



WILD HORSE RANCH LANDOWNERS' ASSOCIATION

11 Lasso Lane, Pie Town, NM 87827

June 6th, 2025

Fellow Landowners,

Many of you received a letter during the February of this year with a return address of 11 Lasso Lane, Pie Town NM 87827 stating that it was from the "Authoritive Board of Directors". 11 Lasso Lane is the business address of the Wild Horse Ranch Landowners' Association, however, this letter was not from any of the WHRLA Officers or Directors and was not authorized by the Board of Directors. Since this letter has a letterhead that reads "Wild Horse Ranch Landowner's Association" and bore the corporation's return address, some have asked if this constitutes mail fraud. We do not have the ability to answer that question at this time but are looking into all available remedies.

The self-proclaimed "Authoritive Board of Directors" consisted of Jesse Childers, Eileen Wright, Michael Steele, and Ron Allen. This group claimed to have removed the legal Board of Directors and Officers and also claimed to have held an election on July 5th 2024 that resulted in the above-mentioned people being elected as the new Board of Directors. Judge Mercedes Murphy ruled on February 17th, 2025, that Directors Jim Feehan, Rachel Ponder, Andy Rhomberg and Jerry Fowler were not removed and that they remain the legitimate Board of Directors. Judge Murphy also ruled on February 17th, that Jesse Childers must cease acting on behalf of the WHR association. At a subsequent hearing held on May 9th 2025, Judge Murphy ruled that the Annual Member's Meeting on July 5th 2024 was never properly called to order and the "election" held was not valid. To recap, no one was removed from and no one was elected to the Board of Directors on July 5th 2024.

Included in this letter were instructions to "Keep your Dues until this litigation is ruled upon". Unfortunately a large number of landowners heeded that message and now owe penalties and interest on their assessment accounts. As outlined in the CC&Rs established in 1998, these individuals automatically have a lien on their properties. According to our community documents, the landowners that followed this deceitful advice also lost their 2025 voting rights and the ability to run for office in 2025 if their accounts were not paid in full by the deadlines as established in the WHRLA community documents. Contrary to rumors, the loss of voting rights rule was not implemented by the current Board of Directors. These rules are contained in the CC&Rs that date back to the formation of the Association in 1998. The letter states that the increase in dues is illegal when, in fact, the rules allowing for increases in assessments have also been in place for 27 years, long before any current directors or officers owned land in the WHR subdivision.

Considering the fact that many landowners now owe money they wouldn't otherwise owe and automatically have liens against their properties, those landowners may have remedies available to them as a result of this unauthorized statement. Nonetheless, it is the intention of this letter to emphasize that the previous unauthorized statement was not made by any legitimate member of the Board of Directors. Landowners are expected to pay their assessments in accordance with the governing documents of the Association.

Sincerely, The Wild Horse Ranch Landowners' Association