

180

MARTINEZ, FELIX. ESTATE OF

QUITCLAIM DEED

(065) FRANKLIN DRAIN

Ys1 50-30A 0023-0080-0045-00 ~~11 (45) TEXAS~~

2

THE STATE OF TEXAS }
COUNTY OF EL PASO.

KNOW ALL MEN BY THESE PRESENTS: THAT

I, James G. McNary, Independent Executor of the Will of Felix Martinez,
deceased,

of the County of El Paso, State of Texas, for and in consideration of the
sum of One and no/100 (\$1.00) DOLLARS,

to me in hand paid by The United States of America, pursuant to the
Act of June 17, 1902 (32 Stat., 388) and acts amendatory thereof and supple-
mental thereto,

of the County of _____, and _____ of _____, the receipt whereof is hereby
acknowledged, do by these presents Bargain, Sell, Release and Forever Quit-Claim, unto the said

The United States of America, and its

and assigns all my right, title and interest in and unto that tract or parcel of land lying in the County
of El Paso, and State of Texas, described as follows, to-wit:

A tract of land in the Southeast quarter of the Northwest quarter
(SE $\frac{1}{4}$ NW $\frac{1}{4}$) of Section Twelve (12), Township Thirty-two (32) South, Range Six
(6) East, United States Reclamation Service survey and Survey No. 17 of
Ysleta Grant, and more particularly described as follows: Beginning at a
point on the west boundary of right of way of county road, said point being
the northeast corner of land of grantor herein and also the northeast cor-
ner of said Survey 17 of the Ysleta Grant, and the southeast corner of
land of Mrs. J. L. James and of Survey No. 16 of Ysleta Grant and from
which point the northwest corner of said Section 12 bears North 46°10' West,
two thousand eight hundred sixty-three & eight tenths (2863.8) feet; thence
along said west boundary of right of way of county road South 6°01' East,
two hundred thirty-seven and three tenths (237.3) feet and South 37°32'
East sixteen and two tenths (16.2) feet; thence South 4°08' East, two
hundred twenty-eight & eight tenths (228.8) feet to a point on the property
line between land of grantor herein and J. M. Langford, said property line
being also the boundary between Surveys 17 and 18 of Ysleta Grant and from
which point the northwest corner of said Section 12 bears North 40°42' West
three thousand two hundred forty-five & eight tenths (3245.8) feet; thence
along said property line North 89°40' West, one hundred twenty & four tenths
(120.4) feet; thence North 4°08' West, two hundred thirty-eight & two tenths
(238.2) feet; thence to the left along a one thousand three hundred eighty-
two & seven tenths (1382.7) feet radius curve a distance of two hundred
forty-three & one tenth (243.1) feet based on 100 ft. chord lengths to a
point on the property line between land of grantor herein and said Mrs. J.
L. James said property line being also the boundary line between surveys Nos.
16 and 17 of Ysleta Grant and at which point the tangent to said curve bears
North 14°12'30" West; thence along said property line South 89°35' East,
one hundred twenty-five (125.0) feet to the point of beginning; said tract
of land containing one and twenty-nine hundredths (1.29) acres, more or
less.

TO HAVE AND TO HOLD all my right, title, interest, estate and claim in and to the said premises,
together with all and singular, the rights, privileges and appurtenances to the same in any manner belonging,
unto the said The United States of America, and its

and assigns forever.

WITNESS my hand this the 17th day of June, A. D. 1919

Witnesses at Request of Grantor:

James G. McNary,
Independent Executor of the Will of
Felix Martinez, deceased.

Correct as to Engineering Data 7000.

QUIT-CLAIM DEED

SINGLE AND WIFE'S SEPARATE
ACKNOWLEDGMENTS

TO

Filed for record, this

day of 19, at

o'clock and minutes M.

Clerk.

By Deputy.

ELLIS BROS. PRINTING CO., EL PASO

THE STATE OF TEXAS }
COUNTY OF EL PASO.

Before me, Florinne I. Miller, a Notary Public in and for
El Paso County, Texas, on this day personally appeared James C. McNary, Independent
Executor of the Will of Felix Martinez, deceased

known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to
me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office, this 17th day of June, A. D. 1919

(SEAL)

Florinne I. Miller,

Notary Public, El Paso Co., Texas.

THE STATE OF TEXAS }
COUNTY OF EL PASO.

Before me, in and for
El Paso County, Texas on this day personally appeared wife of

, known to me to be the person whose name is subscribed
to the foregoing instrument, and having been examined by me privily and apart from her husband, and having
the same fully explained to her, she, the said acknowledged such instru-
ment to be her act and deed, and declared that she had willingly signed the same for the purposes and consid-
eration therein expressed, and that she did not wish to reract it.

Given under my hand and seal of office, this day of A. D. 19

THE STATE OF TEXAS }
COUNTY OF EL PASO.

I Clerk of the County

Court of said County, do hereby certify that the above instrument of writing, dated on the
day of, A. D. 19 with its certificate of authentication, was filed for record in my
office this day of, A. D. 19, at o'clock M.
and duly recorded the day of, A. D. 19, at o'clock M.
in the records of said County, in Volume 209 on Pages 408

Witness my hand and the seal of the County Court of said County, at office El Paso, Texas, the day and
year last above written.

Clerk County Court, El Paso County, Texas.

By Deputy.

DEPARTMENT OF THE INTERIOR
UNITED STATES RECLAMATION SERVICE

~~El Paso, Texas,~~ **NOV 8 1919**, 19

Project Manager to the Director and Chief Engineer (~~through Chief of Construction~~).

Subject: Forwarding ~~contract for approval~~ **quitclaim deed for acceptance and filing**

~~Deed~~ Agreement dated **June 17, 1919.** **Rio Grande** Project

Executed on behalf of U. S. by **James C. McNary, Independent Executor**
of the will of Felix Martinez, deceased.

With ~~To~~ **United States of America**
Estimated amount involved, \$ **0** Authority No. **63 C-4**
or clearing acct.

~~Accompanied by bond and two copies.~~
(Strike out if no bond transmitted.)

Purpose:
(See instructions on back.)

Donation of right of way for Franklin Drain

Inclosures listed on reverse. (See Par. 5.)

Advise Chief of Construction, Denver, Colo. ~~and Project Manager~~
at **El Paso, Texas** and **District Counsel**
at **El Paso, Texas.** of the approval of the above

Encls:
Original Deed,
Certificate as to title,
1 blueprint.

L.M. Lawson
Project Manager.

Denver, Colo., , 19

It is recommended that the above-described contract be approved.

Inclosures:

Chief of Construction.

6-4533

Washington, D. C.,
accepted by
Contract (and bond, if any,) was ~~approved by~~

A. P. Davis on

NOV 12 '19 4453

CERTIFICATE AS TO TITLE.

THIS IS TO CERTIFY, with reference to approximately 1.29 acres of land conveyed to the United States by James G. McNary, Independent Executor of the Will of Felix Martinez, deceased, by quitclaim deed dated June 17, 1919:

That the land is taxed in the name of the Felix Martinez; that the land is not homestead property; that the taxes are paid up to date and that no mortgages or other liens of record appear against it; and that, as to the authority of James G. McNary to convey lands of this estate, the following is quoted from the probate records of El Paso County, Texas:

(From will of Felix Martinez, dated March 20, 1916):

"Eighth: When all the debts due and owing by my estate have been fully paid and discharged, then the said James G. McNary, trustee and executor, shall convey the rest, remainder and residue of my estate unto my friend, William G. Hayden, in trust and use for the benefit of my surviving wife and children," etc.

"Tenth: In the management, control, and disposition of the properties of said estate, the said James G. McNary and the said William G. Hayden are by these presents authorized to sell and convey real estate or property without the necessity of obtaining any order of the court therefor."

"Twelfth: I hereby nominate and appoint James G. McNary as executor of this will and request and direct that no bond be required of him as such, and I further direct that no action be had in any court in the probating of this will and the administration of said estate other than the filing of this will, proof thereof, and an inventory and appraisement of the estate."

Will was duly admitted to probate, and James G. McNary appointed independent executor of the last will and testament of Felix Martinez, deceased, without bond, and letters issued to him by order of the County Court of El Paso County, Texas, May 1, 1916.

I further certify that the estate is still in the hands of said executor, James G. McNary, and that nothing appears of record showing that it has been conveyed by said executor in trust to said William G. Hayden.

El Paso, Texas,
June 17, 1919.

C. F. Harvey

Clerk.

El Paso, Texas,

June 19, 1919.

County Clerk,

El Paso, Texas.

Dear Sir:

Transmitted herewith for official record is quit-
claim deed dated June 17, 1919, running from James G. McNary,
Independent Executor of the Will of Felix Martinez, deceased,
to the United States of America.

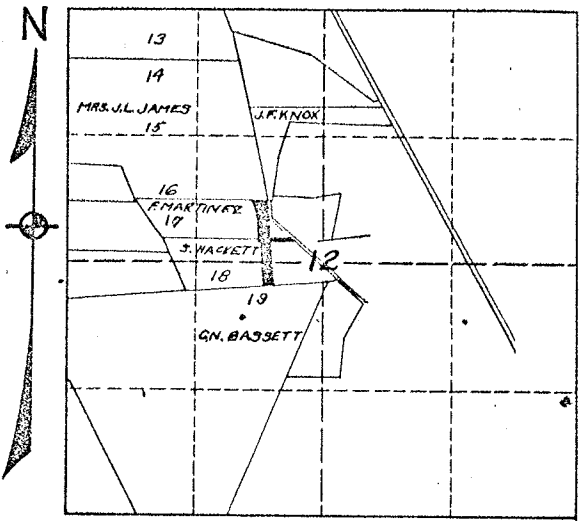
Yours very truly,

CFHarvey

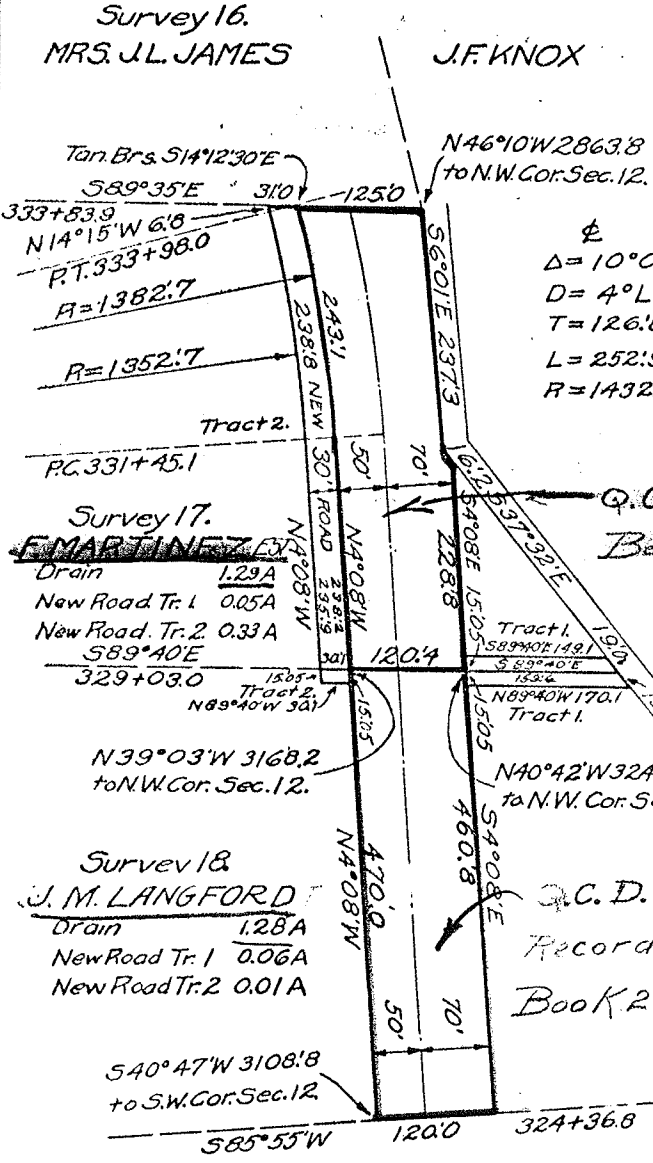
Asst. Dist. Counsel.

Enc 1.

Franklin Drain



$\Delta = 10^{\circ}07' L$
 $D = 4^{\circ} L$
 $T = 126.8$
 $L = 252.9$
 $R = 1432.7$



Q.C.D. 6/17/19. Recorded 6/19.
Book 209 Page 408.

Q.C.D. 7/11/19.
Recorded 7/19.
Book 209 Page 417.

Scale 1" = 200'

DEPARTMENT OF THE INTERIOR
 UNITED STATES RECLAMATION SERVICE
 RIOGRANDE PROJECT, N.M.-TEX.
 EL PASO VALLEY DRAINAGE
 FRANKLIN DRAIN RIGHT OF WAY
 DRAWN: R.A.D. FIELD WORK: F.G.S.
 CHECKED: R.O.D. APPROVED: _____
 14 1253L53 EL PASO, TEX, MAR 19

Note:
Curve lengths based
on 100' chord lengths.