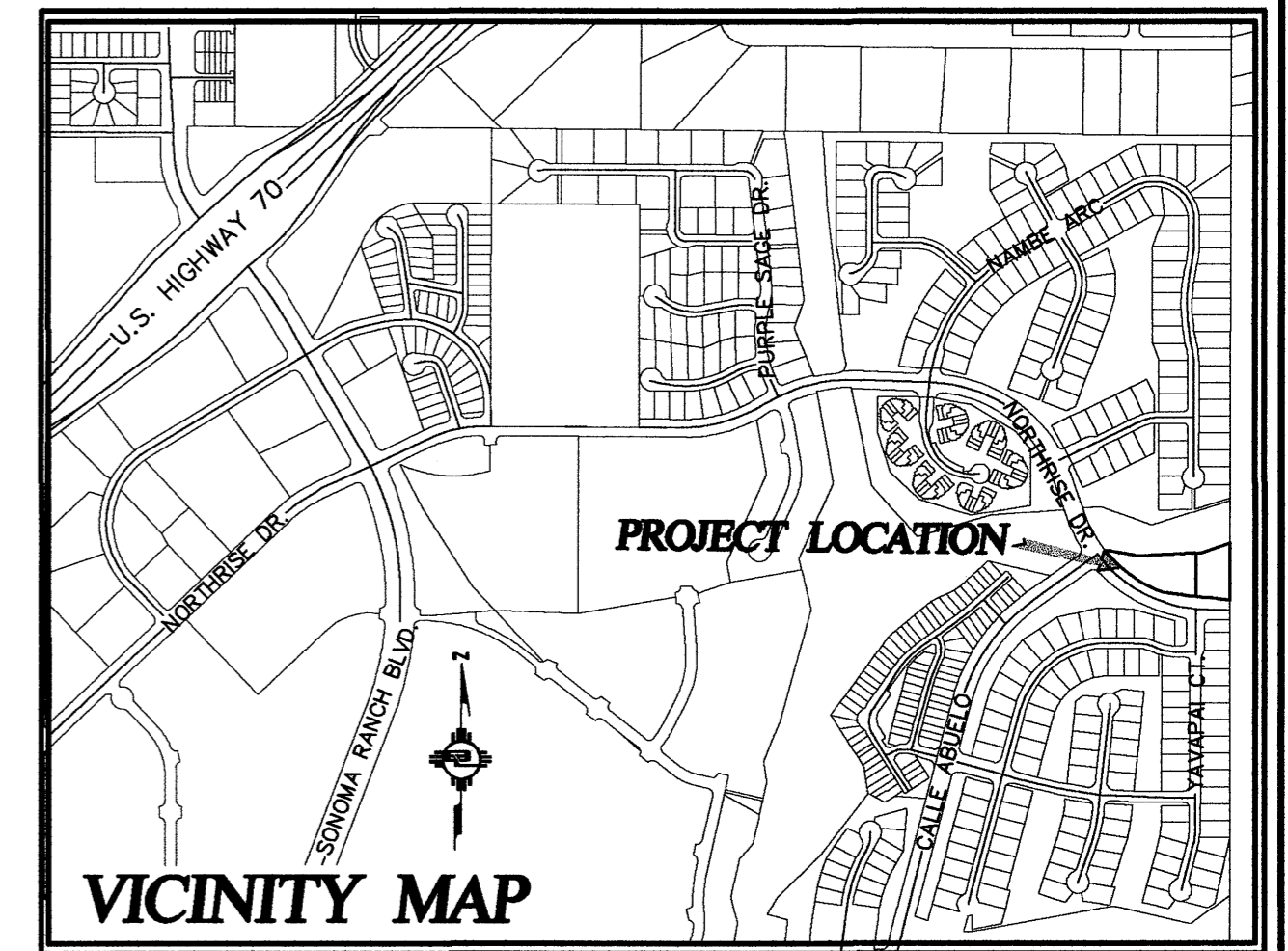


THIS PLAT HAS BEEN APPROVED FOR EASEMENT PURPOSES ONLY. THE SIGNING OF THIS PLAT DOES NOT IN ANY WAY GUARANTEE UTILITY SERVICE BY THE UNDERSIGNED COMPANIES TO THE SUBDIVISION.

THE PUEBLOS AT ALAMEDA RANCH, PHASE 2 REPLAT OF LOTS 129 & 130

A 19433 ACRE TRACT OF LAND, BEING A REPLAT OF LOTS 129 & 130 OF THE PUEBLOS AT ALAMEDA RANCH, PHASE 2 AS FILED AUGUST 10, 2006, PLAT BOOK 21, PAGES 742-747, OF THE DONA ANA COUNTY RECORDS CITY OF LAS CRUCES, DONA ANA COUNTY, NEW MEXICO
AUGUST, 2023



UTILITY APPROVALS
EASEMENTS SHOWN HEREON, COPIES OF WHICH HAVE BEEN PRESENTED TO COMCAST, ARE SATISFACTORY TO MEET THE NEEDS FOR THE INSTALLATION AND MAINTENANCE OF UNDERGROUND, OVERHEAD, AND FEEDER CABLE/TELEVISION/INTERNET UTILITIES AS APPLICABLE.

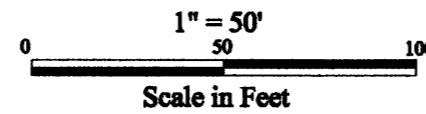
COMCAST
BY: _____ DATE: _____

EASEMENTS SHOWN HEREON, COPIES OF WHICH HAVE BEEN PRESENTED TO EL PASO ELECTRIC COMPANY, ARE SATISFACTORY TO MEET THE NEEDS FOR THE INSTALLATION AND MAINTENANCE OF UNDERGROUND, OVERHEAD, AND FEEDER ELECTRICAL FACILITIES AS APPLICABLE.

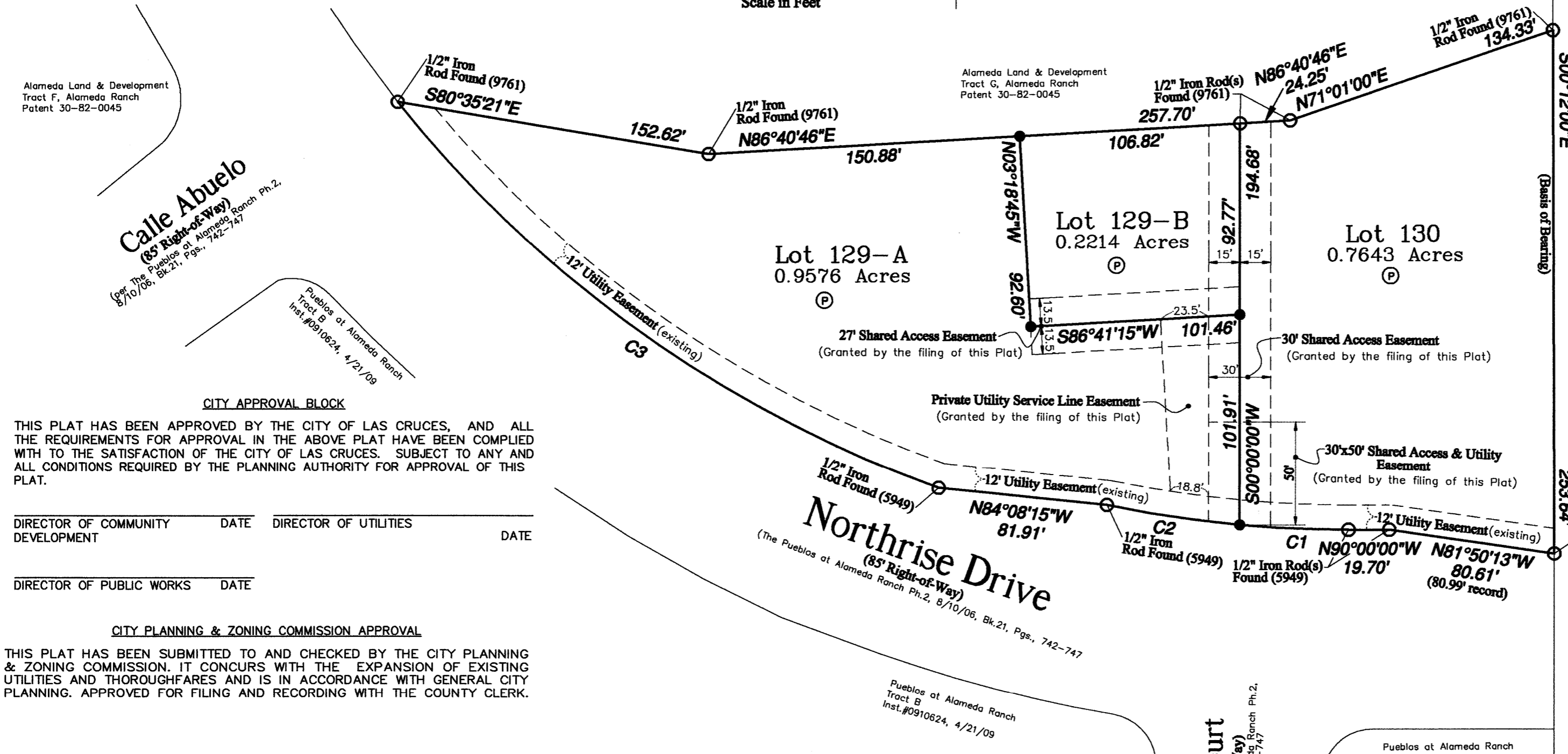
EL PASO ELECTRIC COMPANY
BY: _____ DATE: _____

EASEMENTS SHOWN HEREON, COPIES OF WHICH HAVE BEEN PRESENTED TO QWEST CORPORATION, D/B/A/ CENTURY LINK QC ARE SATISFACTORY TO MEET THE NEEDS FOR INSTALLATION AND MAINTENANCE OF UNDERGROUND, OVERHEAD, AND FEEDER TELEPHONE FACILITIES AS APPLICABLE.

QWEST CORPORATION, D/B/A/ CENTURY LINK QC
BY: _____ DATE: _____



- LEGEND**
- 1/2" IRON ROD SET (9433) (see note 6)
 - 1/2" IRON ROD FOUND (see plat for description)



CITY APPROVAL BLOCK
THIS PLAT HAS BEEN APPROVED BY THE CITY OF LAS CRUCES, AND ALL THE REQUIREMENTS FOR APPROVAL IN THE ABOVE PLAT HAVE BEEN COMPLIED WITH TO THE SATISFACTION OF THE CITY OF LAS CRUCES. SUBJECT TO ANY AND ALL CONDITIONS REQUIRED BY THE PLANNING AUTHORITY FOR APPROVAL OF THIS PLAT.

DIRECTOR OF COMMUNITY DEVELOPMENT _____ DATE _____
DIRECTOR OF UTILITIES _____ DATE _____
DIRECTOR OF PUBLIC WORKS _____ DATE _____

CITY PLANNING & ZONING COMMISSION APPROVAL
THIS PLAT HAS BEEN SUBMITTED TO AND CHECKED BY THE CITY PLANNING & ZONING COMMISSION. IT CONCURS WITH THE EXPANSION OF EXISTING UTILITIES AND THOROUGHFARES AND IS IN ACCORDANCE WITH GENERAL CITY PLANNING. APPROVED FOR FILING AND RECORDING WITH THE COUNTY CLERK.

CHAIRMAN _____ DATE _____ SECRETARY _____ DATE _____
PLAT NO. _____ RECEPTION NO. _____

STATE OF NEW MEXICO)
COUNTY OF DOÑA ANA) SS
I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD ON THIS _____ DAY OF _____, 20____, AT _____ AM/PM AND DULY RECORDED IN PLAT BOOK NO. _____, PAGE(S) _____ AND FILED IN THE RECORDS OF THE COUNTY CLERK, DOÑA ANA COUNTY, NEW MEXICO.

COUNTY CLERK _____ DEPUTY CLERK _____

| CURVE TABLE | | | | | |
|-------------|--------|--------|-----------|-------------|--------|
| CURVE | RADIUS | LENGTH | DELTA | CHORD | CHORD |
| C1 | 576.00 | 52.70 | 05°14'31" | N87°22'44"W | 52.68 |
| C2 | 576.00 | 65.03 | 06°28'09" | N81°31'24"W | 65.00 |
| C3 | 590.00 | 325.94 | 31°39'09" | N54°31'29"W | 321.81 |



SURVEYOR'S CERTIFICATE
THIS IS TO CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, THAT THIS PLAT WAS PREPARED FROM FIELD NOTES OF AN ACTUAL SURVEY MADE BY ME OR UNDER MY DIRECTION AND THAT IT IS TRUE AND CORRECT, MEETING THE MINIMUM REQUIREMENTS OF THE STANDARDS FOR LAND SURVEYS IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS, TO THE BEST OF MY KNOWLEDGE AND BELIEF.
DATE OF SURVEY _____
TERENCE G. SCANLON - PS NO. 9433
2990 N. MAIN STREET, STE. 3C, LAS CRUCES, NEW MEXICO 88001

Yavapai Court
(80' Right-of-Way)
See The Pueblos at Alameda Ranch Ph. 2, 8/10/06, Bl. 21, Pgs. 742-747

- NOTES:**
- BEARINGS AND DISTANCES MATCH THAT OF RECORD UNLESS OTHERWISE NOTED. AS SHOWN ON THE ORIGINAL PLAT OF RECORD THE PUEBLOS AT ALAMEDA RANCH, AS FILED AUGUST 10, 2006, PLAT BOOK 21, PAGES 742-747, FILED IN THE DONA ANA COUNTY RECORDS
 - THE SUBDIVIDER IS RESPONSIBLE FOR (a) ALL EASEMENTS, MAIN LINE EXTENSIONS, AND STUBOUTS NECESSARY TO PROVIDE SEPARATE UTILITY SERVICES TO THIS LOT AND (b) COMPLIANCE WITH ALL APPLICABLE CITY UTILITY STANDARDS.
 - Ⓢ DENOTES ON LOT PONDING REQUIRED, EXCESS RUNOFF TO BE RETAINED WITHIN EACH LOT, PONDING TO BE MAINTAINED BY LOT OWNER.
 - PROPERTY IS IN AN "X" (OUTSIDE 500 YEAR FLOOD) DESIGNATED ZONE AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 35013C1101 G, EFFECTIVE JULY 6, 2016.
 - NO ENCROACHMENT THAT WILL INTERFERE WITH THE USE OF EASEMENTS SHOWN ON THIS PLAT IS ALLOWED.
 - 1/2" IRON RODS WITH A 1" dia. PLASTIC CAP STAMPED WITH #9433 TO BE SET AT ALL LOT CORNERS NOT FOUND UPON FILING OF THIS PLAT. ALL FOUND/ACCEPTED MONUMENTS TO BE TAGGED.
 - THE BASIS OF BEARING FOR THIS PLAT ARE THE TWO 1/2" IRON RODS FOUND ALONG THE EAST PROPERTY LINE. AS SHOWN ON THE ORIGINAL PLAT OF RECORD THE PUEBLOS AT ALAMEDA RANCH, AS FILED AUGUST 10, 2006, PLAT BOOK 21, PAGES 742-747, FILED IN THE DONA ANA COUNTY RECORDS
 - A RECIPROCAL ACCESS EASEMENT IS HEREBY GRANTED BY THIS PLAT FOR LOTS 129-A & 129-B, ALLOWING SHARED ACCESS BETWEEN THE TWO LOTS.

DEDICATION:
THE 1.9433 ACRE TRACT OF LAND SHOWN HEREON IS TO BE KNOWN AS THE PUEBLOS AT ALAMEDA RANCH, PHASE 2, REPLAT OF LOTS 129 & 130. ALL RIGHTS OF WAY AND PUBLIC AREAS SHOWN HEREON ARE DEDICATED TO THE CITY OF LAS CRUCES. UTILITY EASEMENTS ARE GRANTED FOR THE USE OF THE UTILITY COMPANIES THAT ARE SIGNATORY TO THIS PLAT AND TO THE CITY OF LAS CRUCES. ALL RULES AND REGULATIONS OF THE CITY OF LAS CRUCES AND SAID UTILITIES WILL APPLY TO THESE EASEMENTS. ALL OTHER EASEMENTS SHOWN HEREON ARE GRANTED FOR THE USE INDICATED. NO ENCROACHMENT THAT WILL INTERFERE WITH THE USE OF EASEMENTS AS SHOWN ON THIS PLAT, IS ALLOWED.
THE SUBDIVISION HAS BEEN DEDICATED IN ACCORDANCE WITH THE DESIRES/WISHES OF THE UNDERSIGNED OWNER(S) OF THE LAND SHOWN HEREON.

OWNER OF RECORD: Mountain Sage Properties LLC
1155 Commerce Drive, Ste. C
Las Cruces, NM 88011

INSTRUMENT OF OWNERSHIP: WARRANTY DEED
Mountain Sage Properties LLC
INSTRUMENT #2314932, Filed, 7/21/23

I THE UNDERSIGNED OWNER HEREBY SET OUR HANDS AND SEAL THIS _____ DAY OF _____ 20____

Burton Berkson

STATE OF NEW MEXICO)
COUNTY OF DOÑA ANA) SS
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS DAY OF _____ 20____ BY _____
NOTARY PUBLIC
MY COMMISSION EXPIRES _____

