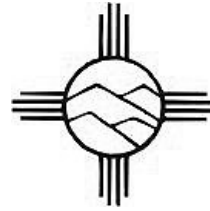


Tierra Grande Tales 'n' Trails

FEBRUARY 2012



**Tierra
Grande
Improvement
Association**

P.O. Box 1388 • Belen New Mexico 87002 • 505 864-2345

Supporting the Community's Common Good in 2011

During 2011, your annual assessments meant Tierra Grande Improvement Association supported the common good of the community by:

- Working with Valencia County representatives to resolve road maintenance issues;
- Working with TransWorld Network to bring high speed internet and digital phone service to the area;
- Working with the Sheriff's Department — reporting suspicious activity, stopping another rave, and keeping Tierra Grande a safe community;
- Partnering with TGIA Neighborhood Watch;
- Working with the New Mexico Department of Transportation to repair the cattle guard at the main Tierra Grande entrance on Mallette Drive;
- Repairing Tierra Grande billboards damaged by New Mexico windstorms;
- Maintaining and keeping the community clean – TGIA received a plaque from the county recognizing excellent contributions to "Cleaning up Valencia County;"
- Attending governmental and community meetings to stay up-to-date;
- Enforcing the Protective Covenants to ensure orderly development of the community;
- Conserving 14,000 acres of pristine Open Space for the exclusive use of TGIA members;
- Paying the insurance and property taxes on the Open Space and the Tierra Grande Fire Station;
- Improving communications with Tierra Grande members via email;
- Helping over 800 visitors to the TGIA office with maps and answering a wide variety of questions;
- Responding to more than 3,500 telephone calls;
- Notifying Unit One owners that Valencia County would raise taxes without cause which provided the owners with the opportunity to prevent the tax increase; and
- Preventing a Texas bank from foreclosing on seven individually-owned Tierra Grande properties that the bank mistakenly believed belonged to that institution.

Sign and Notarize Amended Covenants, Then Return

The Amended Covenants relating to the continuation of Tierra Grande can still be signed, notarized and returned. Passing the covenants means TGIA can continue to serve its members beyond 2013 (when the current Indentures expire).

Currently, the Indenture, which is the funding mechanism for operating TGIA, is a document separate from Covenants.

Your vote to incorporate the Indenture into the Covenants will allow that funding mechanism to continue. TGIA will be able to continue to work for the common good of our members.

The future of Tierra Grande is in your signature - in your vote. Tierra Grande cannot move forward unless a majority of the owners in each Unit sign the Amended Covenant. Your vote counts, now more than ever.

The Board of Directors has built a fire station, extended power lines as well as telephone lines, improved roads, enforced protective covenants, and purchased full ownership rights to more than 14,000 acres of pristine mountain land referred to as Open Space.

The Open Space is for the exclusive use of TGIA members to camp, hike, horseback ride, picnic, bird watch and pursue other outdoor activities.

If you did not receive a copy of an Amended Covenant, please contact the TGIA office at info@tierragrande.org or call 505 864-2345.

You can also visit the web site at www.tierragrande.org. Click on the Indentures and Covenants menu tab and scroll down to the link at the bottom of the page to the Amended Covenants.

Print a covenant page for each unit where you own a lot. The last two (2) pages are signature pages – one page is for a corporate signature and the other for an individual signature(s).

Signatures must be notarized.

Return the form to TGIA, P.O. Box 1388, Belen, NM 87002. TGIA will file any Amended Covenants with the appropriate County Clerk.

TGIA appreciates your belief in the good that we do on your behalf and for supporting the continuation of TGIA beyond 2013.

More about TGIA Via Email

Several members and residents receive email correspondence from the TGIA Administrator on subjects such as Neighborhood Watch and general items relating to what is happening in the Tierra Grande.

If you have recently changed your email address, it is important to inform Sue Moran, Administrator, about the change to update the TGIA records.

Please send an email to info@tierragrande.org requesting that your email be added to the TGIA membership email distribution list.

Save the Date — July 21 for Annual Meeting

The 2012 TGIA Annual Meeting is scheduled Saturday, July 21, from 11 a.m. to 1 p.m. at the Tierra Del Sol Country Club, Rio Communities. Brunch will be served.

Details will be provided in the June 2012 Tails 'n' Trails Newsletter.

Foreclosure Auctions Continue: Next Auction Held Soon

In Spring 2012 a foreclosure sale will be held on about 15 properties. For more information, watch the Update page of the Tierra Grande website (www.tierragrande.org) or call the office at 505 864-2345.

Unpaid Assessments, Changes Info to TGIA

Unpaid Assessments for 2011 have begun to accrue interest at the rate of 8% per annum.

Accounts that are delinquent in the 3rd year of nonpayment are being sent to legal counsel to begin foreclosure proceedings. Payment in full for past due assessments plus interest plus \$200 for the cost of a title search must be recovered from owners who would like to remove their lot from further legal proceedings.

If events in your life create changes (such as moving, marriage, divorce, adding/removing dependents, death, lot split) and you want to make a change to the title of your Tierra Grande property, you first need to make the change with the County Clerk in which your property is located. The numbers are:

Valencia County Clerk 505 866-2073

Socorro County Clerk 575 835-0423

Once that has been done then contact Tierra Grande to change the records accordingly.

Board Member To Be Elected

If you would like to serve on the TGIA Board, please send your resume, with a cover letter, to TGIA Board, P.O. Box 1388, Belen, NM 87002. Your letter of interest must be received no later than May 1, 2012.

If you want to nominate someone, be sure they are willing to serve before sending a cover letter and resume for that person.

The election of a Board member is held at the Annual TGIA Meeting in July.

The TGIA Board currently consists of one land surveyor/business owner; one banker, one professor, and two Tierra Grande residents.

Board meetings are held the fourth Wednesday of every month beginning at 4 p.m. at the TGIA Administrative Office in Rio Communities.

Don Magnussen Passes Away

Longtime Tierra Grande resident Donald Magnussen, 74, passed away September 2, 2011.

He was born in Des Moines, Iowa, April 22, 1937, and raised in Denver, Colorado, before moving to Albuquerque.

An accomplished auto mechanic with careers in home building and water well drilling and pump installation, he was a significant do-it-yourselfer with an affinity for boat/car racing, animals and Mother Nature.

After leaving the Parts Department of Frontier Ford in the late 1960s, he and his wife Judi moved into a home they built on Thompson Ridge in the Jemez Mountains. Because no well drillers would attempt the four-mile road up Thompson Ridge, he bought his own cable rig. For the next 15 years, he drilled wells for the cabins he constructed there.

He subsequently built and lived in homes in Ve-guita and Tierra Grande where he and Judi enjoyed a happy life of accomplishment.

Don is survived by his wife of 47 years, Judi Lawrence Magnussen, president of the TGIA Board of Directors, and many other relatives.

Dumpster Will Help With Tierra Grande Spring Cleaning

Tierra Grande has arranged with Valencia County to bring a dumpster into the community sometime in May to help with spring cleaning needs.

Remember that the Architectural Control Committee will send letters to TGIA residents whose lots are not in compliance with the Covenants or may pose a potential fire danger.

The protective covenants are in place to protect the value of your land and the attraction of Tierra Grande is the owners' compliance with these covenants.

TG Resident Receives Award

Ed Butler, Captain of the Tierra Grande Fire Station, was named "Officer of the Year for 2011" by the Rio Communities Fire Department.

Ed moved to Tierra Grande from Washington D.C. and credits what he learned from Valencia County service personnel.

Fire Chief Jason Gonzales said that Butler makes sure "that every task is performed correctly and in a timely fashion.

"Ed works upwards of 30 hours a week, more than double the required amount of time at the department."

Gonzales said Ed is a role model and dedicated to service adding "I could not ask for a better officer or friend."

TG Resident Now Accredited EMT

After receiving her accreditation as an Emergency Medical Technician (EMT), Tierra Grande resident Donna Butler now serves as a volunteer EMT for the Tierra Grande Fire Station.

Donna's training has come in handy in Tierra Grande as area resident Cheryl Sinclair related that, "one day my son fractured his upper arm - Donna Butler happened to be passing by and was completely off duty. . . but Donna stopped to care for the boy."

Donna's commitment to caring extended to making arrangements for the child to be transported via emergency medical services.

A special thank you goes out to Donna for her service to the community and for her caring.

Neighborhood Watch Coordinator – Change of Leadership

In 2005 Tierra Grande Resident Roger Martin saw the need for a Neighborhood Watch Program in Tierra Grande to help prevent crime in the area.

Roger encouraged neighbors to get to know each other and their routines so that any out-of-place activity could be observed, recognized for what it was and reported to the appropriate authorities. He took the time to teach community residents the techniques to reduce the risk of being victimized at home, in vehicles and in public places.

He scheduled biannual community meetings, coordinated speakers to help teach members to make their homes more secure, to properly identify their property and how to "Look Out for Each Other."

Roger's wife Ginny supported Roger in his endeavor to make Tierra Grande safer for everyone. Ginny coordinated the food items/kitchen services for the meetings during the program's formative years to

High Speed Internet and Digital Phone Service Now Available in TG

TransWorld Network has brought high speed internet and digital telephone service to the community. Tierra Grande residents are able to take advantage of "free" installation through the end of February 2012. Various plans are available.

If you are interested in learning more, visit the TransWorld Network website at www.Wi-Power.com or contact them at 855 233-5741.

Several Tierra Grande residents have signed up for these services. The response from the residents regarding the new service has been very positive, says TGIA Administrator Sue Moran.

Please feel free to contact Sue at 505 864-2345 with questions or concerns.

Mark Your Calendars! Neighborhood Watch Meeting Scheduled

The Tierra Grande Neighborhood Watch Meeting is scheduled for Saturday, April 21, at 11 a.m. at the Tierra Grande Fire Station on Highway 47 just north of Tierra Grande.

The first portion of the meeting will be dedicated to Neighborhood Watch information.

The second part will be a Questions & Answers about what is going on in our community.

No food will be served but you may bring your own beverage.

encourage attendance – and it worked. Roger personally installed Neighborhood Watch signs throughout the community.

For seven years Roger served as TGIA's Neighborhood Watch Coordinator, dedicating himself to creating a cohesive body of concerned, involved neighbors to address issues that concern the entire community. Roger stepped down as Coordinator at the end of 2011.

Barbara Garcia, a resident of Unit One, has agreed to take over the role of Coordinator. Barbara can be reached at 505 861-0467.

A million thank you's go out to Roger and Ginny for the many years they kept Tierra Grande a first class community in which to live. And thank you to Barbara for her willingness to assume the leadership as the new Neighborhood Watch Coordinator

TGIA Board

President — Judi Magnussen

Tierra Grande Resident

Term expires 2014

Executive V.P. & Treasurer

Carol Gasperetti

Tierra Grande Resident

Term expires 2016

Secretary — Michael Sumner

Valencia County Banker

Term expires 2012

Director — David Tibbets

Business Owner / Surveyor

Term expires 2013

Director — Howard Snell

Professor & Curator / UNM Biology

Term expires 2015

TGIA Staff

Administrator — Sue Moran

Assistant Administrator — Janie Earthman

Newsletter Editor — Sandy Schauer

2012 Board Schedule

The TGIA Board of Directors usually meets monthly on the fourth Wednesday at 4 p.m. at the TGIA Administrative Office, 480 Rio Communities Blvd., Suite H, Belen, NM.

All meetings are open. Anyone planning on attending should call ahead (505 864-2345) so seating can be arranged.

Tentative 2012 meeting dates are:

January 25 February 22 March 28

April 25 May 23 June 27 July 25

August 22 September 26 October 24

November 28 December 19

TGIA 2012 Holidays

The TGIA Administrative Office is closed most banking holidays.

WWW.TIERRAGRANDE.ORG

YOU'LL FIND WHAT YOU NEED TO KNOW

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Can Still Be Returned
Much More**

**Tierra Grande
Improvement Association
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Belen, New Mexico 87002**

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