for a tie, at the Northeast corner of Lot numbered One (1) in Block numbered Twenty-three (23) of Country Club Addition, First Extension North, Albuquerque, New Mexico, as the same is shown and designated on the plat of said Addition filed in the office of the County Clerk of Bernalillo County, New Mexico, on the 18th day of May, 1938, said Northeast corner of said Lot 1 being a point on the East boundary of the Town of Albuquerque Grant, and running thence M.00°23'E., 2999.50 feet along said East boundary of the Town of Albuquerque Grant to a point; thence leaving said Grant boundary and running N.81°23'W., 82.16 feet to the Southeast and beginning corner No. 1 of the tract herein set forth; and running thence forth; and running thence

- M.81°23'W., 673.82 feet to a point on curve on the Easterly right of way line of University Boulevard NE and the Southwest corner No. 2 of the tract herein set
- Northwesterly along a curve left having a radius of 1949.92 feet, along said Easterly right of way line of University Boulevard NE, a distance along arc of 483.76 feet (chord = N.10°46'33"W., 482.52 feet) to the end of said curve and corner No. 3 of the tract harein set forth; thence running
- N.17°53'W., 67.33 feet continuing along said Easterly right of way line of University Boulevard NE to the Northwest corner No. 4 of the tract herein set forth; thence leaving said Boulevard and running
- 5.81°23'E., 708.64 feet to the Northeast corner No. 5 of the tract herein set forth, a point on the Westerly right of way line of the A.M.A.F.C.A. North Diversion Channel; thence running 5.08°10'E., 538.32 feet along said Westerly right of way line of
- said Channel to the Southeast corner No. 1 and the place of beginning;

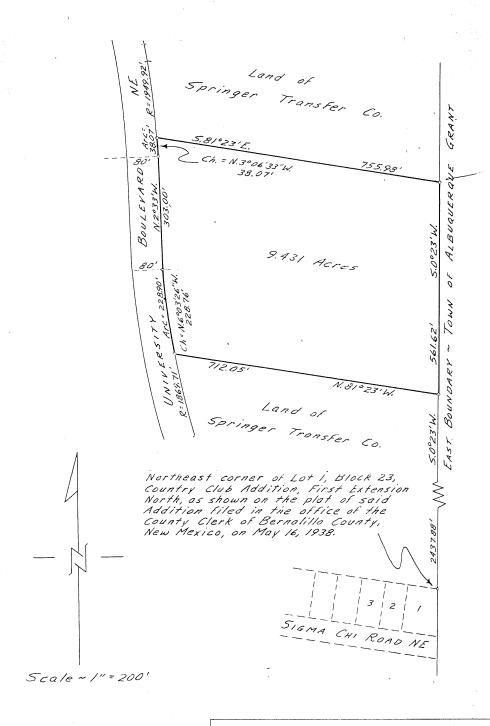
Containing Eight and Twenty-two Thousandths (8.022) acres, more or less.

Ross Howard Company

ROY /HOMARD

New Mexico Registered Land Surveyor No. 4575

For - The First Saptist Church TO - George F. Stevens, Atty. J_me 19, 1972



PLAT OF PORTION OF LAND OF

WILLIAM ARIAS

WITHIN THE TOWN OF ALBUQUERQUE GRANT

ALBUQUERQUE, NEW MEXICO

ROSS-BEYER ENGINEERING OFFICE

MARCH 20, 1958 CBB-RH-JVA-OKM

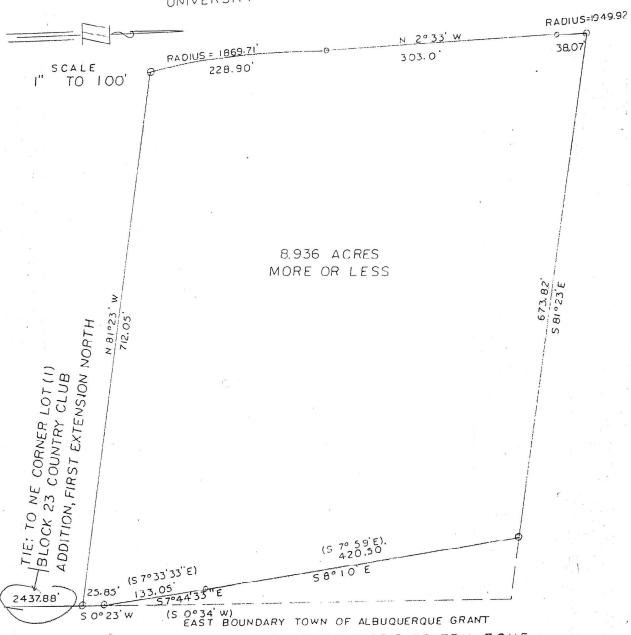
Accortain parcel of L. situate within the Town Albuquerque Grant, Bernalildo County, Albuquerque, New Lexico more particularly described as follows: Beginning at the Coutheast corner of the parcel whence the NE corner of Lot(1)Block 23 Country Club Aldition, First Extension North, as shown on the plat of said Addition filed in the office of the County Clerk of Bernalillo County, New Mexico, on May 16, 1938 bears 3 0 deg. 23' W a distance of 2437.38 feet; thence N 81 deg. 23' W 712.05 feet; thence Northwesterly and to the right along a curve of radius 1869.71 feet a distance of 228.70 feet; thence N 2 deg. 33' W 303.0 feet; thence Northwesterly and to the left along a curve of radius 1949.92 feet a distance of 38.07 feet; thence S 81 deg. 23' E 673.32 feet; thence S 8 deg. 10' E 420.50 feet; thence S 7 deg. 44' 33" E 133.05 feet; thence S 0 deg. 23' W 25.85 feet along the East boundary of the Town of Albuquerque, Grant to the place of beginning, containing 8.936 acres more or less.

NOTE: the above bearings are from a Ross Beyer Survey of March 20,1958.



Wallace A. Bisbee
Registered Land Surveyor
State of New Mexico No.831
January 9,1967

UNIVERSITY BOULEVARD N.E.

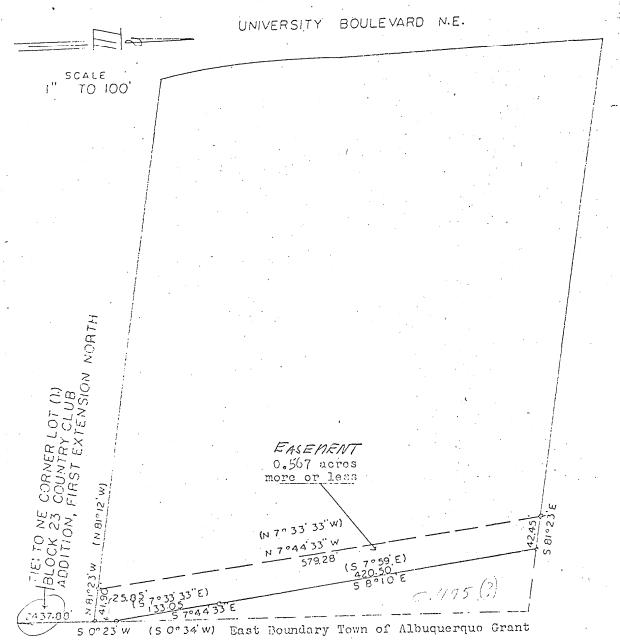


() BEARINGS FROM NEW MEXICO STATE PLANE GRID, CENTRAL ZONE

A certain parcel o. Land atthase within the T. n of Albuquerque Grant, Bernslillo County, Albuquerque, New Moxico, more particularly described as follows: Deginning at the Southeast corner of the parcel whence the Ex-corner of Lot 1 Block 23 Country Club Addition, First Extension Morth, as there on the plat of said Addition filed in the office of the County Clerk of Bernslillo County, New Lexico, on May 16, 1938 bears S 0 deg 231 W a distance of 2437.88 feet; thence MCl dog. 231 W 41.90 feet; thence M 7 deg. 10: 33" W 579.28 feet; thence S 81 deg. 231 M 42.45 feet; thence S 8 det. 10: E 120.50 feet; thence S 7 deg. 14: 33" E 133.05 feet; thence S 0 deg. 23: 25.85 feet to the place of beginning, containing 0.567 acres more or less.

HOTE: the above bearings are from a Ross Beyer Survey of March 20,1958 .

Wallace A. Bisboe
Registered Land Surveyor
State of New Mexico No. 831
January 10,1967



() BEARINGS FROM NEW MEXICO STATE PLANE GRID, CENTRAL ZONE

SCHEDULE

A tract of land situate within the Town of Albuquerque Grant, in the City of Albuquerque, New Mexico, and more particularly described as follows: Beginning at the southeast corner No. 1 of the tract herein set forth, a point on the East boundary of the Town of Albuquerque Grant, whence the northeast corner of Lot numbered One (1, in Block numbered Twenty-three (23) of Country Club Addition, First Extension North, Albuquerque, New Mexico, as the same is shown and designated on the plat of said Addition filed in the office of the County Clerk of Bernalillo County, New Mexico, on the 16th day of May, 1938, being a point on said Grant boundary, bears S. 0°23'W., along said Grant boundary, 2437.88 feet distant; running thence N.81°23'W., 712.05 feet to a point on curve on the easterly right of way line of University Boulevard NE, being the southwest corner No. 2 of the tract herein set forth; thence northwesterly along a curve right having a radius of 1869.71 feet along said easterly line of University Boulevard NE a distance along arc of 228.90 feet (chord equals N.6°03'26"W., 228.76 feet) to end of curve and corner No. 3 of the tract herein set forth; thence N.2°33'W., 303.00 feet continuing along said easterly line of University Boulevard NE to a point of curve and corner No. 4 of the tract herein set forth; thence northwesterly along a curve left having a radius of 1949.92 feet continuing along said easterly line of University Boulevard NE a distance along arc of 38.07 feet (chord equals N.3°06'33", W., 38.07 feet) to a point on curve being the northwest corner No. 5 of the tract herein set forth; thence leaving University Boulevard NE and running S. 81° 23 E., 755.98 feet to a point on said East boundary of the Town of Albuquerque Grant being the northeast corner No. 6 of the tract herein set forth; thence S.0°23'W., 561.62 feet along said Grant boundary to the southeast corner No. 1 of the tract herein set forth and the place of beginning; containing 9.431 acres, more or less; bounded on the North and South by lands of Springer Transfer Company; on the East by the East boundary of the Town of Albuquerque Grant; and on the West by University Boulevard