

EMERSON, J. R., et. ux., Berna

QUITCLAIM DEED

WEST DRAIN

PLAT NO. 83

240

6023-00-0072-00

50

~~18 (127)~~

780

Land Records  
Rio Grande Project  
(23)

Emerson, J. R.,

et. wf., Berra

0023-0050-0072-00

QUITCLAIM DEED

THIS INDENTURE, made the 28th day of April, in the year of our Lord, one thousand nine hundred and thirty-two, between J. R. Emerson and Bera Emerson, his wife

part 1st 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 1st of the first part, for and in consideration of the allowance of credits in the sum of Sixty-five and 80/100 Dollars (\$ 65.80) upon the construction charge assessments of the Elephant Butte Irrigation District against lands of the said part 1st 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 th at 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 Northwest quarter Northwest quarter (NW<sup>1</sup>/<sub>4</sub>) Section fifteen (15), Township twenty-five (25) South, Range two (2) East, N.M.P.M., Bureau of Reclamation Survey; being also within the J.M.S. Baca Grant and tract numbered 1318, as shown on Dona Ana County, New Mexico, Plat Book; more particularly described as follows:

Beginning at a point on the northwesterly property line of the land of the grantors and from which point the Southwest Corner Section fifteen (15), Township twenty-five (25) South, Range two (2) East, N.M.P.M. bears South no degrees (0°) sixteen minutes (16') twenty-four seconds (24") West, five thousand one hundred thirty-five and no tenths (5135.0) feet; thence along said property line North fifty-two degrees (52°) fifty-eight minutes (58') East forty-seven and six tenths (47.6) feet and North forty-seven degrees (47°) thirty-seven minutes (37') East one hundred nine and one tenth (109.1) feet; thence South seventy-seven degrees (77°) forty-seven minutes (47') East, seventy-six and four tenths (76.4) feet; thence to the right along a curve having a radius of four hundred sixty-four and three tenths (464.3) feet a distance of two hundred forty-four and one tenth (244.1) feet to a point on the southeasterly property line of the land of the grantors, the tangent to the curve at said point having a bearing of South forty-seven degrees (47°) thirty-nine minutes (39') East; thence South fifty-four degrees (54°) ten minutes (10') West, along said southeasterly property line sixty-four and nine tenths (64.9) feet to a point on a curve having a radius of three hundred thirty-four and three tenths (334.3) feet, the tangent to the curve at said point having a bearing of South fifty-two degrees (52°) fourteen minutes (14') East and from which point the Northwest Corner Section fifteen (15), Township twenty-five (25) South, Range two (2) East, N.M.P.M. bears North thirty-four degrees (34°) forty-six minutes (46') forty-two seconds (42") West, five hundred eighty-nine and four tenths (589.4) feet; thence to the left along said curve, a distance of one hundred forty-nine and no tenths (149.0) feet to the point of tangent of the curve, the tangent having a bearing of North seventy-seven degrees (77°) forty-seven minutes (47') West; thence North twelve degrees (12°) thirteen minutes (13') East, five and no tenths (5.0) feet; thence North seventy-seven degrees (77°) forty-seven minutes (47') West, one hundred seventy and seven tenths (170.7) feet to the place of beginning. Said tract containing ninety-four hundredths (0.94) acres, more or less. All as shown on plat attached hereto and made a part hereof.

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 1st of the first part ha ve hereunto set their hand s and seal s the day and year first above written.

Signed, sealed, and delivered in the presence of—

Bera Emerson

[L. s.]

J. R. Emerson

[L. s.]

[L. s.]



Texas

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

On this 25th day of April, 1932, before me personally appeared  
Bera Emerson and J. R. Emerson

to me known to be the person described in and who executed the foregoing instrument, and acknowledged that  
they executed the same as their 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.

H. B. Donaldson

My commission expires June 1, 1933

Notary Public in and for Dona Ana County  
El Paso Texas

### PARTIAL RELEASE OF LIEN

KNOW ALL MEN BY THESE PRESENTS, That the undersigned owner(s) and holder(s) of that certain  
dated \_\_\_\_\_, 19\_\_\_\_, and recorded at Page \_\_\_\_\_, Book \_\_\_\_\_  
(Mortgage  
or other lien)  
Records of Dona Ana County, New Mexico, ha \_\_\_\_\_ released and  
do \_\_\_\_\_ hereby release the said \_\_\_\_\_ 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 \_\_\_\_\_ shall in all other  
(Mortgage or other lien)  
respects remain in full force and effect.

WITNESS (my, our) hand(s) and seal(s) this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_

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

On this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, before me appeared \_\_\_\_\_  
to me personally known, who being by me duly sworn did say that he is the \_\_\_\_\_  
(Such as president or other officer)  
of \_\_\_\_\_  
(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 \_\_\_\_\_  
acknowledges said instrument to be the free act and deed of said corporation.

My commission expires \_\_\_\_\_

Notary Public in and for Dona Ana County.

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 \_\_\_\_\_  
(Quitclaim deed or partial release of lien)  
and acknowledged that \_\_\_\_\_ executed the same as \_\_\_\_\_ 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.

My commission expires \_\_\_\_\_

Notary Public in and for Dona Ana County.

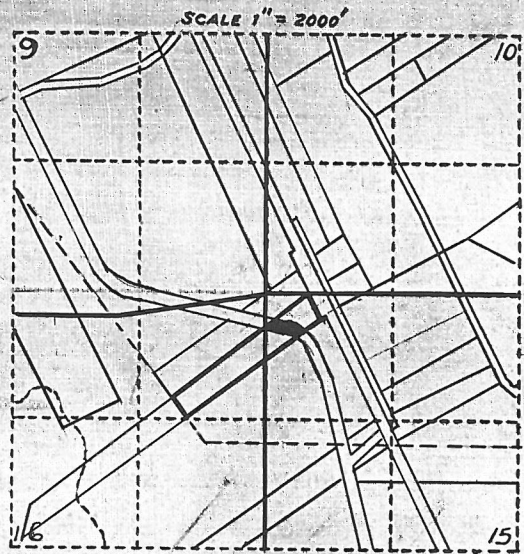
STATE OF NEW MEXICO }  
COUNTY OF DONA ANA } ss:

I hereby certify that this instrument was filed for record on the 23 day of Dec  
A. D. 1932, at 9:00 o'clock, A. M., and duly recorded in Book 85A, Page 224, of the  
Records of Deeds and Mortgages of said County.

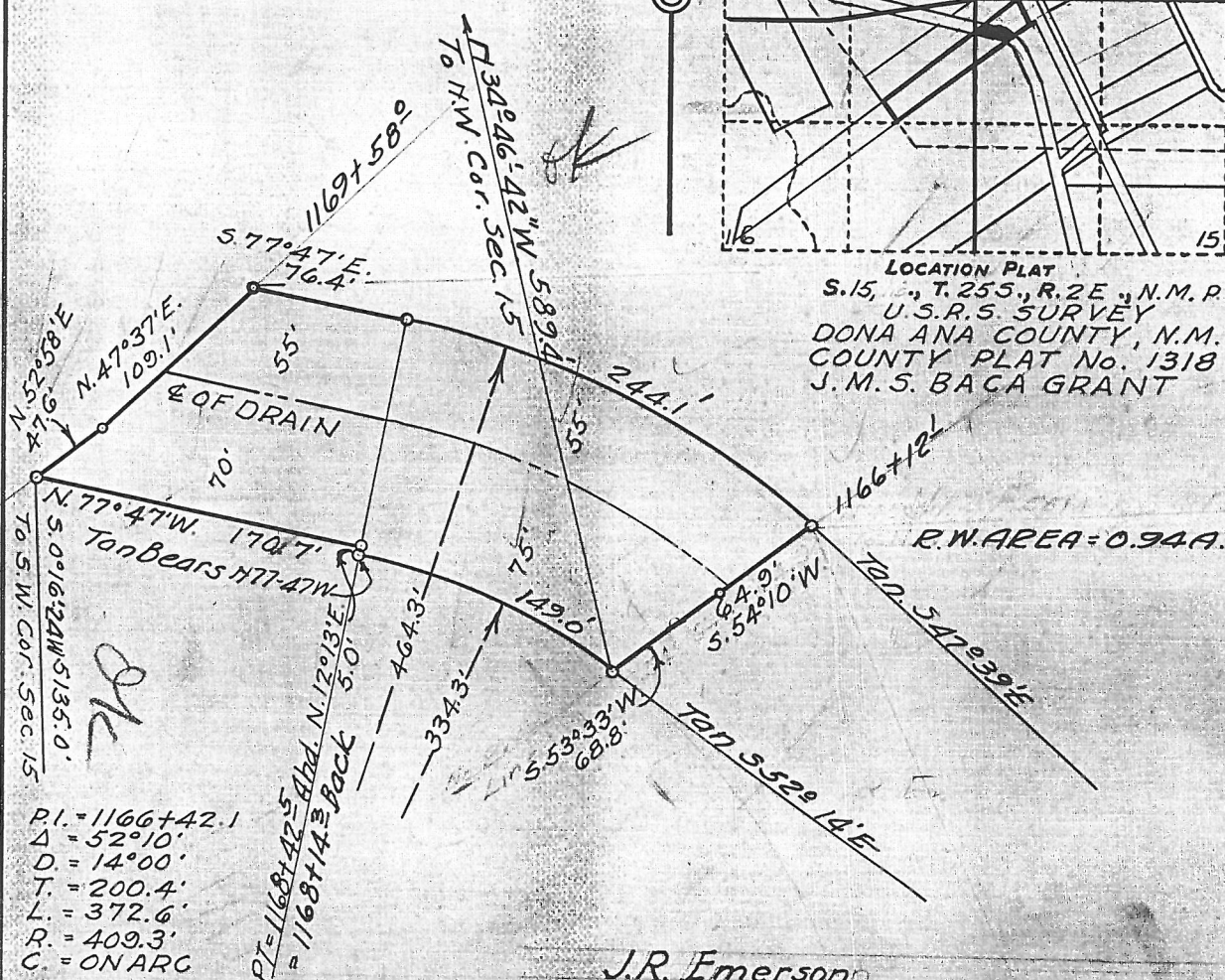
M. H. Trevarez  
County Clerk and Ex-officio Recorder.

Deputy.





LOCATION PLAT  
S. 15, T. 25 S., R. 2 E., N.M.P.M.  
U.S.R.S. SURVEY  
DONA ANA COUNTY, N.M.  
COUNTY PLAT No. 1318  
J.M.S. BACA GRANT



J.R. Emerson

Q.C.D 4/28/32

Rec 12/23/32

BK 85A Pg 224

Constructed Nov. 1918

SCALE 1" = 100'		83
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 G.W.H.
DRAWN	S.H.C.-A.M.	APPROVED A.W.B.
1109-L-18	EL PASO, TEX. 10/24/30	

DEPARTMENT OF THE INTERIOR  
BUREAU OF RECLAMATION

El Paso, Texas

10/4/32

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 4/28, 1932, from J. R. Emerson, et al Berna conveying 0.94 acres of land, in Sec. 15, Twp. 25S Range 2E, Dona Ana County, Plat No. 1318, Right of Way Plat No. 83, West Drain, together with certificate of officials of the Elephant Butte Irrigation District dated 4/29 1932, under the provisions of contract dated December 20, 1929, between said District and the United States.

L. R. Fiock

Superintendent

To Superintendent

El Paso, Texas

DEC 17 1932

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. S. Devries

District Counsel

To The Commissioner

El Paso, Texas,

NOV 18 1937

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. Fiock

Superintendent.

CC - Chief Engineer  
with enclosure.



Co. Plat No. 1512  
R/V Plat No. 68  
West Drain

ELEPHANT BUTTE IRRIGATION DISTRICT

Las Cruces, New Mexico

April 20, 1929

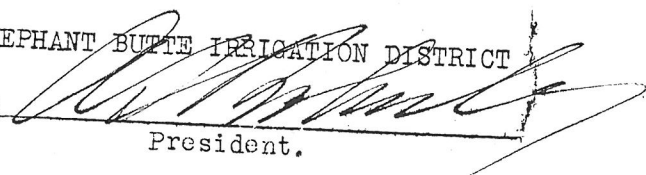
CERTIFICATE TO ACCOMPANY QUIT CLAIM DEED

1. Reference is made to the accompanying quit claim deed from  
J. R. Emerson & Berna Emerson conveying 0.96  
acres of land in Section 15 Township 23 S Range 2 E to  
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 \$ 65.00 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 30, 1928

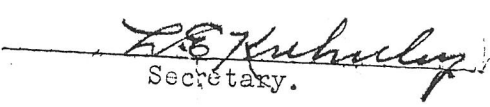
2. It is certified from investigation made, that the grantor(s)  
named in the said deed appear(s) to be the owner(s) and in possession  
of the land described in said deed and that said land was at the time  
of said conveyance free from tax liens and other recorded liens and  
encumbrances.

ELEPHANT BUTTE IRRIGATION DISTRICT

By

  
President.

ATTEST:

  
Secretary.

(SEAL)