

**SPECIAL WARRANTY DEED**

New Mexico Partners, LLC, an Illinois limited liability company, for consideration paid, grants to The Regents of the University of New Mexico, a body corporate of the State of New Mexico, whose address is c/o University of New Mexico, Real Estate Office, 1712 Las Lomas, NE, Albuquerque, NM 87131-318, the property described on Exhibit A, attached hereto and incorporated herein by reference.

Subject to the items listed on Exhibit "B," attached hereto; and,

Subject to real property taxes for the year 2008 and years thereafter;

with special warranty covenants.

Witness its hand and seal this 18th day of April, 2008.

NEW MEXICO PARTNERS, LLC, an Illinois limited liability company

By: *Barry Ash*  
Print Name: Barry Ash  
Its: Authorized Member

**ACKNOWLEDGMENT**

STATE OF New Mexico )

COUNTY OF Bernalillo )

This instrument was acknowledged before me on April 18, 2008, by Barry Ash, as Authorized Member of New Mexico Partners, LLC, an Illinois limited liability company.

*Sue Dunworth*  
Notary Public Sue Dunworth  
My commission expires: \_\_\_\_\_

(Seal)



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SPWD R:\$15.00 M. Toulouse, Bernalillo County



**REVIEWED AND APPROVED BY:**

By:   
KIM D. MURPHY, University of New Mexico  
Director of Real Estate

**APPROVED AS TO FORM FOR UNM:**

HURLEY, TOEVS, STYLES, HAMBLIN &  
PANTER, P.A.

By:   
MARK STYLES

EXHIBIT A

Lot numbered Twenty-four-A (24-A) in Block numbered Nine (9) of **CROSSAN-KENNEDY ADDITION**, an Addition to the City of Albuquerque, New Mexico, as the same is shown and designated on the plat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico on July 21, 2000 in Plat Book 2000C, page 191.

## EXHIBIT B

1. Restrictions recorded in Book 82, page 54, records of Bernalillo County, New Mexico, but omitting any restriction based on race, color, religion or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604.
2. Utility Easements reserved within vacated portion of Grand Avenue in City Commission Ordinance No. 429 as shown on the recorded plat, filed in the office of the County Clerk of Bernalillo County, New Mexico on July 21, 2000 in Plat Book 2000C, page 191.
3. Public Service Company of New Mexico Underground Easement granted to Public Service Company of New Mexico, a New Mexico corporation and Qwest Corporation, a Colorado corporation, filed November 28, 2001 in Book A27, page 8812, as Document No. 2001140608, records of Bernalillo County, New Mexico.