

PEARCE C. RODEY (1889-1958)
DON L. DICKASON
WILLIAM A. SLOAN
JACKSON G. AKIN
JOHN D. ROBB
CHARLES B. LARRABEE
JAMES C. RITCHIE
JOHN P. EASTHAM
WILLIAM C. SCHAAB
WILLIAM C. BRIGGS
RAY H. RODEY
ROBERT D. TAICHERT
ROBERT M. ST. JOHN
JOSEPH J. MULLINS
DUANE C. GILKEY
RICHARD P. CAMPBELL

RODEY, DICKASON, SLOAN, AKIN & ROBB

COUNSELLORS AND ATTORNEYS AT LAW
FIRST NATIONAL BANK BUILDING-WEST
WEST CENTRAL AVENUE AT THIRD
ALBUQUERQUE, NEW MEXICO 87103

POST OFFICE BOX 1828
TELEPHONE 243-1301
AREA CODE 505

September 2, 1966

Mr. Joe Harris
Assistant Comptroller
University of New Mexico
Albuquerque, New Mexico

Re: Purchase of Ralph E. and
Dorthea Barger Residence
905 Vassar, NE
Albuquerque, New Mexico

Dear Mr. Harris:

We have now been furnished with the duplicate of the Owner's policy and enclose herewith Lawyers Title Insurance Corporation Owner's Policy No. TI-64,150 gc, insuring the property of the Regents of the University of New Mexico.

Very truly yours,

RODEY, DICKASON, SLOAN, AKIN & ROBB

By:


Ray H. Rodey

RHR:jm
Enclosure



OWNER'S POLICY OF TITLE INSURANCE TI-64,150 gc

Lawyers Title Insurance Corporation

HOME OFFICE - RICHMOND, VIRGINIA No W904-149

Lawyers Title Insurance Corporation, a Virginia corporation, herein called the Company, for a valuable consideration paid for this Policy, **Hereby Insures** those designated in Schedule A as, and hereinafter called, the Insured, the heirs, devisees, personal representatives of such Insured, or, if a corporation, its successors by dissolution, merger or consolidation, against loss or damage not exceeding the amount stated in Schedule A, together with costs, attorneys' fees and expenses which the Company may become obligated to pay as provided in the Conditions and Stipulations hereof, which the Insured shall sustain by reason of:

any defect in or lien or encumbrance on the title to the estate or interest covered hereby in the land described or referred to in Schedule A, existing at the date hereof, not shown or referred to in Schedule B or excluded from coverage in Schedule B or in the Conditions and Stipulations; or

unmarketability of such title; or

lack of a right of access to and from the land;

all subject, however, to the provisions of Schedules A and B and to the Conditions and Stipulations hereto annexed; all as of the effective date shown in Schedule A of this Policy.

IN WITNESS WHEREOF, the Company has caused this Policy to be signed and sealed, to be valid when countersigned by an authorized officer or agent of the Company, all in accordance with its By-Laws.

Issued at: Albuquerque, New Mexico

Countersigned by:
NEW MEXICO TITLE COMPANY

[Signature]
Authorized Officer or Agent



Lawyers Title Insurance Corporation

[Signature] President.

Attest: *[Signature]* Secretary.

SCHEDULE A

AMOUNT	EFFECTIVE DATE
\$ 14,500.00	June 22, 1966

NAME OF INSURED

THE REGENTS OF THE UNIVERSITY OF NEW MEXICO, a body corporate

1. The estate or interest in the land described or referred to in this Schedule covered by this Policy is:

FEE SIMPLE

2. Title to the estate or interest covered by this Policy at the date hereof is vested in the Insured.

3. The land referred to in this Policy is described as follows:

Lot numbered Seven (7) in Block numbered Three (3) of SUNRISE CALL, UNIT NO. 2, an Addition to the City of Albuquerque, New Mexico, as the same is shown and designated on the Map of said Addition, filed in the office of the County Clerk of Bernalillo County, New Mexico.

SCHEDULE B

This Policy does not insure against loss or damage by reason of the following:

1. The dower, curtesy, homestead, community property, or other statutory marital rights, if any, of the spouse of any individual Insured.
2. Taxes for the year 1966 and subsequent years.
3. Reservations in Patent from the United States of America.
4. Restrictions appearing of record in Book 168, Page 255, records Bernalillo County, New Mexico.
5. Utility easement reserved along the rear five feet of insured premises.
6. No liability assumed for possible unfiled mechanics' or material-men's liens.
7. Rights of parties in possession, encroachments, overlaps, overhangs, unrecorded easements, violated restrictions, deficiency in quantity of ground or any matters not of record which would be disclosed by an accurate survey and inspection of the premises.

A CLAIM OR LOSS UNDER THE LIABILITY OF THE ONE POLICY AUTOMATICALLY AND PROPORTIONATELY REDUCES THE LIABILITY ASSUMED UNDER THE OTHER POLICY.

