

REFERENCE NUMBER: RANM-12264

LOCATION & SIZE

County, State: Rio Arriba County, New Mexico

Lot Size: 5 Acres

Nearest Town: Abiquiu

Street Address: Not Designated

Zip Code: 87510

Latitude & Longitude: Center: [36.23830,-106.14240](#)
NW: [36.2400,-106.14450](#)
NE: [36.23910,-106.14010](#)
SW: [36.23730,-106.14450](#)
SE: [36.23730,-106.14010](#)

LEGAL INFORMATION

Legal Description: El Rito Estates, Tract 157

Parcel Number: 1042137300240

Account Number: R010915

Annual Taxes: \$190.00

ACCESS & UTILITIES

Legal Access: Yes

Access Road: Fort Defina Road

Access Condition: Unmaintained Dirt, Gravel and Sand

Access Frontage: Undefined

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

ZONING & RESTRICTIONS

Zoning:	CRAD - County Rural Agricultural District
HOA:	None
Covenants, Conditions & Restrictions:	None
Annual Dues:	None
Time Limit On Building:	None

TITLE INFO

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

HELPFUL LINKS

Rio Arriba County Assessor's Office (575) 588-7726 ([Click Here](#))

Rio Arriba County Planning & Zoning (505) 753-7774 ([Click Here](#))

Jemez Mountains Electric Cooperative (505) 753-2105 ([Click Here](#))

New Mexico Department of Game and Fish ([Click Here](#))

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

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

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

MISCELLANEOUS

BLM Land: The subject property is bordered to its north by over 1,200 acres of BLM Land. The presence of such a feature has two benefits: First, it means the area to the north of you cannot be developed. This means the privacy and the views you purchase today will remain untouched for decades to come. Second, it means that you have even more land to hunt, hike, explore, shoot guns or ride dirt bikes on. In addition, the 1,200 acres of BLM land is flanked to its east and west by undeveloped County land and then Carson National Forest.

Topography: While mostly level, and boasting flat cut-out regions perfect for parking, camping or building, the subject property also has some rolling hills and is bisected by a sandy arroyo some maps identify as Las Langunitas. The terrain consists mostly of shrubland and pinyon-juniper.

Hunting: It should be noted that the subject property is located in Game Management Unit 51, an area famous for its trophy bull elk.

Mapping Discrepancy: It should be noted that the Rio Arriba County GIS identifies this property as 25 acres and not 5 and portrays the property boundaries as much larger than they actually are. The map and other images pictured on this page are the correct representation of the size, shape and location of the 5 acres being sold.

NEARBY TOWNS

Abiquiu: 12 miles (26 min)

Española: 27 miles (42 min)

Santa Fe: 52 miles (1 hr 10 min)

Taos: 66 miles (1 hr 25 min)

Albuquerque: 114 miles (2 hr 3 min)

Farmington: 164 miles (3 hr)

NEARBY ATTRACTIONS

Heron Lake State Park ([Click Here](#))

El Vado Lake State Park ([Click Here](#))

The Timbers At Chama ([Click Here](#))

Fish Tail Ranch ([Click Here](#))

Stone House Lodge ([Click Here](#))

Navajo Dam Marina ([Click Here](#))

Abiquiu Lake Recreation Area ([Click Here](#))

Georgie O'Keefe Museum ([Click Here](#))

Things To Do In Taos ([Click Here](#))

Things To Do In Taos Ski Valley ([Click Here](#))

Things To Do In Santa Fe ([Click Here](#))

