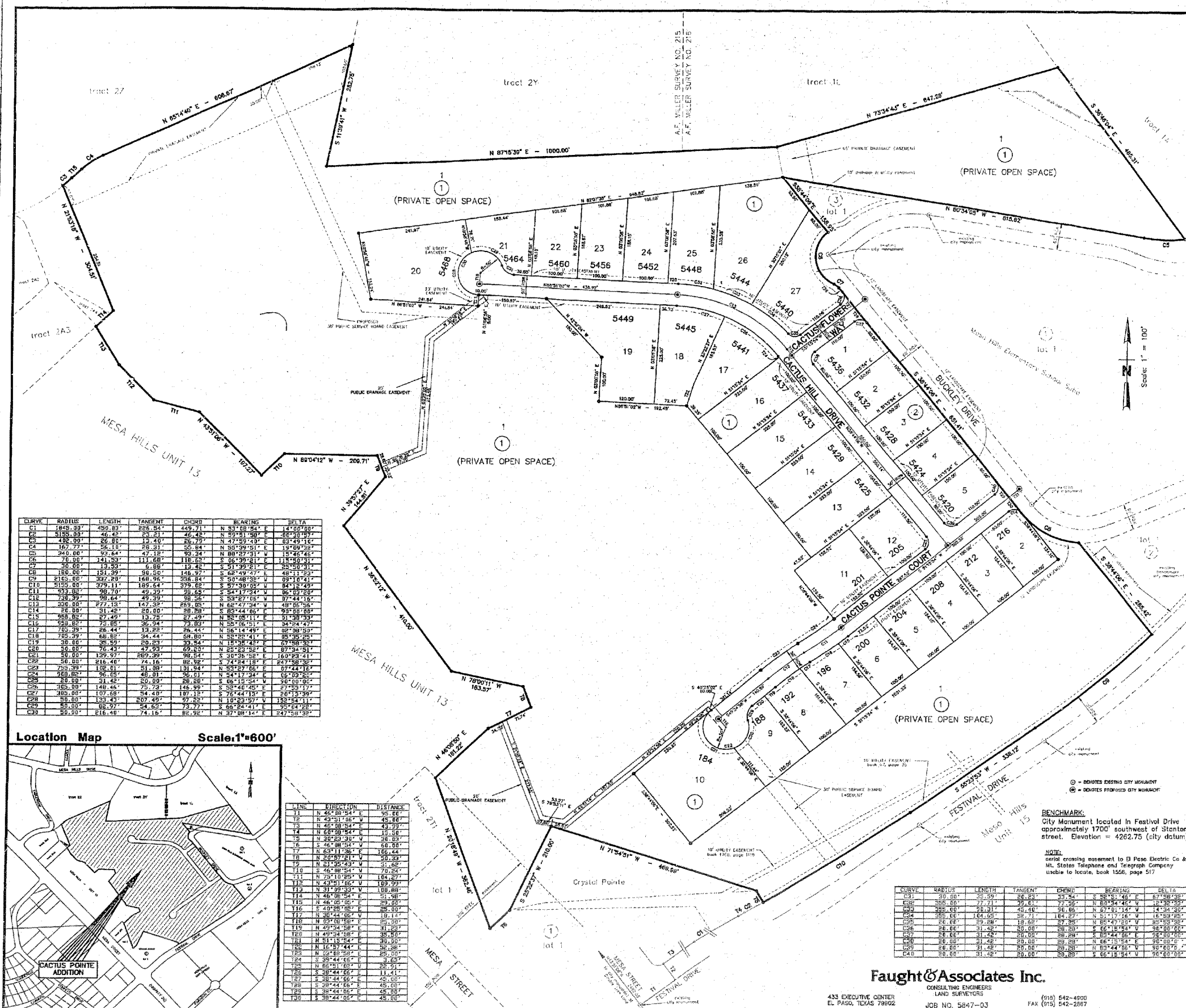


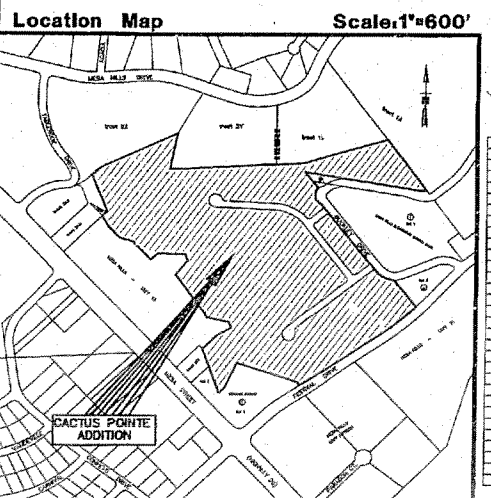
CACTUS POINTE ADDITION

BEING A REPLAT OF ALL OF
MESA HILLS - UNIT 16
CITY OF EL PASO, EL PASO COUNTY, TEXAS

Containing: 59.670 acres



CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	1845.00	450.83	286.54	449.71	N 53°08'54" E	14°00'00"
C2	3155.00	46.48	33.21	46.48	N 39°31'30"	00°30'30"
C3	405.00	56.88	32.45	56.88	N 47°59'43"	03°49'15"
C4	167.77	38.18	26.31	38.18	N 50°39'51"	19°09'28"
C5	240.00	52.64	47.15	52.64	N 88°27'31"	11°45'46"
C6	76.00	141.93	111.68	116.82	S 06°39'21"	118°50'21"
C7	30.00	19.32	6.86	19.42	S 51°35'21"	25°50'31"
C8	180.00	151.39	98.50	146.37	S 68°49'47"	48°11'29"
C9	215.00	307.99	169.96	266.84	S 50°48'29"	09°10'41"
C10	5155.00	979.11	185.64	379.62	S 87°30'05"	84°12'49"
C11	252.00	98.70	49.35	98.69	S 54°17'24"	06°59'20"
C12	230.00	93.44	45.35	93.26	S 53°27'15"	07°44'16"
C13	300.00	272.13	147.32	259.85	N 62°47'34"	48°05'56"
C14	80.00	31.42	20.00	30.88	S 83°44'02"	93°58'00"
C15	263.82	27.47	19.75	27.47	N 82°08'11"	31°39'31"
C16	529.82	73.85	36.94	73.85	N 55°06'51"	34°24'47"
C17	705.39	26.44	13.22	26.44	N 56°14'49"	02°08'59"
C18	765.97	68.87	34.44	68.80	N 59°09'41"	03°32'26"
C19	30.00	38.52	20.23	33.54	N 15°38'42"	67°58'32"
C20	30.00	76.43	47.93	69.03	N 25°23'29"	87°34'51"
C21	50.00	120.97	80.29	96.57	S 03°25'35"	160°53'41"
C22	58.00	216.40	74.16	86.52	S 74°24'19"	247°58'32"
C23	225.00	102.01	51.00	101.54	N 52°27'05"	07°44'16"
C24	263.82	96.01	46.01	96.01	N 54°11'34"	05°03'20"
C25	20.00	31.42	20.00	28.88	S 65°15'54"	90°00'00"
C26	305.00	148.46	75.23	148.99	S 58°46'40"	27°33'77"
C27	385.00	107.59	54.40	107.15	S 76°44'13"	20°33'99"
C28	50.00	133.43	80.45	97.25	N 10°23'57"	158°54'11"
C29	50.00	62.97	34.63	73.77	S 66°24'41"	95°04'22"
C30	50.00	116.94	74.16	86.92	N 37°58'13"	247°58'32"



LINE	DIRECTION	DISTANCE
1	N 45°08'54" E	95.66
2	N 45°31'06" W	45.86
3	N 45°08'54" E	45.86
4	N 60°39'51" E	15.56
5	N 30°29'31" W	26.03
6	S 46°08'54" E	68.58
7	N 63°11'36" E	166.44
8	N 20°57'21" E	30.33
9	N 21°25'42" E	31.45
10	S 46°08'54" E	70.24
11	N 20°11'29" E	104.82
12	N 23°51'02" E	109.99
13	N 31°09'32" E	108.89
14	N 46°08'54" E	51.56
15	N 46°08'54" E	79.05
16	S 40°28'02" E	28.50
17	N 20°44'02" E	19.14
18	N 20°44'02" E	25.39
19	N 49°54'58" E	31.25
20	N 49°54'58" E	30.50
21	N 51°15'34" E	31.92
22	N 15°57'44" E	52.06
23	N 50°48'29" E	25.20
24	S 24°44'16" E	3.63
25	N 65°51'05" E	22.51
26	S 38°44'02" E	11.41
27	N 20°44'02" E	45.00
28	S 28°44'02" E	45.00
29	S 38°44'02" E	25.00
30	S 38°44'02" E	45.00

DEDICATION
STATE OF TEXAS §
COUNTY OF EL PASO §
CACTUS POINTE LTD., OWNER OF THIS LAND, HEREBY PRESENTS THIS MAP & DEDICATES TO THE USE OF THE PUBLIC; STREETS, PUBLIC DRAINAGE 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 & EGRESS FOR SERVICE AND CONSTRUCTION AND THE RIGHT TO TRIM INTERFERING TREES AND SHRUBS.
WITNESS MY SIGNATURE THIS 11th DAY OF July 1996 A.D.

John Cutters
JOHN CUTTERS (MANAGING GENERAL PARTNER)

ACKNOWLEDGEMENT
STATE OF TEXAS §
COUNTY OF EL PASO §
BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR EL PASO COUNTY, TEXAS, ON THIS DAY PERSONALLY APPEARED JOHN CUTTERS, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGE TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.
GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 11th DAY OF July 1996 A.D.
NOTARY PUBLIC IN AND FOR EL PASO COUNTY, TEXAS

Official Seal
OFFICIAL SEAL
ODDAR V. PEREZ
NOTARY PUBLIC
IN AND FOR THE STATE OF TEXAS
BY COMMISSION EXPIRES

CITY PLAN COMMISSION
THIS SUBDIVISION IS HEREBY APPROVED AS TO THE PLATTING AND TO THE CONDITIONS OF THE DEDICATION IN ACCORDANCE WITH CHAPTER 212 OF THE LOCAL GOVERNMENT CODE OF TEXAS THIS 18th DAY OF May 1995 A.D.

Ray Diligand SECRETARY
Mark Dyer CHAIRPERSON

ACCEPTED AND ADOPTED BY THE CITY COUNCIL OF EL PASO THIS 12th DAY OF December 1995 A.D.

Barbara Hunter CITY CLERK
Mark Ford MAYOR
APPROVED FOR FILING THIS 18th DAY OF July 1996 A.D.

Antonio Flores CITY ENGINEER

FILED AND RECORDED IN THE OFFICE OF THE COUNTY CLERK OF EL PASO COUNTY, TEXAS THIS 21st DAY OF July 1996 A.D. IN VOLUME 71 OF THE PLAT RECORDS, PAGE 514 FILE NO. 96-0166387.
COUNTY CLERK
Joseph Carbine BY DEPUTY

PREPARED BY AND UNDER THE SUPERVISION OF JERRY E. CUTTS, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 2027.
Jerry E. Cutts JERRY E. CUTTS, R.P.L.S. 2027

SUBDIVISION IMPROVEMENT PLANS PREPARED BY AND UNDER THE SUPERVISION OF B.D. FAUGHT, REGISTERED PROFESSIONAL ENGINEER NO. 194.
B.D. Faught B.D. FAUGHT, P.E. 40194 REGISTERED PROFESSIONAL ENGINEER

RELINQUISH ACCESS

VEHICULAR ACCESS TO THOSE RESIDENTIAL LOTS ABUTTING FESTIVAL STREET SHALL BE FROM OTHER DEDICATED STREETS ONLY. THE INSTRUMENT ASSURING RELEASE OF ACCESS IS FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION, INSTRUMENT NO. _____, BOOK NO. _____.

RESTRICTIVE COVENANTS FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORDS SECTION, INSTRUMENT NO. 96-045370, BOOK NO. _____, PAGE _____, DATE _____.

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C31	30.00	35.99	26.29	25.54	S 88°44'49" E	67°58'32"
C32	305.00	71.21	39.64	77.25	N 88°44'49" E	12°33'55"
C33	355.00	98.31	49.46	96.86	N 87°01'14" W	14°34'25"
C34	355.00	184.68	98.71	184.87	N 54°17'16" W	16°59'25"
C35	35.00	29.86	19.82	29.28	N 89°40'20" W	85°53'25"
C36	35.00	31.42	20.00	30.30	S 65°18'54" E	96°00'00"
C37	35.00	31.42	20.00	28.29	S 65°44'06" E	96°00'00"
C38	35.00	31.42	20.00	28.29	N 65°11'36" E	96°00'00"
C39	35.00	31.42	20.00	28.29	N 89°44'38" E	96°00'00"
C40	35.00	31.42	20.00	28.29	S 66°18'54" E	96°00'00"

Faught & Associates Inc.
CONSULTING ENGINEERS
LAND SURVEYORS
433 EXECUTIVE CENTER
EL PASO, TEXAS 79902
JOB NO. 5847-03
(915) 642-4800
FAX (915) 642-2687

71-51

DATE OF PREPARATION: 09/25/95