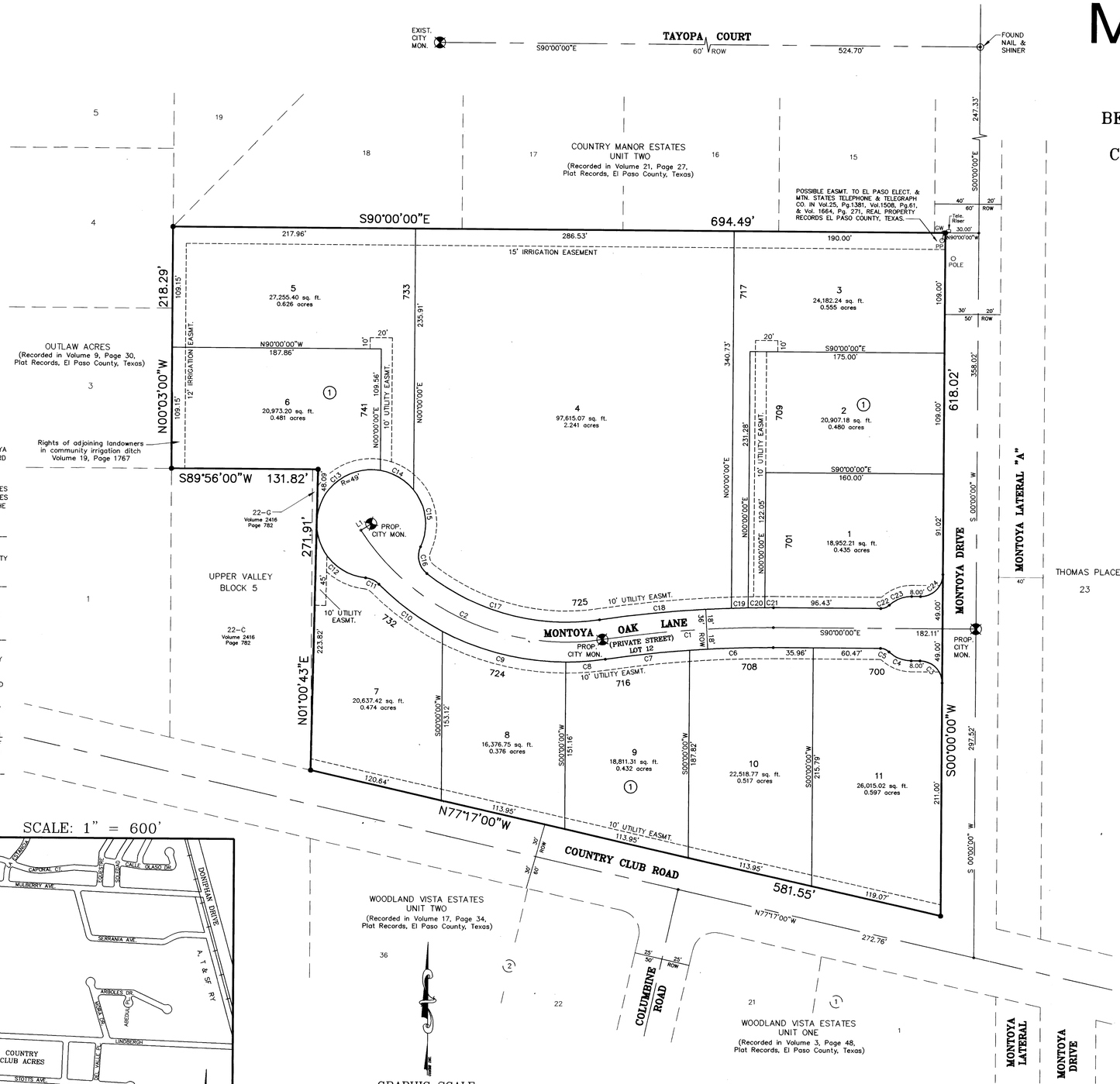
MONTOYA OAKS ESTATES

BEING ALL OF TRACTS 22A AND 22H, BLOCK 5, UPPER VALLEY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS CONTAINING: 7.837 Ac.

AMENDING SUBDIVISION

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	1000.00	154.14	77.22	153.99	S85°35'03"W	8°49'53"
C2	220.00	251.89	141.78	238.35	S66°01'52"E	65°36'03"
C3	20.00	31.42	20.00	28.28	N45°00'00"W	90°00'00"
C4	29.00	21.94	11.52	21.42	S68°19'41"E	43°20'37"
C5	11.33	8.57	4.50	8.37	N68°19'41"W	43°20'37"
C6	982.00	75.26	37.65	75.24	S87°48'16"W	4°23'28"
C7	982.00	76.10	38.07	76.09	S83°23'19"W	4°26'25"
C8	238.00	35.72	17.89	35.68	N85°28'03"E	8°35'53"
C9	238.00	115.52	58.92	114.39	S76°19'41"E	27°48'38"
C10	238.00	71.27	35.91	71.01	S53°50'37"E	17°09'31"
C11	20.00	13.68	7.12	13.41	N64°51'26"W	39°11'09"
C12	49.00	73.09	45.26	66.50	S41°43'08"E	85°27'43"
C13	49.00	83.94	56.52	74.05	S50°05'16"W	98°09'06"
C14	49.00	35.34	18.48	34.58	N60°10'25"W	41°19'31"
C15	49.00	54.83	30.68	52.01	N07°27'23"W	64°06'33"
C16	20.00	26.72	15.78	24.78	S13°40'31"E	76°32'48"
C17	202.00	165.29	87.59	160.72	S75°23'24"E	46°52'58"
C18	1018.00	119.02	59.58	118.95	S84°31'04"W	6°41'55"
C19	1018.00	15.01	7.50	15.01	S88°17'22"W	0°50'41"
C20	1018.00	15.00	7.50	15.00	S89°08'02"W	0°50'40"
C21	1018.00	7.89	3.94	7.89	S89°46'41"W	0°26'38"
C22	11.33	8.57	4.50	8.37	N68°19'41"E	43°20'37"
C23	29.00	21.94	11.52	21.42	S68°19'41"W	43°20'37"
C24	20.00	31.42	20.00	28.28	N45°00'00"E	90°00'00"

LINE TABLE		
LINE	BEARING	LENGTH
L1	S56°46'10"W	10.89



NOTE:

This amending subdivision is to:
Reduce the 20' irrigation easement located within Lots 3, 4, and 5, block 1 to a 15' irrigation easement.
This amending plat does not change or supersede the intent or effect of the dedication statement concerning public rights of way or other utility easements on the original plat.

NOTES:

WATER AND SEWER SERVICES HAVE BEEN EXTENDED TO THIS SUBDIVISION (MONTOYA OAKS ESTATES) FROM EXISTING EL PASO WATER UTILITIES/PUBLIC SERVICE BOARD FACILITIES AND HAS BEEN CONSTRUCTED AND OPERABLE AS OF DECEMBER 01, 2000.

THE INSTRUMENT ASSURING THE CERTIFICATION THAT WATER AND SEWER SERVICES FACILITIES DESCRIBED BY THIS PLAT ARE IN COMPLIANCE WITH THE MODEL RULES ADOPTED UNDER SECTION 16.343, TEXAS WATER CODE IS FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION.

INSTRUMENT No._____ BOOK_____ PAGE_____ DATE_____

TAX CERTIFICATE FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORDS SECTION.

INSTRUMENT No. 20050094753 20050094754 BOOK_____ PAGE_____ DATE 10/17/05

RESTRICTIVE COVENANTS FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION.

INSTRUMENT No._____ BOOK_____ PAGE_____ DATE_____

SET 1/2" REBAR WITH CAP MARKED CONDE INC. TX 5152 AT ALL EXTERIOR BOUNDARY CORNERS.

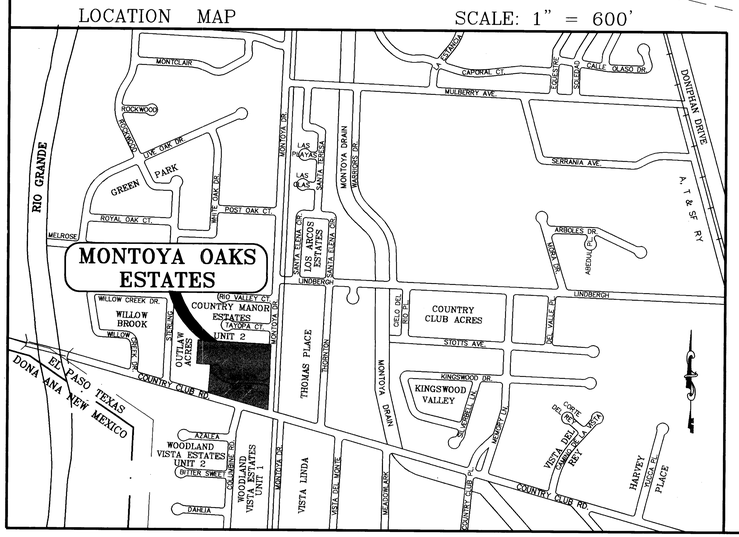
LOT CORNERS WILL BE SET UPON COMPLETION OF CONSTRUCTION OF ROADWAYS AND UTILITIES.

"U.S. POSTAL SERVICE DELIVERY WILL BE PROVIDED THROUGH NEIGHBORHOOD DELIVERY AND COLLECTION BOX UNITS".

VEHICULAR ACCESS TO THOSE RESIDENTIAL LOTS ABUTTING MONTOYA DR. SHALL BE FROM MONTOYA OAK LANE ONLY. THE INSTRUMENT ASSURING RELEASE OF ACCESS IS FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION.

INSTRUMENT No._____ BOOK_____ PAGE_____ DATE_____

LOCATION MAP SCALE: 1" = 600'



DATE OF PREPARATION: MARCH 02, 2000

CONDE INC.
ENGINEERING / PLANNING
GPS / SURVEYING / CADD
1790 LEE TREVINO DR STE 400
EL PASO, TEXAS 79936
PH # 592-0283 FAX # 592-0286

MONTOAKESTFN-AM.DWG

NOTES:

ALL CONDITIONS AS PER SECTION 19.16060 ON SITE PONDING SHALL BE COMPLIED WITH

D E D I C A T I O N

MONTOYA OAKS ESTATES L.P., property owner of this land, hereby present this plat and dedicate to the use of the public (the irrigation easements, and utility easements), as hereon laid down and designated, including easements for overhang of service wires for pole type utilities, and buried service wires, conduits and pipes for underground utilities, and the right to ingress and egress for service and construction and the right to trim interfering trees and shrubs.

Witness our signature this 11TH day of SEPT, 2005.

BY: MONTOYA OAKS ESTATES L.P.

John R. Schatzman
John R. Schatzman, Authorized Agent

ATTEST: NOT REQUIRED

A C K N O W L E D G E M E N T

STATE OF TEXAS
COUNTY OF EL PASO

Before me, the undersigned authority, on this day personally appeared John R. Schatzman, Authorized Agent For MONTOYA OAKS ESTATES L.P., known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same as the act and deed of said corporation for the purpose and considerations herein expressed.

Given under my hand and seal of office this 11TH day of SEPT, 2005.

Notary Public in and for El Paso County

My Commission Expires

AMENDING PLAT APPROVAL STATEMENT

This subdivision is hereby approved in accordance with Chapter 212.0065 (AMENDING PLAT) of the Local Government Code of Texas Municipal Code Section 19.08.070, as to meeting the requirements for a review of an amending plat.

Executive Secretary
City Plan Commission

Subdivision Coordinator

Approved for filing this 11TH day of OCTOBER, 2005.

Development Services Director

F I L I N G

Filed and recorded in the office of the County Clerk of El Paso County, Texas, this 17 day of October, 2005, A.D. in Volume 80 of the Plat Record, Page 99 File No. 20050094752

Waldo Alarcon
County Clerk

By Deputy

Prepared by and under the supervision of:
YVONNE CONDE CURRY, P.E.
Registered Professional Engineer
Registration NO. 64648

Yvonne Conde Curry, P.E.

This plat represents a survey made on the ground by me or under my supervision and complies with the current Texas Board of Professional Land Survey Professional and Technical Standards.

Ron R. Conde,
Registered Professional Land Surveyor
Texas License No. 5152

254-M

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