

A JOINT RESOLUTION AUTHORIZING THE SALE OF REAL PROPERTY IN RIO ARRIBA COUNTY; ALLOWING FOR A CASH EQUIVALENT IN LIEU OF CASH FOR THE SALE.

WHEREAS, Section 13-6-3 NMSA 1978 requires ratification and approval of the state legislature of any sale of real property of the state over one hundred thousand dollars (\$100,000); and

WHEREAS, in November 1977, the state leased property in Rio Arriba county consisting of approximately three and nine hundred fifty-seven thousandths acres to Santa Maria el Mirador for twenty-two years with an option to purchase the property; and

WHEREAS, Santa Maria el Mirador exercised the option to purchase one and seventeen one hundredths acres, which was approved by the state board of finance in June 1983; and

WHEREAS, Santa Maria el Mirador now wishes to purchase the remaining two and seven hundred eighty-seven thousandths acres; and

WHEREAS, the property, including the portion already sold to Santa Maria el Mirador is legally described as:

A tract of land situated in the Sebastian Martin Grant and the San Juan Pueblo Grant, Village of Alcalde, Rio Arriba County, New Mexico, formerly being a portion of El Mirador Ranch, and herein more particularly described as follows:

Beginning at a government iron pipe and brass cap set for angle point 3 of P.C. 53 P. 1 of the San Juan Pueblo Grant and running thence N. 10° 15' E., 97.00 feet to an iron pipe; thence N. 80° 12' W., 64.35 feet to an iron pipe; thence S. 12° 26' W., 84.20 feet to an iron pipe; thence N. 68° 25' W., 19.70 feet to an iron pipe; thence N. 12° 41' E., 51.65 feet to an iron pipe; thence N. 80° 41' W., 17.90 feet to an iron pipe; thence N. 11° 11' E., 53.55 feet to an iron pipe; thence S. 37° 48' W., 39.20 feet to an iron pipe; thence N. 78° 12' W., 63.70 feet to an iron pipe; thence N. 10° 10' E., 36.50 feet to an iron pipe; thence N. 48° 33' W., 78.50 feet to an ½ inch galvanized iron pipe; thence N. 40° 20' E., 305.45 feet; thence S. 59° 38' E., 430.00 feet; thence S. 22° 48' W., 215.10 feet to an iron pipe; thence N. 82° 30' W., 20.40 feet to an iron pipe; thence S. 26° 28' W. 115.90 feet to an iron pipe; thence N. 75° 01' W., 125.30 feet to government iron pipe and brass cap set for angle point 1, P.C. 52 P. 1. thence N. 43° 37' W., 45.90 feet to an iron pipe, thence N. 75° 38' W., 47.50 feet to the point of beginning, containing therein 3.66 acres more or less.

Together with a Tract of land situate in the San Juan Pueblo Grant. Village of Alcalde, Rio Arriba

County, New Mexico and herein more particularly described as follows:

Beginning at a government iron pipe and brass cap set for angle point 3, P.C. 53, P. 1. and running thence S. 50° 25' W., 20.46 feet to a point; thence S. 22° 20' W. 73.92 feet to a point; thence N. 74° 54' W., 34.32 feet to a point and the true point of beginning for this tract; thence S. 86° 10' W., 46.86 feet to a point; thence S. 85° 25' W., 24.35 feet to a point; thence S. 82° 35' W., 64.68 feet to a point; and the southwest corner of this tract; thence N. 5° 00' W., 76.76 feet to a point; thence N. 16° 40' E., 41.58 feet to a point and the northwest corner of this tract; thence S. 71° 19' E. 157.14 feet to a point and the northeast corner of this tract; thence S. 18° 46' W., 59.80 feet to the southeast corner of this tract to the point of beginning, containing .297 acres, more or less; and

WHEREAS, the property shall not be sold for less than the fair market value of the property established by the taxation and revenue department using generally acceptable appraisal techniques for this type of property; and

WHEREAS, Santa Maria el Mirador wishes to offer cash equivalent in the form of necessary services to the state

that are not paid for with state money for all or part of the purchase price;

NOW, THEREFORE, BE IT RESOLVED BY THE LEGISLATURE OF THE STATE OF NEW MEXICO that the sale of the described property be hereby ratified and approved pursuant to Section 13-6-3 NMSA 1978; and

BE IT FURTHER RESOLVED that the state board of finance and the attorney general shall approve the sale, including the offer of cash equivalent; and

BE IT FURTHER RESOLVED that copies of this resolution be transmitted to the general services department, the state board of finance and the attorney general.