

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number _____ Page _____

SUPPLEMENTARY LISTING RECORD


NRIS Reference Number: 93000253

Date Listed: 6/23/93

Maxwell--Arbreu and North (Martinez) Houses, Colfax Co., NM
Property Name County State

Rayado Ranch MPS
Multiple Name

This property is listed in the National Register of Historic Places in accordance with the attached nomination documentation subject to the following exceptions, exclusions, or amendments, notwithstanding the National Park Service certification included in the nomination documentation.



Signature of the Keeper

11/1/93

Date of Action

=====
Amended Items in Nomination:

When the nomination was resubmitted, the SHPO had deleted the claim for criterion D at the top of Section 8, but neglected to remove "Archeology, historic/non-aboriginal" as an area of significance. The appropriate areas of significance are "Agriculture" and "Architecture." This information was verified by Maryann Anders of the SHPO staff.

DISTRIBUTION:
National Register property file
Nominating Authority (without nomination attachment)

United States Department of the Interior
National Park Service

RECEIVED

MAR 01 1993

National Register of Historic Places
Registration Form

NATIONAL
REGISTER

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Maxwell-Abreu and North, or Martinez Houses

other names/site number Rayado Ranch Headquarters

2. Location

street & number NW corner of the junction of NM 121 and Rayado Creek Rd. not for publication

city or town Cimarron vicinity

state New Mexico code NM county Colfax code 007 zip code 87114

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. I recommend that this property be considered significant nationally statewide locally. (See continuation sheet for additional comments.)

[Signature] State 2-24-93
Signature of certifying official/Title Date

Historic Resources Division State of New Mexico
State of Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. (See continuation sheet for additional comments.)

Signature of certifying official/Title Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

- entered in the National Register.
 - See continuation sheet.
- determined eligible for the National Register
 - See continuation sheet.
- determined not eligible for the National Register.
- removed from the National Register.
- other, (explain): _____

Signature of the Keeper

Date of Action

[Signature]

6/23/93

Maxwell-Abreu and north houses
Name of Property

Colfax Cty. NM
County and State

5. Classification

Ownership of Property
(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

Category of Property
(Check only one box)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property
(Do not include previously listed resources in the count.)

Contributing	Noncontributing	
2	0	buildings
		sites
		structures
		objects
2	0	Total

Name of related multiple property listing
(Enter "N/A" if property is not part of a multiple property listing.)

Rayado Ranch of Colfax County, NM

Number of contributing resources previously listed in the National Register

0

6. Function or Use

Historic Functions
(Enter categories from instructions)

Domestic/single dwelling

Current Functions
(Enter categories from instructions)

Domestic/single dwelling

7. Description

Architectural Classification
(Enter categories from instructions)

other: New Mexico Vernacular

Materials
(Enter categories from instructions)

foundation N/A
walls stucco

roof asphalt shingle
other brick chimneys
wood porches

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

see continuation sheet

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- [x] A Property is associated with events that have made a significant contribution to the broad patterns of our history.
[] B Property is associated with the lives of persons significant in our past.
[x] C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
[] D Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

Property is:

- [] A owned by a religious institution or used for religious purposes.
[] B removed from its original location.
[] C a birthplace or grave.
[] D a cemetery.
[] E a reconstructed building, object, or structure.
[] F a commemorative property.
[] G less than 50 years of age or achieved significance within the past 50 years.

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS):

- [] preliminary determination of individual listing (36 CFR 67) has been requested
[] previously listed in the National Register
[] previously determined eligible by the National Register
[] designated a National Historic Landmark
[] recorded by Historic American Buildings Survey #
[] recorded by Historic American Engineering Record #

Areas of Significance

(Enter categories from instructions)

- Agriculture
Architecture
Archaeology, historic/non-aboriginal

Period of Significance

1849-1911

Significant Dates

1849-1911

Significant Person

(Complete if Criterion B is marked above)

Cultural Affiliation

Hispanic and Anglo territorial

Architect/Builder

unknown

Primary location of additional data:

- [] State Historic Preservation Office
[] Other State agency
[] Federal agency
[] Local government
[] University
[] Other

Name of repository:

Maxwell-Abreu and north houses
Name of Property

Colfax County, NM
County and State

10. Geographical Data

Acreage of Property two acres

UTM References

(Place additional UTM references on a continuation sheet.)

1

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2

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3

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4

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 See continuation sheet

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title David Kammer, Ph.D., consulting historian
organization Kells and Craig Architects, Inc. date November, 1992
street & number 521 Aliso Dr. NE telephone (505) 266-0586
city or town Albuquerque state NM zip code 87108

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

A USGS map (7.5 or 15 minute series) indicating the property's location.

A Sketch map for historic districts and properties having large acreage or numerous resources.

Photographs

Representative black and white photographs of the property.

Additional items

(Check with the SHPO or FPO for any additional items)

Property Owner

(Complete this item at the request of SHPO or FPO.)

name Philmont Scout Ranch, Boy Scouts of America
street & number -- telephone (505) 376-2281
city or town Cimarron state NM zip code 87714

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20503.

MAR 1 1990

The Rayado Ranch of Colfax County, NM
Name of Multiple Property Listing

Colfax, New Mexico
County and State

NPS Form 10-900-a
(8-86)

OMB No. 1024-0018

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**National Register of Historic Places
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Narrative Description:

The Maxwell-Abreu House is a good example of the New Mexico Vernacular Style dwelling. It has a linear plan and is built of locally obtained adobe brick and timber, the materials traditionally used by Hispanic builders. Shown in Narciso Abreu's 1933 map of the Maxwell compound as a major portion of the flat-roofed line of rooms arranged along its south wall, the dwelling is now a discreet building. Its wing additions, pitched roof, and decorative elements, as well as some added windows, doors and interior furnishings reflect its evolution from being part of a fortified frontier compound to a family ranch headquarters. Set in a grove of cottonwoods not far from Rayado Creek, the house, coupled with the north, or Martinez, house located 180 ft. to the north, conveys the feeling of its historic role as an early territorial ranch.

The house consists of a 147 ft. long by 20.5 ft. wide main section, originally containing seven rooms, that runs from east to west and two shorter wings extending to the south. One wing contains two rooms and lies at the approximate center of the main section; a second wing containing one room lies at the east end. Both the main section and the wings contain rooms arranged in single file. Several of the rooms do not have doorways connecting them, and evidence indicates that some existing doorways were cut at a later date. The exterior walls and all original interior walls are of adobe approximately 22 in. thick. Exterior walls are finished with cement stucco and a painted surface. A gable roof runs continuously from the east to the west end. Gable roofs on each of the wings intersect the main roof. The roofs are covered with red asphalt shingles with wood shingles beneath them. The roof is marked by eight brick chimneys twenty-two inches square and resting on top of the adobe walls. In the majority of instances, the chimneys served as stove flues rather than fireplaces. Reflecting its long evolution, the house has a

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wide variety of door and window sizes and designs. Those dating to the mid-nineteenth century are six over six; later windows are one over one.

The east and north facades are the two principal or "front" sides of the house. The east side is lined by a porch running its entire width. The porch floor has been replaced with a concrete floor, but the rest of the porch remains unaltered. Ornatly-turned posts and scrolled brackets support the porch roof. The principal door on this elevation has a deep-paneled jamb with applied moldings defining the panels. Two doorways cut in the north end of this wall in the early twentieth century have paired doors in the bungalow style. The east porch continues around the corner, extending across the east half of the north elevation. The porch on the north side is identical to that on the east except that the posts are octagonal instead of turned. The east half of the north facade contains three six over six windows that may be among the oldest in the house. A fourth window has been replaced by a fixed metal-framed "picture" window. Paired doors lead into a wide hall connecting a matching doorway leading to the south porch. Both the north and south elevations of the west half of the building's main section contain few windows but several exterior doors. In two cases, doors open from both the north and south sides of the same room. Many of the doors and door openings have been altered, suggesting a utilitarian purpose for this portion of the house.

The south end of the east wing has a bay window in its center. The bay features paired one over one windows flanked by matching windows. Above the windows are a continuous band of dentils and recessed wood panels. A covered porch extends across the south side of the house between the two wings. The edge of the porch roof has been extended outward approximately three feet, and a portion of the porch was enclosed for use as a bathroom in the mid-twentieth century. The octagonal columns on this

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porch match those of the north side of the house. The center wing has one over one windows except on the west facade where two fixed metal-framed "picture" windows similar to the one on the north facade have been added. An enclosed utility porch is on the south end of this wing.

The interior of the house contains several large rooms. The original rooms; as defined by the adobe walls, ranged in size from 14 ft. by 17 ft. to 17 ft. by 31 ft. In several cases the rooms have been subdivided by wood frame and plaster partitions. The interior adobe walls are finished with a variety of veneers including plasters and thin applications of whitewashes of unknown material. The floors are finished with tongue and groove boards, but in one room in the eastern end of the main section, archaeological investigation has uncovered the remains of three successive layers of earthen floors. The ceiling height is approximately 9'8" throughout the house except in the west portion where it drops to about eight feet due to the rise in the grade of the floor. Except for the west half of the main section, the ceilings are formed by sawn beams supporting boards which carry the earth roof. In two rooms, tongue and groove boards have been nailed to the underside of the beams to form a ceiling, while in the remainder of the rooms, the exposed beams' edges are dressed with bead molding. In the central portion of the house, a gypsum board ceiling has been suspended approximately eight feet above the floor. The earth roof in the building's west portion is supported by ponderosa pine vigas. A tongue and groove board ceiling is suspended below the vigas.

As a result of the house's long evolution, the interior contains a wide variety of door types, trim, wood baseboards and fireplace fronts. The eastern half of the main section and the eastern wing have the most elaborately finished and developed rooms, indicating that they likely served as the primary public rooms of the house. The oldest remaining doors are one and two

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panel rail and stile doors with an applied molding around the edges of the recessed panels, resulting in an elegant design developed from minimal resources. The older interior doorways through the thick adobe walls feature paneled jambs similar to those at the exterior. Later doors are of the multi-panel stile and rail type common in the late nineteenth and early twentieth centuries. Many doors have been relocated from their original openings and cut or otherwise modified as required to fit their new locations. There are three wood fireplace fronts in the house. Between the afore-mentioned paired bungalow style doors on the east facade, a fireplace was installed, probably at the same time as the doors. Two tiers of columns flank the fire-box opening with the upper tier above the mantle framing a mirror. This plain but dignified fireplace typifies early twentieth century catalogue designs. A room in the center of the main section of the house contains a wood fireplace front with a mantle in the neo-Classical Style. The center wing contains a fireplace front with a carved rustic design. One room in the west portion of the main section contains a traditional southwestern corner style fireplace built of adobe. The flue from this fireplace terminates at the flat roof, indicating that the fireplace likely pre-dates the construction of the latter gable roof.

The north house, locally referred to as the Martinez house, is the second remaining discreet structure associated with the Rayado Ranch headquarters and shown in Narciso Abreu's 1933 map as a part of the Maxwell compound. Its pitched roof as well as some added windows, doors and interior furnishings reflect its evolution from being part of a fortified frontier compound to becoming part of a family ranch headquarters. Coupled with the Maxwell-Abreu house 180 ft. to the south, it conveys the feeling of its historic role as part of an early territorial ranch headquarters.

M 1 1001

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The house consists of three rooms arranged in single file running from east to west and a one-room wing extending to the north from the west end of the house, creating an L plan. In the mid-twentieth century, a small addition containing one bathroom was added in the corner of the easternmost room, and the single room in the rear wing was sub-divided by a frame and gypsum board partition. The red shingle roof is formed by a gable roof running from north to south over the north wing and the west end of the main section. A gable roof running from east to west over the remainder of the main portion ties into the roof. All original exterior walls and interior dividing walls are adobe and twenty-two inches thick. Exterior walls are covered with cement stucco and painted tan. There are three chimneys. The main portion has one brick chimney similar to those in the Maxwell-Abreu house; a free form chimney projects from the north wing's end wall; and a mud-plastered chimney, a later addition, stands at the east end. There are several window types. The majority are tall, narrow two over two in design.

The principal facade faces south towards the Maxwell-Abreu house. A covered porch dating to the mid-twentieth century extends across the easternmost two-thirds of this elevation. Each of the three rooms along this elevation has a single two over two window. The center room has a door onto the porch. The north elevation of the main section of the house has a single window into each room. One is a six over six and the other a hopper window. The west elevation of the house has a single window into each of the two rooms along its length. As evidenced by a wall buttress and foundation remains, the north wing extended at least one room farther to the north. Except for one door and the exterior chimney, this wall is blank. The east wall of the wing contains one window and a door covered by a small shed porch.

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The exterior of the north house is similar to the Maxwell-Abreu house but more modest. The four original rooms range from 15 ft. by 17 ft. to 15 ft. by 21 ft. The ceilings are boards supported by beams but lack the edge bead found in the other house. The floors are also tongue and groove boards except in the easternmost room where a concrete floor has replaced the wood floor. All of the original walls are finished with plaster. The trim and bases are of simple unadorned wood. The only fireplace in the house is in the southeast corner of the easternmost room and is constructed in a rustic design with river cobbles.

MAR 1 1903

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8. Statement of Significance:

The Maxwell-Abreu house and the north, or Martinez, house stand as reminders of early agricultural settlement along the Santa Fe Trail and the subsequent emergence of family ranching in northeastern New Mexico during the territorial period. When Lucien Maxwell began building his fortified compound in 1849, he used several rooms along the inside wall as his residence. Quite likely, some of the rooms now composing the Maxwell-Abreu house were part of that residence while some of the rooms composing the north house served other residents of the early settlement. By 1857, portions of the former house were occupied by Jose Pley, Maxwell's manager at Rayado after Maxwell moved to Cimarron. When Jesus Abreu purchased the ranch in 1864, the building became the headquarters of the famous Rayado Ranch, serving as the Abreu family's home. As security improved in the area, the compound walls fell into disuse and were removed, leaving only these two discreet houses as reminders of the original compound. Both of these dwellings reflect the architectural evolution of the early fortified settlement. Their position and spatial organization recall their role as dwellings during the plaza era. Their pitched roofs, additions and embellishments recall their transformation into a family ranch headquarters. Multiple adobe floors, sherds, square nails, rock foundation fragments at the north house, and other cultural deposits indicate that the property is also significant for its archaeological potential for revealing more about settlement and agriculture during the territorial period.

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Section 9 Page 8

9. Bibliography

Alexander, Eveline Throckmorton. Unpublished diary in the Bancroft Library, University of California, Berkeley.

Bent vs. Miranda. Supreme Court of the Territory of New Mexico, 579. 1894.

McGavran Collection, State Records Center and Archives, Santa Fe, New Mexico.

Murphy, Lawrence R. Lucien B. Maxwell: Napoleon of the Southwest. Norman: University of Oklahoma Press, 1983.

Rayado Collection. Philmont Library, Cimarron, New Mexico.

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10. Geographical Data

VERBAL BOUNDARY DESCRIPTION: The east boundary is a north-south line parallel to and 80 feet east of the porch of the Maxwell-Abreu house. The north boundary is an east-west line parallel to and 20 feet north of the north wall of the Martinez (north) house. The west boundary is a north-south line parallel to and 20 feet west of the west wall of the Maxwell-Abreu house. The south boundary is an east-west line parallel to and 20 feet south of the south wall of the longer of the two southern wings of the Maxwell-Abreu house. These four lines form a quadrangular boundary for the property. The area is approximately 90,000 square feet.

BOUNDARY JUSTIFICATION: The boundary lines have been drawn to represent the two discreet houses that composed the Rayado Ranch Headquarters and were once part of Maxwell's Plaza. The intention of the boundary lines is to retain the historic integrity of the property including the archaeological potential of the area once enclosed by Maxwell's Plaza.

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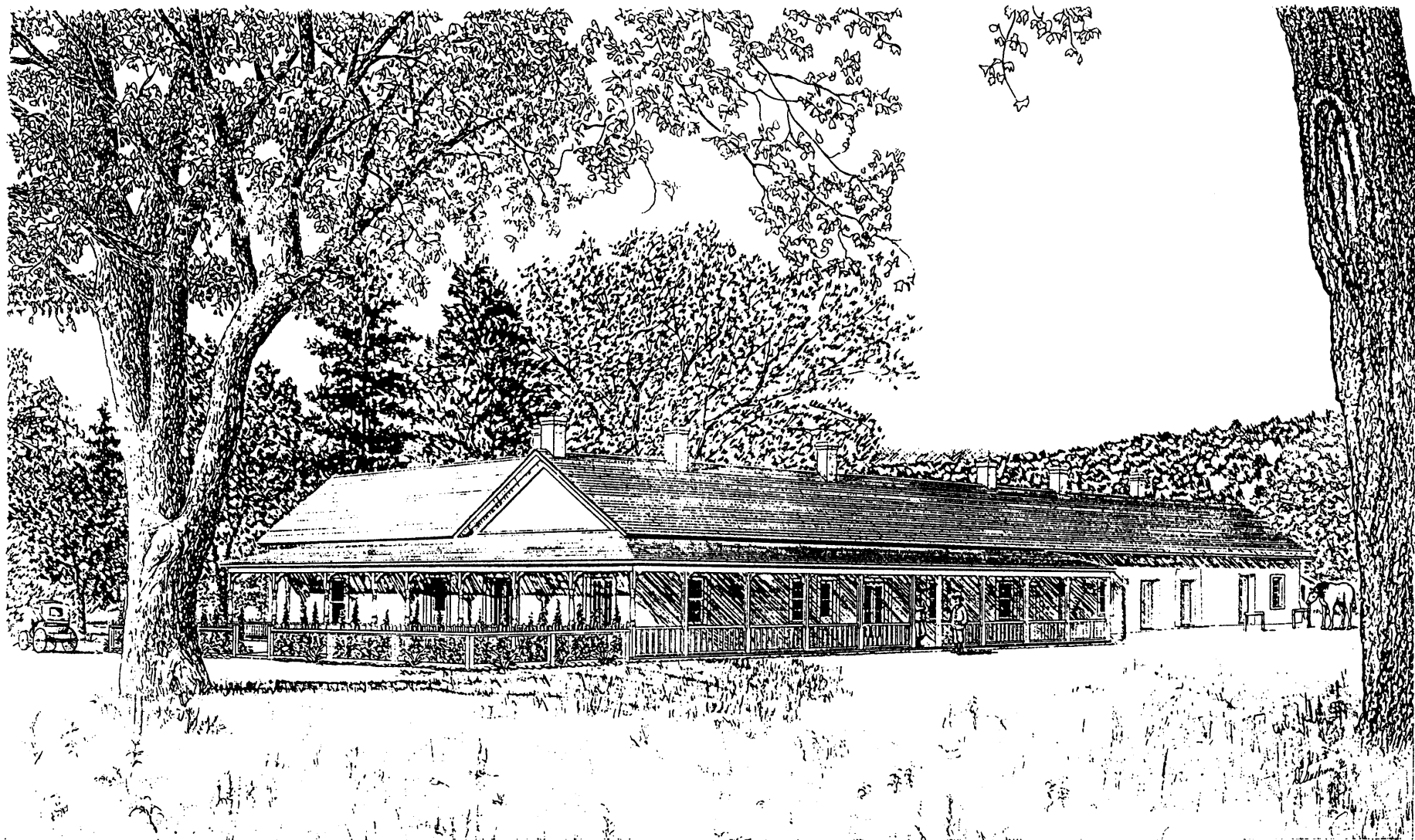
Section _____ Page Photographic Documentation

The following information is the same for all photographs accompanying this nomination:

- 2. Colfax County, New Mexico
- 3. David Kammer
- 4. October, 1992
- 5. New Mexico State Historic Preservation Division

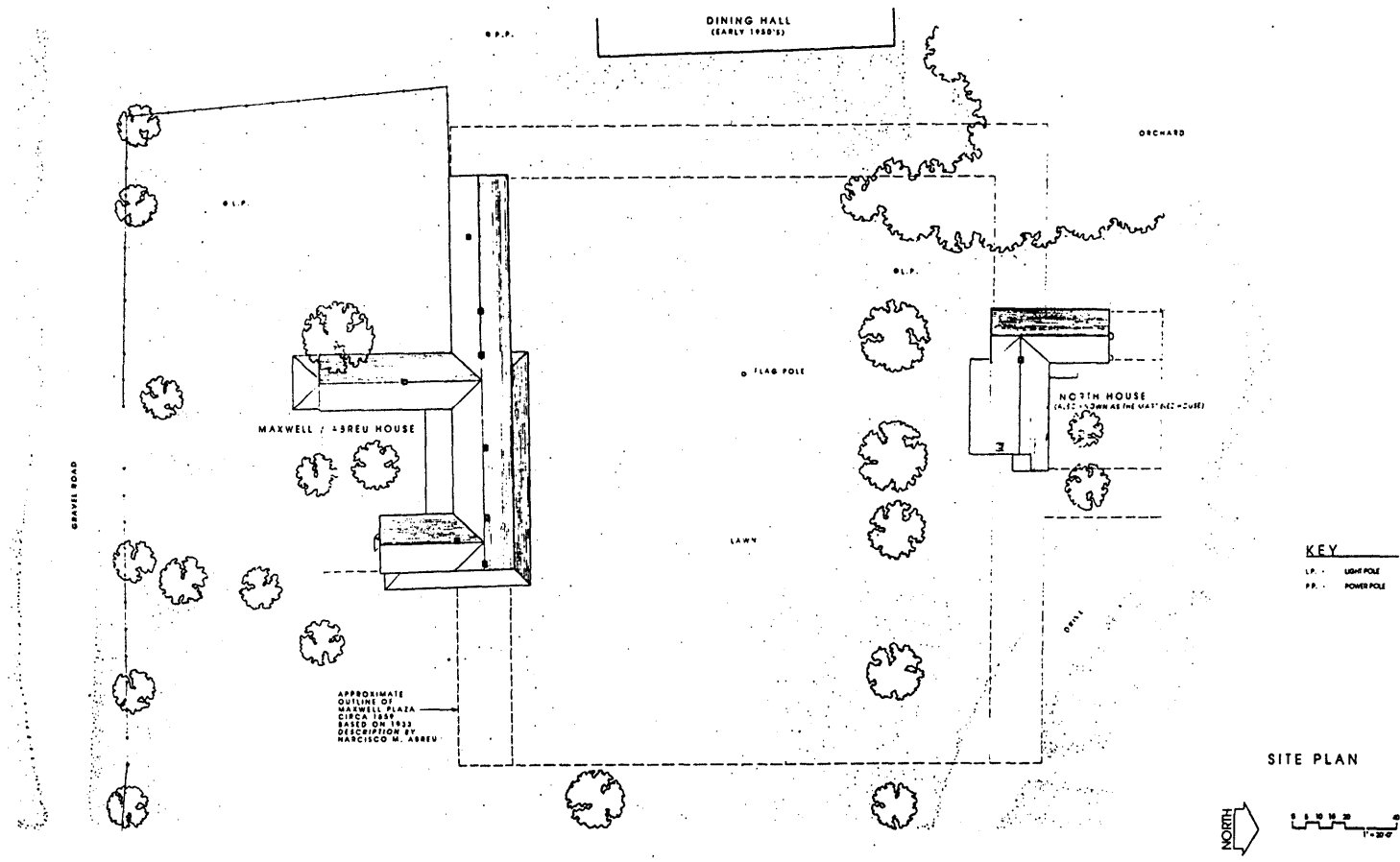
Information for individual photographs:

- 1) 1. Maxwell-Abreu House
6. Looking SW
- 2) 1. Maxwell-Abreu House
6. Looking W
- 3) 1. Maxwell-Abreu House
6. Looking SE
- 4) 1. Maxwell-Abreu House
6. Looking SW
- 5) 1. Maxwell-Abreu House
6. Looking N
- 6) 1. Maxwell-Abreu House
6. Looking NE
- 7) 1. Maxwell-Abreu House
6. Looking N
- 8) 1. Maxwell-Abreu House
6. Looking W (detail at east portal)
- 9) 1. North (Martinez) House
6. Looking NE (corner of Maxwell-Abreu House to right)
- 10) 1. North (Martinez) House
6. Looking NE
- 11) 1. North (Martinez) House
6. Looking NW
- 12) 1. North (Martinez) House
6. Looking SW
- 13) 1. North (Martinez) House
6. Looking SE



RAYADO RANCH - CIRCA 1910

RAYADO RANCH



KEY
 L.P. - LIGHT POLE
 P.P. - POWER POLE

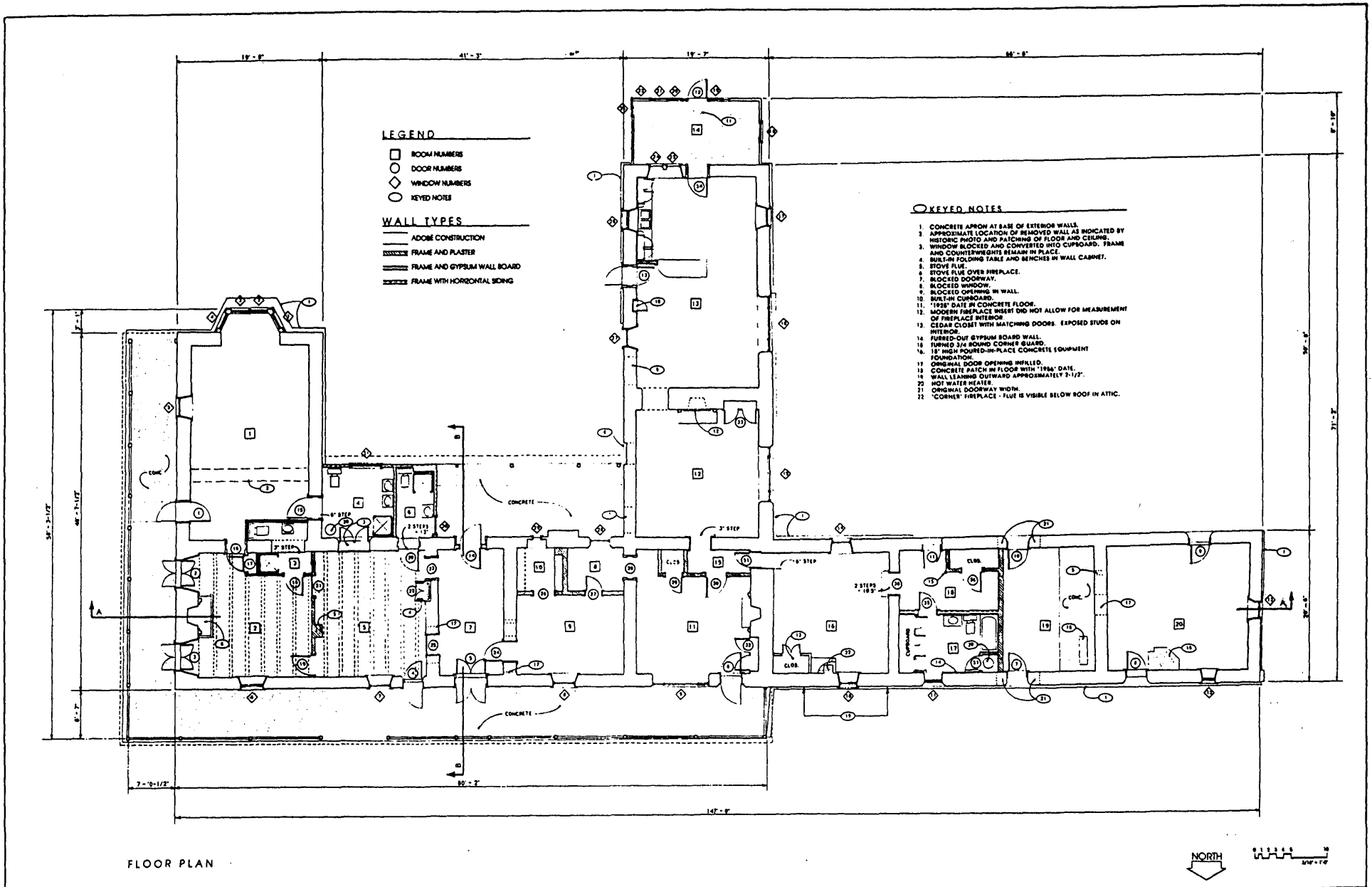
SITE PLAN

NOW TWO DISCRETE STRUCTURES, THE MAXWELL-ABREU HOUSE AND THE NORTH HOUSE (ALSO KNOWN AS THE MARTINEZ HOUSE) WERE ONCE PART OF LUCIEN MAXWELL'S PLAZA, A FORTIFIED SETTLEMENT ALONG THE SANTA FE TRAIL, FOUNDED IN 1648. RAYADO WAS THE FIRST PERMANENT SETTLEMENT ON THE BEAUBIEN-MIRANDA GRANT, BECAUSE OF THE THREAT OF ATTACK FROM THE NEARBY JICARILLA APACHE AND MOCHILI UTE TRIBES, A DETACHMENT OF ARMY DRAGOONS WAS ASSIGNED TO RAYADO DURING 1850-51, BRINGING WITH THEM A SMALL SAWMILL. DURING THIS TIME WORK WAS COMPLETED ON THE PLAZA, ADOBE BRICK WALLS SURROUNDED AN ACRE OF LAND, CREATING AN ENCLOSED SPACE WITH NUMEROUS STRUCTURES BUILT ALONG THE INTERIOR WALL IN THE TRADITIONAL HISPANIC LINEAR FASHION.

HOWEVER, SEVERAL ANGLO BUILDING ELEMENTS SUCH AS WOOD FLOORS AND SMALL-PANED GLASS WINDOWS WERE EMPLOYED. AS THE THREAT OF ATTACK DIMINISHED, THE FORTIFIED PLAZA BECAME LESS ESSENTIAL, AND OTHER BUILDINGS INCLUDING A STAGE STOP WERE BUILT OUTSIDE THE WALLS. IN 1864, JESUS ABREU PURCHASED THE RANCH FROM MAXWELL. OVER THE NEXT FIFTY YEARS THE RAYADO RANCH, AS IT CAME TO BE KNOWN, GAINED A REPUTATION FOR ITS DIVERSIFIED AGRICULTURE AND LIVESTOCK. THE ABREUS DEVELOPED AN ORCHARD, BREED HORSES SOUGHT THROUGHOUT THE REGION, AND MAINTAINED ONE OF THE LARGEST SHEEP OPERATIONS IN COLFAX COUNTY. THE BUILDINGS AT MAXWELL'S PLAZA REMAINED THE HEADQUARTERS OF THE RANCH, GRADUALLY, HOWEVER, THE WALLS WERE

REMOVED, AND ONLY THESE TWO INDIVIDUAL BUILDINGS RECALL THE PLAZA. THE BUILDING ALONG THE SOUTH SIDE OF THE FORMER PLAZA, THE BUILDING KNOWN AS THE MAXWELL-ABREU HOUSE, BY 1930, IT HAD UNDERGONE SUBSTANTIAL CHANGES; THE ROOF WAS PITCHED AND VARIOUS EMBELLISHMENTS SUCH AS A BAY WINDOW, THE EAST-FACING PORCH WITH ITS MIXED DECORATIVE ELEMENTS, AND MORE ORNATE DOORS WERE ADDED. MORE MODEST ADDITIONS ALSO ALTERED THE HOUSE TO THE NORTH. THE RESULT IS A HYBRID STYLE REFLECTING BOTH HISPANIC AND ANGLO ARCHITECTURAL PLANS AND MATERIALS. IN 1929, OILMAN WAITE PHILLIPS ACQUIRED THE RAYADO RANCH, MAKING IT PART OF HIS MASSIVE PHILMONT RANCH WHICH HE GAVE TO THE BOY SCOUTS OF AMERICA IN 1941.

THESE DRAWINGS WERE PREPARED BY KELLS AND CRAIG ARCHITECTS, INC., OF ALBUQUERQUE, NEW MEXICO UNDER A CONTRACT WITH THE BOY SCOUTS OF AMERICA, ADMINISTERED BY MR. PAUL J. SALVATIS, ASSOCIATE DIRECTOR OF ENGINEERING. THE PROJECT IS SPONSORED BY THE PHILMONT SCOUT RANCH, REPRESENTED BY MR. STEPHEN A. ZWISER, DIRECTOR OF THE PHILMONT MUSEUM. FUNDS FOR THE PROJECT WERE PROVIDED BY MR. AND MRS. ELLIOT PHILLIPS, PHILLIPS FOUNDATION, SANTA FE, NEW MEXICO, AND BY THE PHILMONT SCOUT RANCH, CINCINNATI, NEW MEXICO. THE DRAWINGS DOCUMENT THE CURRENT APPEARANCE AND CONDITION OF THE TWO STRUCTURES, AND ARE BASED ON FIELD MEASUREMENTS TAKEN IN JUNE AND JULY OF 1992. UNDER THE DIRECTION OF STEVEN E. KELLS, AIA, THE FIELD WORK WAS UNDERTAKEN IN CONJUNCTION WITH ARCHEOLOGICAL TESTING OF THE SITE BY HUMAN SYSTEMS RESEARCH, INC. OF TULAROSA, NEW MEXICO.



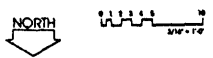
- LEGEND**
- ROOM NUMBERS
 - DOOR NUMBERS
 - ◇ WINDOW NUMBERS
 - KEYED NOTES

- WALL TYPES**
- ADOBE CONSTRUCTION
 - ▨ FRAME AND PLASTER
 - ▨ FRAME AND GYPSUM WALL BOARD
 - ▨ FRAME WITH HORIZONTAL SILING

KEYED NOTES

1. CONCRETE APRON AT BASE OF EXTERIOR WALLS.
2. APPROXIMATE LOCATION OF REMOVED WALL AS INDICATED BY HISTORIC PHOTO AND PATCHING OF FLOOR AND CEILING.
3. WINDOW BLOCKED AND CONVERTED INTO CUPBOARD. FRAME AND COUNTERWEIGHTS BEAM IN PLACE.
4. BUILT-IN FOLDING TABLE AND BENCHES IN WALL CABINET.
5. STOVE FLUE.
6. STOVE FLUE OVER FIREPLACE.
7. BLOCKED DOORWAY.
8. BLOCKED WINDOW.
9. BLOCKED OPENING IN WALL.
10. BUILT-IN CUPBOARD.
11. '1928' DATE IN CONCRETE FLOOR.
12. MODERN FIREPLACE INSERT DID NOT ALLOW FOR MEASUREMENT OF FIREPLACE INTERIOR.
13. CEDAR CLOSET WITH MATCHING DOORS. EXPOSED STUDS ON INTERIOR.
14. FURRED-OUT GYPSUM BOARD WALL.
15. TURNED 3/4 ROUND CORNER GUARD.
16. 18" HIGH FOURED-IN-PLACE CONCRETE SCOURPMENT FOUNDATION.
17. ORIGINAL DOOR OPENING INTILLED.
18. CONCRETE PATCH IN FLOOR WITH '1928' DATE.
19. WALL LEARNING OUTWARD APPROXIMATELY 7-1/2".
20. HOT WATER HEATER.
21. ORIGINAL DOORWAY WIDTH.
22. 'CORNER' FIREPLACE - FLUE IS VISIBLE BELOW ROOF IN ATTIC.

FLOOR PLAN

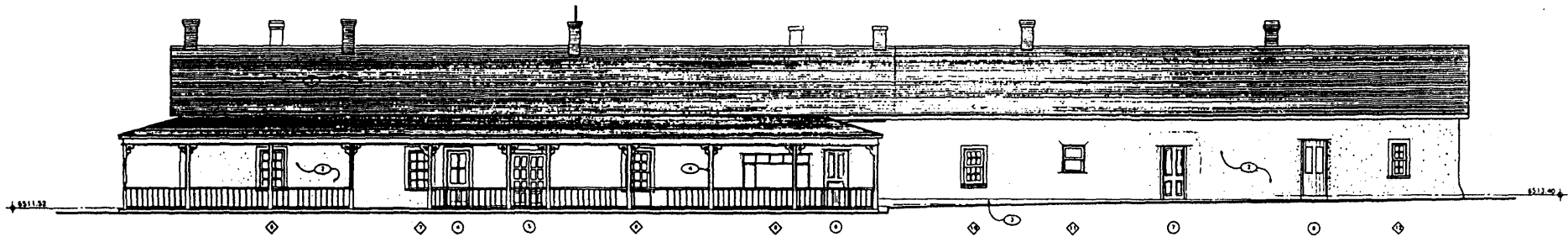


Kate and Craig
Architects, Inc.

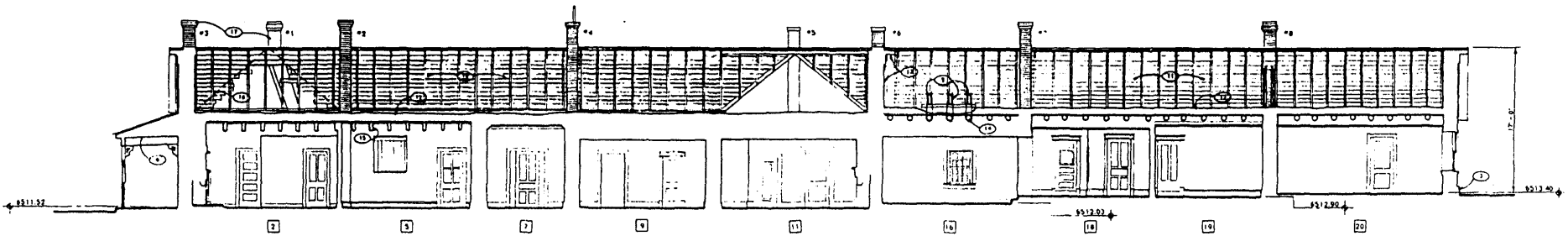
RAYADO RANCH - MAXWELL / ABREU HOUSE
PHILMONT SCOUT RANCH RAYADO COLFAX COUNTY NEW MEXICO

SEPTEMBER 1992 SHEET 2 OF 8

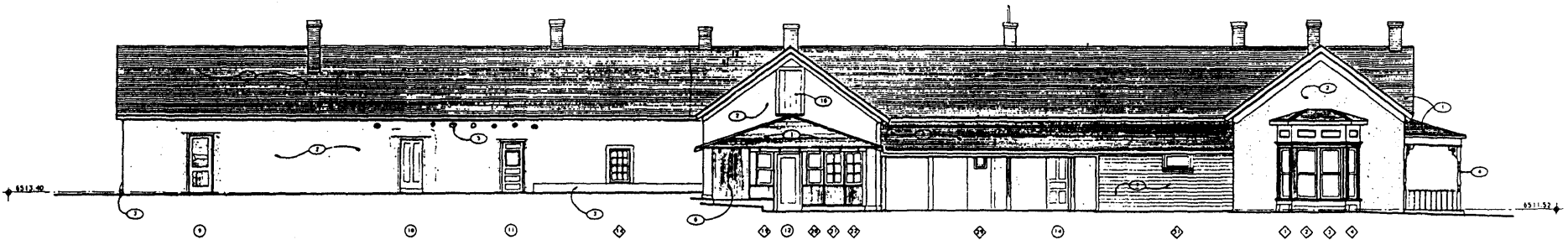
MAR 1 2001



NORTH ELEVATION



SECTION A



SOUTH ELEVATION

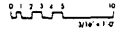
KEYED NOTES

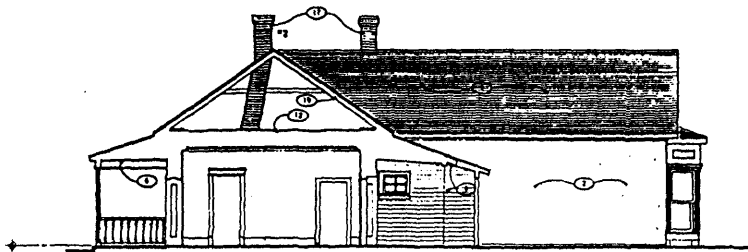
1. TWO ASPHALT SHINGLE ROOFS APPLIED OVER WOOD SHINGLES. WOOD SHINGLES ARE 18" LONG BY RANDOM WIDTHS RANGING FROM 8" TO 11" WITH 4-1/2" EXPOSURE.
2. PAINTED SMOOTH CEMENT STUCCO.
3. CONCRETE APRON.
4. PORCH COLUMNS, BRACKETS AND RAILING - SEE DETAIL 4/A.
5. EXPOSED ENDS OF VIGAS.
6. 3-1/2" WIDE T & G SIDING.
7. 2" WIDE BOARDS.
8. ORIGINAL PORCH COLUMN LOCATION AND EDGE OF PORCH.
9. 4 x 12 TIMBERS WITH STEEL ROD STRAPS SUPPORTING FAILED VIGAS.
10. 2" x 4" JOISTS AT 24" O.C. WITH NO CROSS TIES AT BEARING.

11. 1-3/4" x 3-3/4" JOISTS AT 24" O.C. WITH 1 x 6 CROSS TIES AT BEARING AT APPROXIMATELY 10' O.C.
12. EARTH FIN.
13. MUD PLASTERED GABLE WALL WITH TRIMMED AND PAINTED EAVE INDICATING THAT THE WEST END OF THE HOUSE HAD A FLAT ROOF AT ONE POINT WHILE THE EAST END WAS PITCHED.
14. PINE VIGAS.
15. BEAMS WITH MILLED EDGES - SEE DETAIL ON SHEET #3.
16. ACCESS TO ATTIC.
17. BRICK CHIMNEYS.
18. ROOF BEYOND - APPEARS TO HAVE BEEN ADDED AFTER ROOF ON EAST-WEST PORTION OF BUILDING.

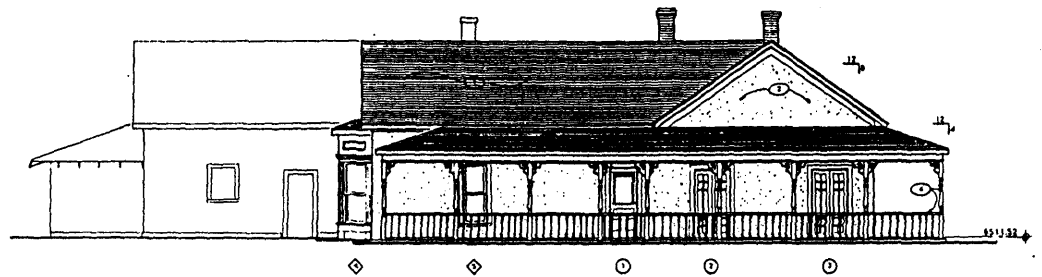
CHIMNEY SCHEDULE

NO.	SIZE (H)	COLOR
1	8-1/2" x 2-1/2" x 8'	BRIGHT RED
2	8-1/2" x 2-1/2" x 8'	BRIGHT RED
3	N/A	N/A
4	8-1/2" x 2-1/2" x 2-7/8'	VAN GARD RED
5	N/A	N/A
6	N/A	N/A
7	8-1/2" x 2-1/2" x 8'	VAN GARD RED
8	8-1/2" x 2-1/2" x 8'	BRIGHT RED
9	LOWER COURSES IN ATIC	N/A
10	8-1/2" x 2-1/2" x 8'	VAN GARD RED

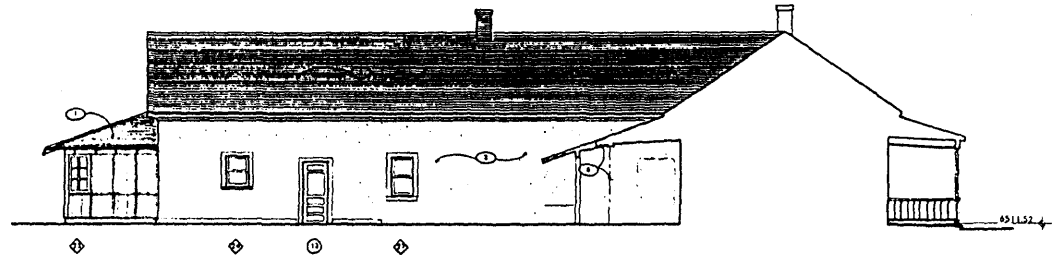




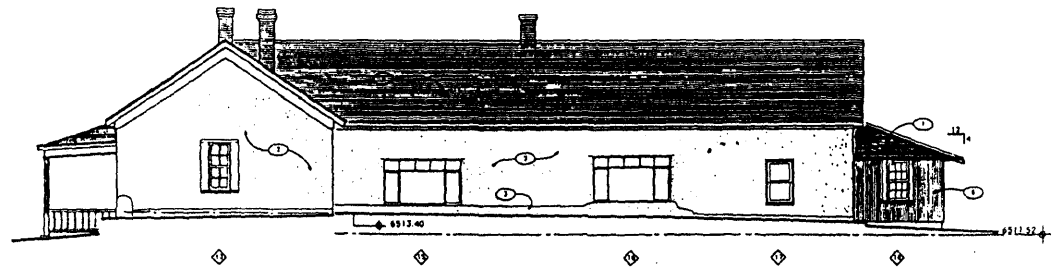
SECTION B & WEST ELEVATION OF EAST WING



EAST ELEVATION



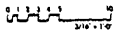
EAST ELEVATION OF WEST WING



WEST ELEVATION

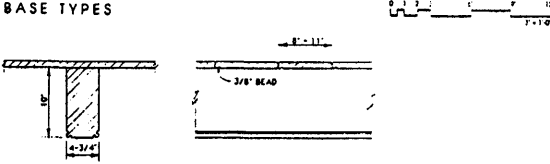
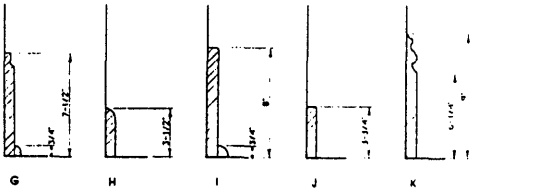
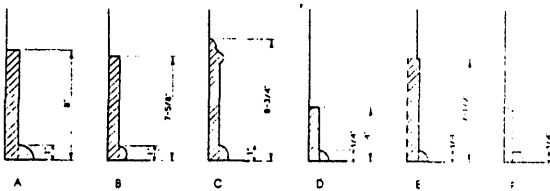
KEYED NOTES

1. TWO ASPHALT SHINGLE ROOFS APPLIED OVER WOOD SHINGLES. WOOD SHINGLES ARE 14" LONG BY RANDOM WIDTHS RANGING FROM 8" TO 11" WITH 4-1/2" EXPOSURE.
2. PAINTED SMOOTH CEMENT STUCCO.
3. CONCRETE APRON.
4. PORCH COLUMNS, BRACKETS AND RAILING - SEE DETAIL #16.
5. EXPOSED ENDS OF VIGAS.
6. 3-1/2" WIDE T & G SIDING.
7. 8" WIDE BOARDS.
8. ORIGINAL PORCH COLUMN LOCATION AND EDGE OF PORCH.
9. 2 x 12 TIMBERS WITH STEEL ROD STRAPS SUPPORTING FAULTED VIGAS.
10. 2" x 4" JOISTS AT 24" O.C. WITH NO CROSS TIES AT BEARING.
11. 1-3/4" x 5-3/4" JOISTS AT 24" O.C. WITH 1 x 4 CROSS TIES AT BEARING AT APPROXIMATELY 10' O.C.
12. EARTH FILL.
13. MUD PLASTERED GABLE WALL WITH TRIMMED AND PAINTED EAVE INDICATING THAT THE WEST END OF THE HOUSE HAD A FLAT ROOF AT ONE POINT WHILE THE EAST END WAS PITCHED PINE VIGAS.
14. PINE VIGAS.
15. BEAMS WITH MILLED EDGES - SEE DETAIL ON SHEET #9.
16. ACCESS TO ATIC.
17. BRICK CHIMNEYS.
18. ROOF BEYOND - APPEARS TO HAVE BEEN ADDED AFTER ROOF ON EAST-WEST PORTION OF BUILDING.



FINISH SCHEDULE

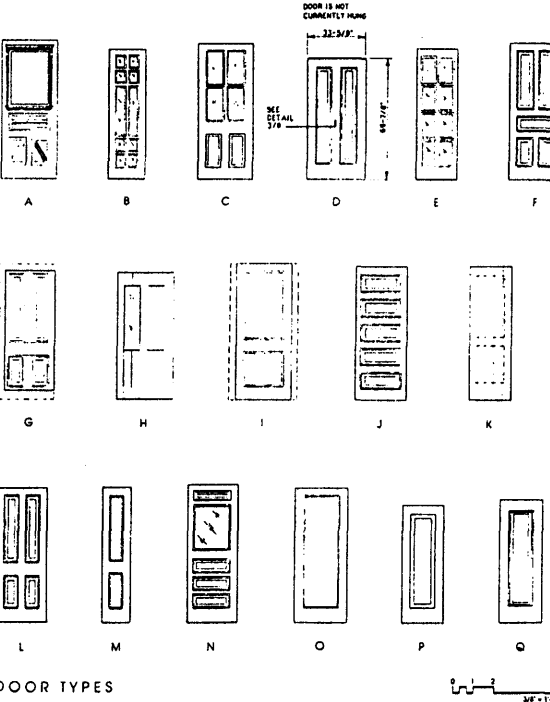
ROOM NO.	FLOOR	TYPE	WALL	CEILING	CEILING FINISH	NOTES
1	1st	A	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	B	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	C	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	D	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	E	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	F	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	G	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	H	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	I	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	J	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	K	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	L	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	M	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	N	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	O	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	P	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	Q	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	R	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	S	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	T	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	U	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	V	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	W	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	X	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	Y	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling
1	1st	Z	Hand Finish Plaster Versor	5/8" Ply	2" x 4" Joist	Outside Board of Ceiling



MILLED BEAM & CEILING IN ROOMS #2 & 5

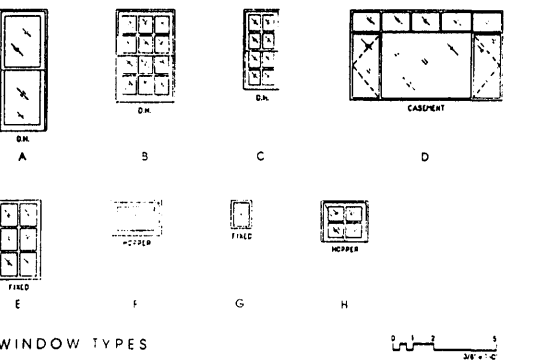
DOOR SCHEDULE

NO.	NO. - W. R. H. T.	FAIL	TYPE	MATERIAL	NOTES
1	21-12-12-12	A	Wood	Acorn	Acorn Door - 1 Panel, Jambes w/ Moulding - See Detail 1A
2	21-12-12-12	A	Wood	Acorn	Acorn Door
3	21-12-12-12	A	Wood	Acorn	Acorn Door
4	21-12-12-12	A	Wood	Acorn	Acorn Door
5	21-12-12-12	A	Wood	Acorn	Acorn Door
6	21-12-12-12	A	Wood	Acorn	Acorn Door
7	21-12-12-12	A	Wood	Acorn	Acorn Door
8	21-12-12-12	A	Wood	Acorn	Acorn Door
9	21-12-12-12	A	Wood	Acorn	Acorn Door
10	21-12-12-12	A	Wood	Acorn	Acorn Door
11	21-12-12-12	A	Wood	Acorn	Acorn Door
12	21-12-12-12	A	Wood	Acorn	Acorn Door
13	21-12-12-12	A	Wood	Acorn	Acorn Door
14	21-12-12-12	A	Wood	Acorn	Acorn Door
15	21-12-12-12	A	Wood	Acorn	Acorn Door
16	21-12-12-12	A	Wood	Acorn	Acorn Door
17	21-12-12-12	A	Wood	Acorn	Acorn Door
18	21-12-12-12	A	Wood	Acorn	Acorn Door
19	21-12-12-12	A	Wood	Acorn	Acorn Door
20	21-12-12-12	A	Wood	Acorn	Acorn Door
21	21-12-12-12	A	Wood	Acorn	Acorn Door
22	21-12-12-12	A	Wood	Acorn	Acorn Door
23	21-12-12-12	A	Wood	Acorn	Acorn Door
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25	21-12-12-12	A	Wood	Acorn	Acorn Door
26	21-12-12-12	A	Wood	Acorn	Acorn Door
27	21-12-12-12	A	Wood	Acorn	Acorn Door
28	21-12-12-12	A	Wood	Acorn	Acorn Door
29	21-12-12-12	A	Wood	Acorn	Acorn Door
30	21-12-12-12	A	Wood	Acorn	Acorn Door
31	21-12-12-12	A	Wood	Acorn	Acorn Door
32	21-12-12-12	A	Wood	Acorn	Acorn Door
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35	21-12-12-12	A	Wood	Acorn	Acorn Door
36	21-12-12-12	A	Wood	Acorn	Acorn Door
37	21-12-12-12	A	Wood	Acorn	Acorn Door
38	21-12-12-12	A	Wood	Acorn	Acorn Door
39	21-12-12-12	A	Wood	Acorn	Acorn Door
40	21-12-12-12	A	Wood	Acorn	Acorn Door
41	21-12-12-12	A	Wood	Acorn	Acorn Door
42	21-12-12-12	A	Wood	Acorn	Acorn Door
43	21-12-12-12	A	Wood	Acorn	Acorn Door
44	21-12-12-12	A	Wood	Acorn	Acorn Door
45	21-12-12-12	A	Wood	Acorn	Acorn Door
46	21-12-12-12	A	Wood	Acorn	Acorn Door
47	21-12-12-12	A	Wood	Acorn	Acorn Door
48	21-12-12-12	A	Wood	Acorn	Acorn Door
49	21-12-12-12	A	Wood	Acorn	Acorn Door
50	21-12-12-12	A	Wood	Acorn	Acorn Door

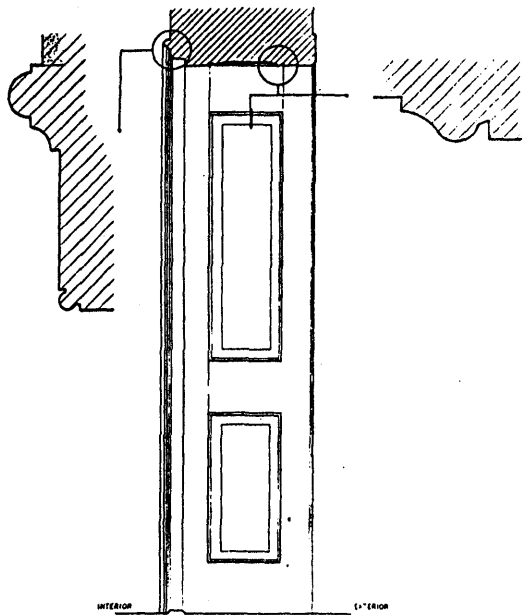


WINDOW SCHEDULE

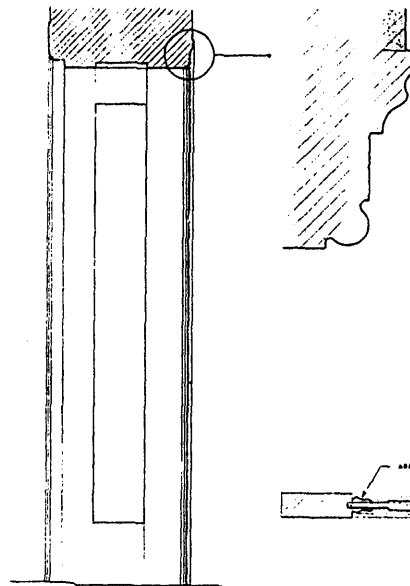
NO.	W. R. H. T.	TYPE	MATERIAL	NOTES
1	21-12	A	Wood	Hand Open Base
2	21-12	A	Wood	Hand Open Base
3	21-12	A	Wood	Hand Open Base
4	21-12	A	Wood	Hand Open Base
5	21-12	A	Wood	Hand Open Base
6	21-12	A	Wood	Hand Open Base
7	21-12	A	Wood	Hand Open Base
8	21-12	A	Wood	Hand Open Base
9	21-12	A	Wood	Hand Open Base
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14	21-12	A	Wood	Hand Open Base
15	21-12	A	Wood	Hand Open Base
16	21-12	A	Wood	Hand Open Base
17	21-12	A	Wood	Hand Open Base
18	21-12	A	Wood	Hand Open Base
19	21-12	A	Wood	Hand Open Base
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35	21-12	A	Wood	Hand Open Base
36	21-12	A	Wood	Hand Open Base
37	21-12	A	Wood	Hand Open Base
38	21-12	A	Wood	Hand Open Base
39	21-12	A	Wood	Hand Open Base
40	21-12	A	Wood	Hand Open Base



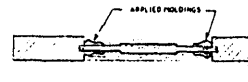
WINDOW TYPES



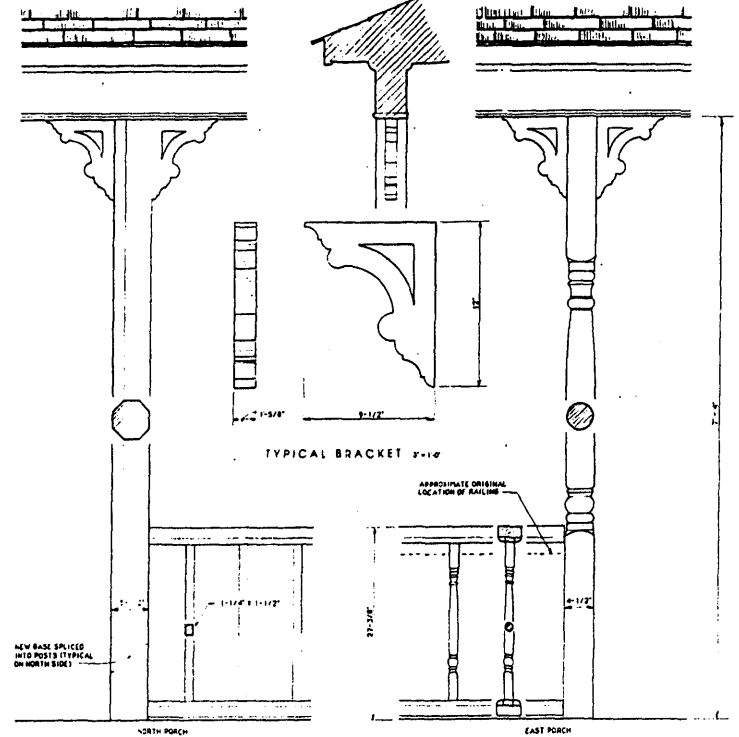
1 - DOOR #1 JAMB



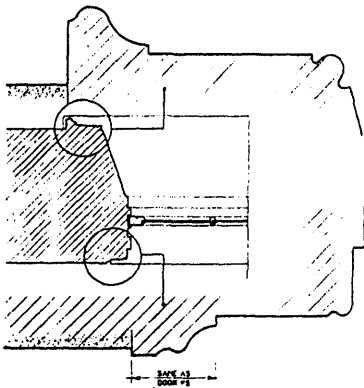
2 - DOOR #5 JAMB



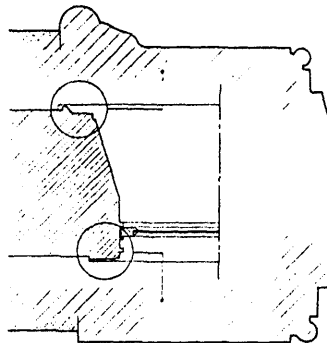
3 - TYPE 'D' DOOR



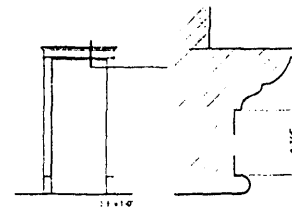
4 - PORCH RAILINGS



5 - WINDOWS # 6, 7, & 8 JAMB



6 - WINDOW # 5 JAMB



7 - FRAME AT DOORS # 6, 7, 10, 21, 22, 24, 25 & 26

ELEVATIONS & DETAILS - 0 2' 4" 12"
EXCEPT AS NOTED 1/16" = 1'-0"

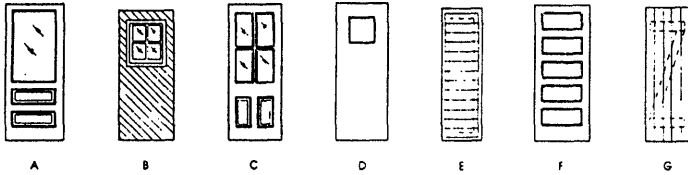
ENLARGED PROFILES - 0 1/2" 1/2" 1" 1/2" 2"
ALL SCALE

FINISH SCHEDULE

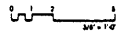
ROOM NO.	FLOOR	BASE	WALLS	CEILING	CEILING HEIGHT	NOTES
1	1-1/2	A	Furred Out Gypsum Wallboard	Cyn. Board	8'-0"	
2	1-1/2	B	Furred Out Gypsum Wallboard	Cyn. Board	8'-11"	
3	1-1/2	B	Hard Finish Plaster Veneer Sand-Wash Plaster Veneer	See Note Board B/C	8'-0" 8'-0"	11-3/4" x 5-1/2" Corner Beaded Beams with Gypsum Wallboard F.R.
4	1-1/2	C	Hard Finish Plaster Veneer Sand-Wash Plaster Veneer	See Note Board B/C	8'-0" 8'-0"	11-3/4" x 5-1/2" Corner Beaded Beams with Gypsum Wallboard F.R.
5	Concrete	None	Hard Finish Plaster Veneer 1/2" 1/2" 1/2" 1/2" Dry 40 Lb. of Bost. PS	See Note Board B/C	8'-0" 8'-0"	11-3/4" x 5-1/2" Corner Beaded Beams with Gypsum Wallboard F.R.
6	Concrete	D	Gypsum Wallboard	Cyn. Board	8'-0"	
7	Unit No.	A	Gypsum Wallboard	Cyn. Board	8'-3-1/2"	

DOOR SCHEDULE

NO.	SIZE - W X H	PANEL	TYPE	MATERIAL	NOTES
1	36-0" x 80-0"		A	Wood	Recess Door, 3-1/2" Recess, 3/4" Lip
2	36-0" x 80-0"		A	Wood	3/4" Recess, 3/4" Lip
3	36-0" x 80-0"		C	Wood	3/4" Recess, 3/4" Lip
4	36-0" x 80-0"		C	Wood	3/4" Recess, 3/4" Lip
5	36-0" x 80-0"		E	Wood	3/4" Recess, 3/4" Lip
6	36-0" x 80-0"		E	Wood	3/4" Recess, 3/4" Lip
7	36-0" x 80-0"		F	Wood	Recess Door
8	36-0" x 80-0"		F	Wood	Recess Door
9	36-0" x 80-0"		F	Wood	Recess Door
10	36-0" x 80-0"		F	Wood	Recess Door
11	36-0" x 80-0"		F	Wood	Recess Door
12	36-0" x 80-0"		F	Wood	Recess Door
13	36-0" x 80-0"		F	Wood	Recess Door
14	36-0" x 80-0"		F	Wood	Recess Door
15	36-0" x 80-0"		F	Wood	Recess Door
16	36-0" x 80-0"		F	Wood	Recess Door
17	36-0" x 80-0"		F	Wood	Recess Door
18	36-0" x 80-0"		F	Wood	Recess Door
19	36-0" x 80-0"		F	Wood	Recess Door
20	36-0" x 80-0"		F	Wood	Recess Door
21	36-0" x 80-0"		F	Wood	Recess Door
22	36-0" x 80-0"		F	Wood	Recess Door
23	36-0" x 80-0"		F	Wood	Recess Door
24	36-0" x 80-0"		F	Wood	Recess Door
25	36-0" x 80-0"		F	Wood	Recess Door
26	36-0" x 80-0"		F	Wood	Recess Door
27	36-0" x 80-0"		F	Wood	Recess Door
28	36-0" x 80-0"		F	Wood	Recess Door
29	36-0" x 80-0"		F	Wood	Recess Door
30	36-0" x 80-0"		F	Wood	Recess Door

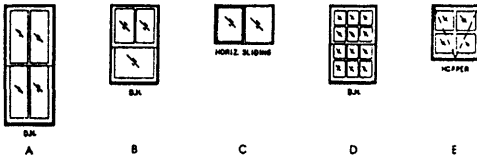


DOOR TYPES

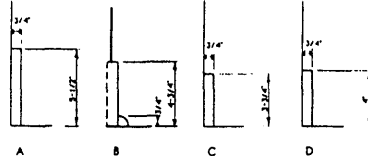
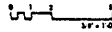


WINDOW SCHEDULE

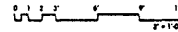
NO.	SIZE - W X H	TYPE	MATERIAL	NOTES
1	36-0" x 80-0"	A	Wood	Wood Case, 3/4" Lip, 3/4" Lip
2	36-0" x 80-0"	A	Wood	Wood Case, 3/4" Lip, 3/4" Lip
3	36-0" x 80-0"	C	Alum.	3/4" Lip, 3/4" Lip
4	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
5	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
6	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
7	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
8	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
9	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
10	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
11	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
12	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
13	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
14	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
15	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
16	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
17	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
18	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
19	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
20	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
21	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
22	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
23	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
24	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
25	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
26	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
27	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
28	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
29	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
30	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
31	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
32	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
33	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
34	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
35	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
36	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
37	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
38	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
39	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip
40	36-0" x 80-0"	D	Wood	3/4" Lip, 3/4" Lip



WINDOW TYPES



BASE TYPES

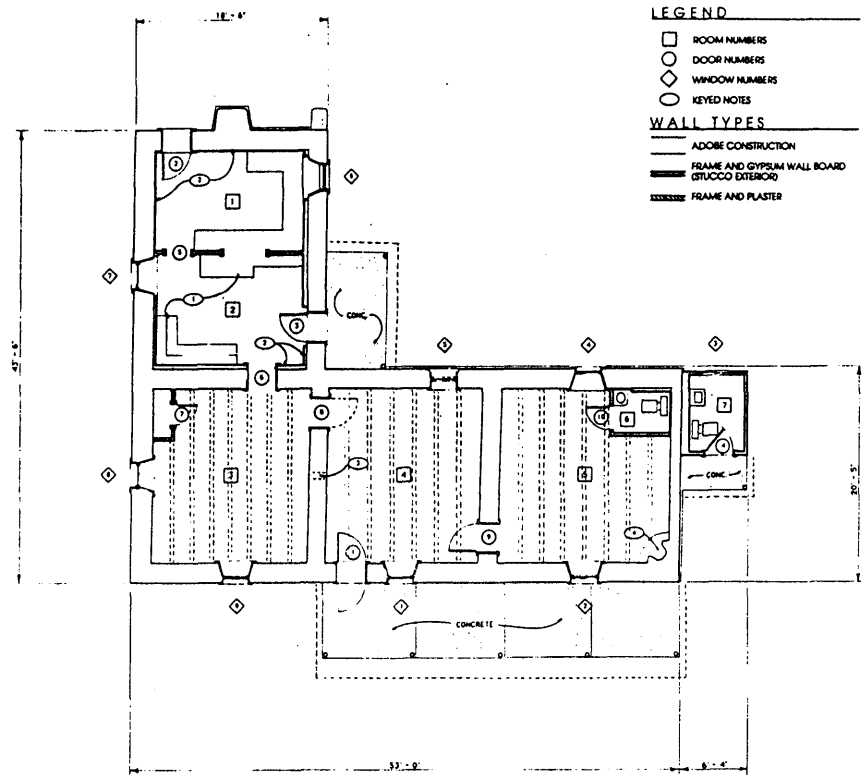


LEGEND

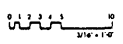
- ROOM NUMBERS
- DOOR NUMBERS
- ◇ WINDOW NUMBERS
- KEYED NOTES

WALL TYPES

- ADOBE CONSTRUCTION
- FRAME AND GYPSUM WALL BOARD (STUCCO EXTERIOR)
- FRAME AND PLASTER

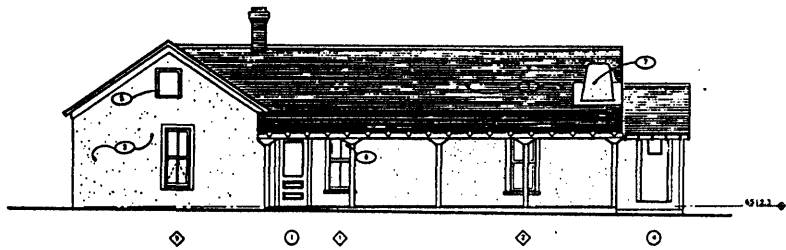


FLOOR PLAN

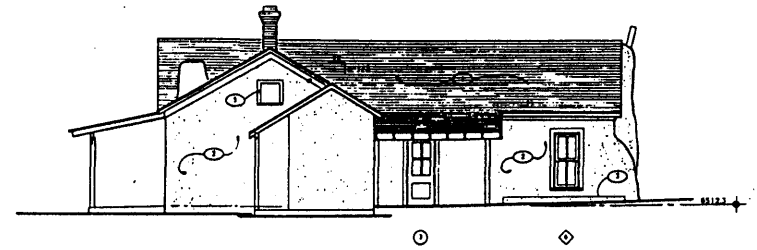


KEYED NOTES

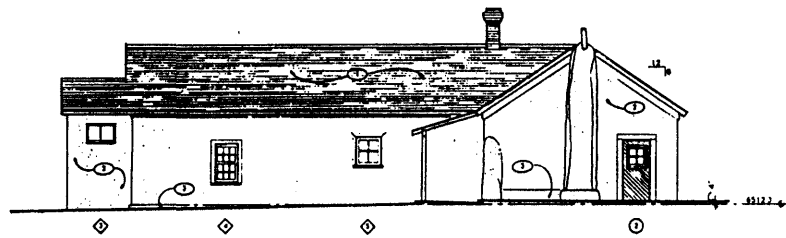
- 1 BUILT-IN SHELVING
- 2 FURRED OUT GYPSUM BOARD WALLS
- 3 STOVE FLUE
- 4 STONE FIREPLACE AND HEARTH



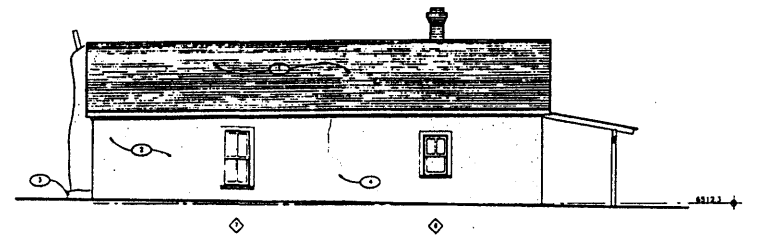
SOUTH ELEVATION



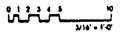
EAST ELEVATION



NORTH ELEVATION



WEST ELEVATION



KEYED NOTES

1. TWO ASPHALT SHINGLE ROOFS APPLIED OVER ROOFING FELT.
2. PAINTED SMOOTH CEMENT STUCCO.
3. CONCRETE APRON.
4. SETTLEMENT CRACK.
5. 1/2" WOOD ACCESS DOOR.
6. 2" THICK "CORBEL" APPLIED TO FRONT OF POSTS.
7. MUD PLASTERED CHIMNEY.