

0 COCHRANE, J. J., Jr.

QUITCLAIM DEED WEST DRAIN 68 240

0023-0023-0048-00

West 68

QUITCLAIM DEED

THIS INDENTURE, made the 16th day of December, in the year of our Lord, one thousand nine hundred and thirty-seven, between J. J. Cochrane, Jr. a single man

part. y of the first part, and the United States of America, party of the second part, in pursuance of the provisions of the act of June 17, 1902 (32 Stat. 368), and acts amendatory thereof and supplementary thereto.

WITNESSETH: That the part y of the first part, for and in consideration of the allowance of credits in the sum of Three hundred thirty-six and no/100 Dollars (\$ 336.00) upon the construction charge assessments of the Elephant Butte Irrigation District against lands of the said part y of the first part, pursuant to contract of December 20, 1929, between the said District and the United States, do by these premises demise, release, and forever quitclaim unto the said party of the second part, and to its successors and assigns, all that certain lot, piece, or parcel of land situated in the County of Dona Ana, and State of New Mexico, and bounded and particularly described as follows, to wit:

A tract of land lying and situate in Dona Ana County, New Mexico and in the North-east Corner Section thirty-five (35), Township twenty-five (25) South, Range two (2) East, N.M.P.M. Bureau of Reclamation Survey; being also within tract numbered 1524, as shown on Dona Ana County, New Mexico, Plat Book; more particularly described as follows:

Beginning at a point on the south property line of the land of the grantors and from which point the Northwest Corner Section thirty-five (35), Township twenty-five (25) South, Range two (2) East, N.M.P.M. bears North fifty-four degrees (54') twenty-two minutes (22') West four thousand six hundred thirty-two and nine tenths (4632.9) feet; thence North twenty-six degrees (26') ten minutes (10') West one thousand five hundred fourteen and eight tenths (1514.8) feet to a point on the north property line of the land of the grantors; thence South eighty-eight degrees (88') fifty-two minutes (52') East along said north property line, one hundred twenty-three and eight tenths (123.8) feet to a point from which the Northeast Corner Section thirty-five (35), Township twenty-five (25) South, Range two (2) East, N.M.P.M. bears North fifty-seven degrees (57') no minutes (00') East two thousand four hundred seven and two tenths (2407.2) feet; thence continuing along said north property line, South eighty-eight degrees (88') fifty-two minutes (52') East five and six tenths (5.6) feet and South eighty-seven degrees (87') fifty-three minutes (53') East five hundred seventy-four and seven tenths (574.7) feet to a point on the westerly right of way line of the West Side Canal; thence South twenty-six degrees (26') five minutes (05') East along said canal right of way line two hundred one and five tenths (201.5) feet; thence South sixty-three degrees (63') fifty-five minutes (55') West seventy-three and no tenths (73.0) feet; thence North twenty-six degrees (26') five minutes (05') West one hundred eighty-five and one tenth (185.1) feet; thence North eighty-seven degrees (87') fifty-three minutes (53') West four hundred one and nine tenths (401.9) feet; thence South seventy-seven degrees (77') fifty-seven minutes (57') West seventy-one and five tenths (71.5) feet; thence South sixty-three degrees (63') forty-seven minutes (47') West fourteen and eight tenths (14.8) feet; thence South twenty-six degrees (26') ten minutes (10') East, one thousand four hundred nine and five tenths (1409.5) feet to a point on the east line of the land of the grantors; thence South no degrees (0') thirty-three minutes (33') West along said east property line, seventeen and eight tenths (17.8) feet to a point which is the Southeast Corner of the land of the grantors; thence North eighty-nine degrees (89') forty-two minutes (42') West along the south property line of the land of the grantors, one hundred thirteen and nine tenths (113.9) feet to the place of beginning. Said tract containing four and eight tenths (4.8) acres, more or less, all as shown on plat attached hereto and made a part hereof.

Correct as to Engr. Data

together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof.

To Have and to Hold, all and singular the said premises, together with all the appurtenances, unto the said party of the second part, and unto its successors and assigns, forever.

IN WITNESS WHEREOF, The said part y of the first part ha s hereunto set his hand and seal the day and year first above written.

Signed, sealed, and delivered in the presence of— J. J. Cochrane, Jr.

[L. S.] [L. S.] [L. S.]

STATE OF NEW MEXICO }
COUNTY OF DONA ANA } ss:

On this 16th day of December, 1937, before me personally appeared
J. J. Cochrane, Jr., a single man

to me known to be the person described in and who executed the foregoing instrument, and acknowledged that
he executed the same as his free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this
certificate first above written.

N B Phillips

Notary Public in and for Dona Ana County.

My commission expires April 7, 1940

PARTIAL RELEASE OF LIEN

KNOW ALL MEN BY THESE PRESENTS, That the undersigned owner(s) and holder(s) of that certain
mortgage dated October 1, 1929, and recorded at Page 369, Book 43,
or other lien) mortgage Records of Dona Ana County, New Mexico, ha____ released and
do____ hereby release the said mortgage insofar as the same pertains to the parcel
(Mortgage or other lien)
or tract of land described in the above and foregoing quitclaim deed, and authorize said lien to be released and satis-
fied of record to that extent, provided, however, that said mortgage shall in all other
(Mortgage or other lien)
respects remain in full force and effect.

WITNESS (my, our) hand(s) and seal(s) this 24th day of June, 1932
Attest:

THE FEDERAL LAND BANK OF WICHITA

By -

W. E. Fisher, Secretary

W. E. Pepperell, Vice-President

~~KANSAS~~
STATE OF ~~NEW MEXICO~~ }
~~COUNTY OF DONA ANA~~ } ss:
~~Sedgwick~~

On this 24th day of June, 1932, before me appeared W. E. Pepperell
to me personally known, who being by me duly sworn did say that he is the Vice-President
of The Federal Land Bank of Wichita
(Such as president or other officer)
(Here describe the corporation)

and that the seal affixed to said instrument is the corporate seal of said corporation and that said instrument was
signed and sealed in behalf of said corporation by authority of its board of directors and said W. E. Pepperell
Vice-President acknowledges said instrument to be the free act and deed of said corporation.

Fern Allburn

Notary Public in and for Donacena County.
Sedgwick Donax

My commission expires Nov. 26, 1935

STATE OF NEW MEXICO }
COUNTY OF DONA ANA } ss:

On this _____ day of _____, 19____, before me personally appeared _____

to me known to be the person described in and who executed the foregoing _____
and acknowledged that _____ executed the same as _____ free act and deed.
(Quitclaim deed or partial release of lien)

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate
first above written.

My commission expires _____

Notary Public in and for Dona Ana County.

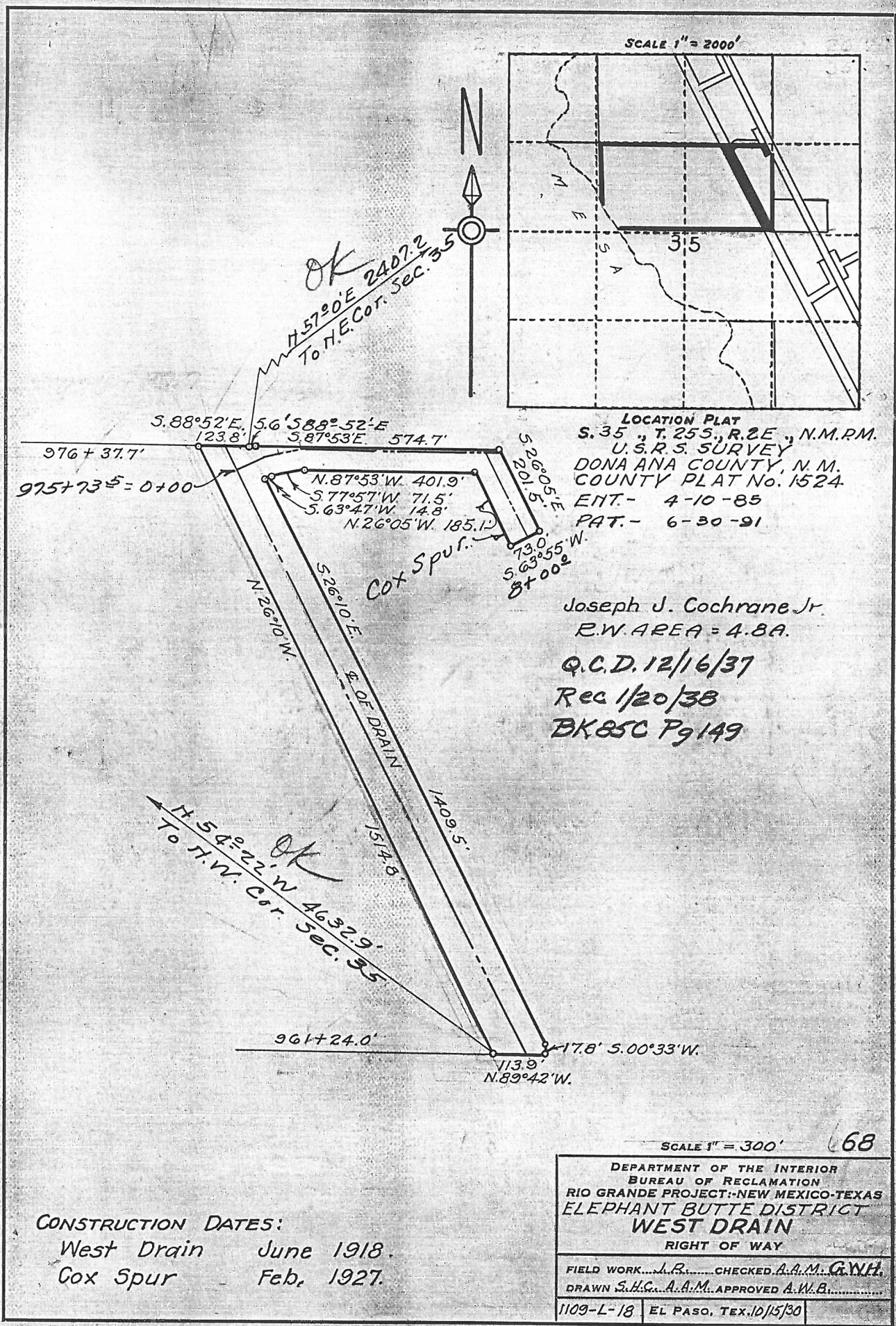
STATE OF NEW MEXICO }
COUNTY OF DONA ANA } ss:

I hereby certify that this instrument was filed for record on the 20 day of January
A. D. 1938, at 10:30 o'clock, 4 m., and duly recorded in Book 147, Page 149, of the
Records of Deeds and Mortgages of said County.
85C

#4215

S. Lapodaca
County Clerk and Ex-officio Recorder.

S
Deputy.



CONSTRUCTION DATES:
West Drain June 1918.
Cox Spur Feb, 1927.

SCALE 1" = 300'		68
DEPARTMENT OF THE INTERIOR BUREAU OF RECLAMATION RIO GRANDE PROJECT-NEW MEXICO-TEXAS ELEPHANT BUTTE DISTRICT WEST DRAIN RIGHT OF WAY		
FIELD WORK.....	J.R.	CHECKED A.A.M. G.W.H.
DRAWN S.H.C.	A.A.M.	APPROVED A.W.B.
1109-L-18	EL PASO, TEX. 10/15/30	

DEPARTMENT OF THE INTERIOR

Bureau of Reclamation

El Paso, Texas Jan. 4, 1938

From Superintendent

To District Counsel

Subject: Acquisition of land utilized for drains - Deed under contract dated December 20, 1929, between the Elephant Butte Irrigation District and the United States - Rio Grande Project.

1. For your consideration, there is transmitted herewith, deed dated December 16, 1937, from J. J. Cochran, Jr. conveying 4.8 acres of land, in Sec. 55, TWP. 25S Range 2E Dona Ana County, Plat No. 1524, Right of Way Plat No. 68, West Drain, together with certificate of officials of the Elephant Butte Irrigation District dated December 21, 1937, under the provisions of contract dated December 20, 1929, between said District and the United States.

L. R. Flock

Superintendent

To Superintendent

El Paso, Texas. JAN 17 1938

The above described deed appears on its face to be in satisfactory form and to be properly executed. The certificate of the officials of the Elephant Butte Irrigation District as to title is properly executed and based thereon, in accordance with the provisions of the above mentioned contract, the deed and certificate are approved as to form and legal sufficiency and the deed may be recorded and the original thereof transmitted to the Washington office in the usual manner and credit may be extended to the District in the amount stated in said certificate in accordance with provisions of the above mentioned contract.

H. J. Devries

District Counsel

To the Commissioner

El Paso, Texas. FEB 21 1938

The deed above described has been accepted and recorded. The original executed deed and certificate are transmitted herewith to the Washington office for filing.

L. R. Flock

Superintendent

CC - Chief Engineer
with enclosure.

Co. Plat No. _____
 H. & L. Plat No. _____

West Drain _____ Drain in
 Right of Way Flat 68

ELEPHANT BUTTE IRRIGATION DISTRICT

Las Cruces, New Mexico

December 21, 1937

CERTIFICATE TO ACCOMPANY QUIT CLAIM DEED

1. Reference is made to the accompanying quit claim deed from
J. J. Cochrane, Jr. conveying 4.8

acres of land in Section 35 Township 25 S Range 2 E

The UNITED STATES for drain right of way, and on account of which the
 District has fixed credit on assessments to be allowed the said grantor
 in the total sum of \$ 336.00 of which amount a credit
 of \$ _____ has already been allowed by the

District to the said landowner on assessments for the year _____
 pursuant to contract between the District and the United States dated
December 20, 1929

2. It is certified from investigation made, that the grantor(s)
 named in the said deed appear(s) to be the owner(s) and in possession
 of the land described in said deed and that said land was at the time
 of said conveyance free from tax liens and other recorded liens and
 encumbrances.

ELEPHANT BUTTE IRRIGATION DISTRICT

By Arthur Starr
 President.

ATTEST:

Joseph R. Lucas
 Secretary.

(SEAL)