

1996

LAWYERS TITLE
INSURANCE CORPORATION

NATIONAL HEADQUARTERS
RICHMOND, VIRGINIA

1925 Las Lomas
SIR was done
No deletions

OWNER'S POLICY
SCHEDULE A

CASE NUMBER	DATE OF POLICY	AMOUNT OF INSURANCE	POLICY NUMBER*
942862SD /sy	October 18, 1994 at 2:52 p.m.	\$117,000.00	113-01-059093

*The policy number shown on this Schedule must agree with the preprinted number on the cover sheet

1. NAME OF INSURED:

The Regents of the University of New Mexico

2. THE ESTATE OR INTEREST IN THE LAND DESCRIBED HEREIN AND WHICH IS COVERED BY THIS POLICY IS:

Fee Simple


3. THE ESTATE OR INTEREST REFERRED TO HEREIN IS AT DATE OF POLICY VESTED IN:

The Regents of the University of New Mexico

4. THE LAND REFERRED TO IN THIS POLICY IS DESCRIBED AS FOLLOWS:

SEE ATTACHED EXHIBIT "A"

COPY


Countersignature Authorized Officer or Agent

Issued at Albuquerque, New Mexico

THIS POLICY IS INVALID UNLESS THE COVER SHEET AND SCHEDULE B ARE ATTACHED.
Policy 113 NM1 (Rev. 3-1-91) ALTA Owner's Policy (10-21-87)

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CASE NUMBER
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OWNER'S POLICY CONTINUED
EXHIBIT "A"

POLICY NUMBER
113-01-059093

Lot numbered Six (6) in Block lettered "C" of the CAMPUS OF THE UNIVERSITY OF NEW MEXICO, as shown on the Map of Block "C" of Faculty Housing University of New Mexico, filed in the Office of the County Clerk of Bernalillo County, New Mexico on July 31, 1940 in Volume C1, folio 90.

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SCHEDULE B

THIS POLICY DOES NOT INSURE AGAINST LOSS OR DAMAGE BY REASON OF THE FOLLOWING:

GENERAL EXCEPTIONS:

1. Rights or claims of parties in possession not shown by the public records.
2. Easements, or claims of easements, not shown by the public records.
3. Encroachments, overlaps, conflicts in boundary lines, shortages in area, or other matters which would be disclosed by an accurate survey and inspection of the premises.
4. Any lien, claim or right of lien, for services, labor or material heretofore or hereafter furnished, imposed by law and not shown by the public records.
5. Community property, survivorship, or homestead rights, if any, of any spouse of the insured.
6. Any titles or rights asserted by anyone including, but not limited to, persons, corporation, governments, or other entities, to lands comprising the shores or bottoms of navigable streams, lakes, or land beyond the line of the harbor or bulkhead lines established or changed by the United States Government.
7. Unpatented mining claims; reservations or exceptions in patents or in acts authorizing the issuance thereof; water rights, claims or title to water.
8. Taxes or assessments which are not shown as existing liens by the public record.
9. Taxes for the year 1994, and thereafter.

SPECIFIC EXCEPTIONS:

Attached on Schedule B Continued

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SCHEDULE B CONTINUED

POLICY NUMBER
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10. Reservations contained in Patent from the United States of America, recorded in Book 14, page 567 and Reservations contained in Patent from the State of New Mexico, recorded in Book 60, page 117, records Bernalillo County, New Mexico.
11. Prescriptive Easement for Power Pole, Overhead Lines and Anchor as set forth on Surveyor's Inspection Report prepared by Mark A. Williams, N.M.P.S. No. 9777, dated October 3, 1994.
12. Encroachments by Driveways onto the adjoining land owner to the West of the insured premises and onto the right-of-way of Las Lomas Avenue, N.E., as shown on Surveyor's Inspection Report, prepared by Mark A. Williams, N.M.P.S. No. 9777, dated October 3, 1994.