

REFERENCE NUMBER: CBNM-10993

LOCATION & SIZE

County, State: Cibola County, New Mexico

Lot Size: 2.5 Acres

Nearest Town: Candy Kitchen

Street Address: Not Designated

Zip Code: 87014

Latitude & Longitude: Center: [35.00580,-108.30160](#)
NW: [35.00620,-108.30250](#)
NE: [35.00650,-108.3020](#)
SW: [35.00510,-108.30140](#)
SE: [35.00530,-108.30070](#)

LEGAL INFORMATION

Legal Description: Pine Meadows Ranch, Unit 4, Lot 795

Parcel Number: 2081052252103

Account Number: R06310

Annual Taxes: \$29.00

ACCESS & UTILITIES

Legal Access: Yes

Access Road: Sutton Drive

Access Condition: Dirt Roads

Access Frontage: Undefined

Power:	Solar or Alternative
Phone:	Mobile or Satellite
Water:	By Well or Holding Tank
Sewer:	By Septic

ZONING & RESTRICTIONS

Zoning:	No Formal Zoning Designation
HOA:	Yes – Pine Meadows Ranch, POA
Covenants, Conditions & Restrictions:	Yes (Click Here)
Annual Dues:	\$37.50
Time Limit On Building:	None

TITLE INFO

Title:	Free & Clear
Liens and Encumbrances:	None
Mineral Rights:	None
Recent Survey:	None
Title Insurance:	Yes – Insured Through New Mexico Land & Title
Conveyance Document:	Warranty Deed
Suggested Type Of Closing:	Title/Escrow
Doc Prep Fee:	Waived

MISC

Topography: The subject property features a diverse topography from flat cut-out areas to regions densely covered in tall Ponderosa and Pinon trees. In addition, a small canyon bisects the property from east to west.

Hunting: The subject property is located in Game Management Unit 12 (GMU 12), an area known for its trophy-sized bull elk, mule deer and pronghorn antelope. Additionally, this property sits within close proximity to the entrance of the Cibola National Forest, a region which will supply over 300,000 acres to hike, hunt, camp and explore, making this property especially ideal for a hunting cabin.

HELPFUL LINKS

Cibola County Assessor's Office (505) 285-2566 ([Click Here](#))

Cibola County Planning & Zoning (505) 285-2555 ([Click Here](#))

Continental Divide Electric Cooperative (505) 863-3641 ([Click Here](#))

Shadow Canyon Ranch President: Harvey Rudd (505) 419-1308

New Mexico State Engineer (505) 827-6091 ([Click Here](#))

Well Drilling Info ([Click Here](#))

Well Drilling Permit Application ([Click Here](#))

NEARBY TOWNS

Grants: 60 miles (1 h 21 min)

Gallup: 66 miles (1 h 23 min)

Albuquerque: 136 miles (2 h 27 min)

Los Lunas: 137 miles (2 h 31 min)

Rio Rancho: 141 miles (2 h 33 min)

NEARBY ATTRACTIONS

El Morro National Monument ([Click Here](#))

El Malpais National Monument ([Click Here](#))

Acoma Pueblo ([Click Here](#))

Wild Spirit Wolf Sanctuary ([Click Here](#))



San Estevan Del Rey Mission Church ([Click Here](#))

Ice Cave & Bandera Volcano ([Click Here](#))

