

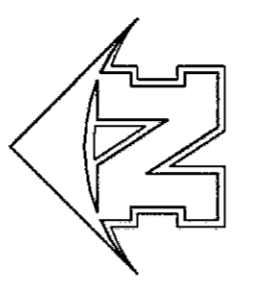
PINNACLE SUBDIVISION

BEING A PORTION OF H.G. FOSTER SURVEYS NO. 260 AND 261, AND A PORTION OF TRACT 1A-2 AND STANTON STREET A.F. MILLER SURVEY NO 216, CITY OF EL PASO, EL PASO COUNTY, TEXAS CONTAINING: 165.39 AC.

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	135.00	136.34	74.63	130.62	N61°08'46"E	57°51'58"
C2	215.00	135.21	69.92	132.99	S50°13'44"W	36°01'54"
C3	130.00	78.84	40.68	77.64	N50°52'12"E	34°44'58"
C4	250.00	138.12	70.87	136.37	N17°40'05"E	31°39'16"
C5	250.00	133.50	68.38	131.92	N13°27'24"W	30°35'42"
C6	261.50	37.48	19.21	37.44	N42°39'54"E	8°12'43"
C7	261.50	46.00	23.06	45.94	N15°30'09"W	10°04'46"
C8	20.00	19.21	10.42	18.48	S37°59'05"E	55°02'37"
C9	45.00	105.79	107.83	83.06	N01°50'27"E	134°41'40"
C10	20.00	19.21	10.42	18.48	S41°39'58"W	55°02'37"
C11	261.50	88.32	44.58	87.90	N23°49'12"E	19°21'03"
C12	236.50	69.19	34.84	68.95	N20°26'36"W	16°37'20"
C13	20.00	23.82	13.55	22.44	N21°59'06"E	68°14'05"
C14	45.00	85.23	62.54	73.05	S01°50'27"W	108°31'24"
C15	20.00	23.82	13.55	22.44	N18°18'13"W	68°14'05"
C16	236.50	73.60	37.10	73.31	N24°39'16"E	17°40'54"
C17	118.50	71.87	37.08	70.77	N50°52'12"E	34°44'58"
C18	141.50	85.82	44.27	84.51	N50°52'12"E	34°44'58"
C19	203.50	17.39	8.70	17.39	S65°47'48"W	4°53'47"
C20	10.00	7.08	3.70	6.93	S43°03'50"W	40°34'09"
C21	10.00	6.05	3.12	5.96	N40°06'24"E	34°39'16"
C22	193.00	49.71	24.99	49.57	S50°03'19"W	14°45'25"
C23	150.00	76.35	39.02	75.53	N23°41'19"E	29°09'51"
C24	200.00	50.56	25.41	50.42	S31°01'43"W	14°29'02"
C25	225.00	107.78	54.94	106.75	N37°30'33"E	27°28'42"
C26	131.50	118.39	63.55	114.43	S25°26'24"W	51°35'00"
C27	131.50	43.32	21.86	43.13	N09°05'10"E	18°52'31"
C28	445.00	184.13	93.40	182.82	S58°54'01"W	23°42'26"
C29	200.00	64.43	32.50	64.15	S79°58'59"W	18°27'29"
C30	200.00	44.03	22.10	43.94	N84°28'53"E	12°36'47"
C31	131.50	61.11	31.12	60.56	N31°50'15"E	26°37'38"
C32	131.50	104.13	54.97	101.43	S22°27'55"W	45°27'18"
C33	130.00	78.51	40.50	77.33	S17°31'21"E	34°36'14"
C34	230.00	203.06	108.68	196.53	S60°06'59"E	50°35'02"
C35	200.00	210.84	116.41	201.22	N55°12'25"W	60°24'09"
C36	188.50	140.10	73.47	136.90	N64°06'57"W	42°35'07"
C37	20.00	24.54	14.08	23.03	N07°40'17"W	70°18'13"
C38	45.00	36.77	19.48	35.75	S04°04'28"W	46°48'44"
C39	45.00	40.20	21.55	38.88	S44°55'24"E	51°10'58"
C40	45.00	53.63	30.52	50.51	N75°20'33"E	88°17'09"
C41	45.00	106.10	108.88	83.18	N26°20'40"W	135°06'17"
C42	20.00	18.74	10.12	18.07	S67°02'21"E	53°41'55"
C43	211.50	130.64	67.48	128.57	N57°53'05"W	35°23'23"
C44	211.50	36.28	18.19	36.24	N80°29'38"W	9°49'44"
C45	218.50	192.90	103.25	186.70	S60°06'59"E	50°35'02"

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C46	118.50	71.57	36.91	70.49	S17°31'21"E	34°36'14"
C47	120.00	43.26	21.87	43.02	S10°06'24"W	20°39'16"
C48	120.00	51.77	26.29	51.37	S32°47'33"W	24°43'01"
C49	143.00	113.57	59.97	110.61	N22°23'59"E	45°30'09"
C50	241.50	213.21	114.11	206.35	S60°06'59"E	50°35'02"
C51	141.50	85.46	44.08	84.17	S17°31'21"E	34°36'14"
C52	143.00	113.24	59.78	110.30	S22°27'55"W	45°27'18"
C53	120.00	18.22	9.13	18.20	N40°48'07"E	84°15'37"
C54	10.00	20.01	15.58	16.83	N20°51'39"W	114°37'40"
C55	179.50	100.00	50.00	100.00	N79°46'14"W	31°12'28"
C56	10.00	5.97	3.08	5.88	S64°15'58"E	34°11'59"
C57	10.00	7.08	3.70	6.93	N67°27'03"W	40°34'09"
C58	190.00	10.22	5.11	10.22	N89°16'36"W	30°45'27"
C59	210.00	46.13	23.16	46.04	N84°28'04"E	12°35'10"
C60	10.00	16.13	10.43	14.44	N55°36'40"E	92°25'42"
C61	120.00	20.42	10.23	20.39	N04°31'22"E	9°44'54"
C62	143.00	128.74	69.10	124.44	S25°26'24"W	51°35'00"
C63	120.00	108.04	57.99	104.42	S25°26'24"W	51°35'00"
C64	236.50	113.28	57.75	112.20	N37°30'33"E	27°28'42"
C65	105.00	102.27	52.13	101.29	N37°30'33"E	27°28'42"
C66	211.50	53.46	26.88	53.32	S31°01'43"W	14°29'02"
C67	138.50	109.8	54.9	109.7	N36°00'01"E	4°32'26"
C68	20.00	25.85	15.09	24.09	N03°17'46"W	74°03'07"
C69	45.00	46.80	25.76	44.72	S10°31'44"E	59°35'10"
C70	45.00	41.00	22.04	39.59	S45°21'47"W	52°11'52"
C71	45.00	60.94	36.17	58.39	N69°44'43"W	27°35'08"
C72	45.00	48.14	26.66	45.88	N00°18'25"W	61°17'29"
C73	45.00	39.41	21.07	38.16	N55°25'35"E	50°10'31"
C74	20.00	18.00	9.66	17.40	S54°43'53"W	51°33'54"
C75	161.50	26.28	13.17	26.25	N33°36'35"E	9°19'18"
C76	188.50	47.65	23.95	47.52	S31°01'43"W	14°29'02"
C77	10.00	7.08	3.70	6.93	S57°02'48"W	40°34'09"
C78	30.00	21.29	11.12	20.85	S16°28'56"W	40°39'38"
C79	23.50	17.91	9.42	17.48	N17°56'11"E	43°40'50"
C80	158.50	39.94	20.08	39.83	N46°59'43"E	14°26'15"
C81	28.50	16.86	8.69	16.62	S37°15'48"W	33°54'04"
C82	41.00	83.10	65.78	69.59	N28°22'47"E	116°08'01"
C83	30.00	22.79	11.98	22.25	N65°18'59"W	43°31'33"
C84	30.00	19.35	10.02	19.01	N47°10'25"E	36°37'04"
C85	41.00	52.03	30.18	48.61	S63°03'22"W	72°42'58"
C86	28.50	27.69	15.05	26.82	N23°34'38"E	55°40'26"
C87	111.50	11.61	5.81	11.60	N42°45'30"E	5°57'50"
C88	23.50	14.17	7.31	13.96	S57°03'11"W	34°33'11"
C89	30.00	19.93	10.35	19.57	N55°17'44"E	38°04'04"
C90	226.50	126.43	64.91	124.80	S52°15'12"W	31°58'59"
C91	10.00	6.05	3.12	5.96	N60°00'15"E	34°39'18"

LINE TABLE			
LINE	LENGTH	BEARING	
L1	5.56	N89°55'15"W	
L2	48.98	S33°29'43"W	
L3	171.98	S28°45'16"E	
L4	171.98	S28°45'16"E	
L5	171.98	S28°45'16"E	
L6	48.98	S33°29'43"W	
L7	48.98	S33°29'43"W	
L8	10.41	N22°46'46"E	
L9	10.41	S77°19'53"W	
L10	37.40	N00°21'05"W	
L11	67.12	N78°10'30"W	
L12	58.44	S00°31'14"E	
L13	186.62	N85°24'30"W	
L14	186.62	N85°24'30"W	
L15	186.62	N85°24'30"W	
L16	58.44	N00°31'14"W	
L17	58.44	N00°31'14"W	
L18	36.51	N78°10'30"W	
L19	10.35	N47°09'58"W	
L20	46.42	N78°10'30"W	
L21	37.40	N00°21'05"W	
L22	37.40	N00°21'05"W	
L23	36.86	N70°44'08"W	
L24	70.19	N59°39'40"W	



SCALE: 1"=100'

NOTES:
 WATER AND SEWER SERVICES WILL BE EXTENDED TO THIS SUBDIVISION (PINNACLE) FROM EXISTING EL PASO WATER UTILITIES/PUBLIC SERVICE BOARD FACILITIES AND WILL BE CONSTRUCTED AND OPERABLE AS OF JANUARY 31, 2002.

THE INSTRUMENT ASSURING THE CERTIFICATION THAT WATER AND SEWER SERVICES FACILITIES DESCRIBED BY THIS PLAN 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. _____ BOOK _____ PAGE _____ DATE _____

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

INSTRUMENT NO. _____ BOOK _____ PAGE _____ DATE _____

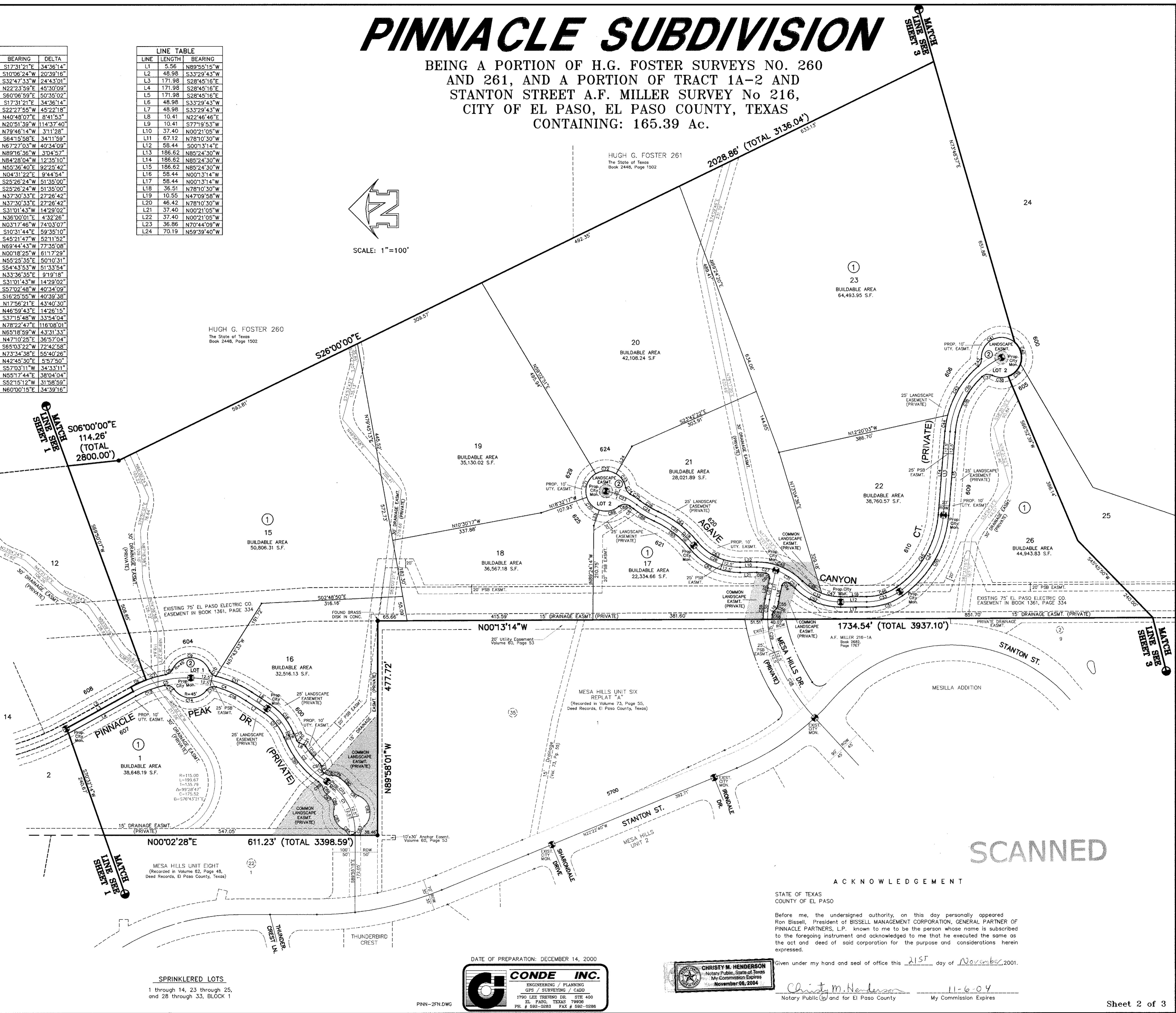
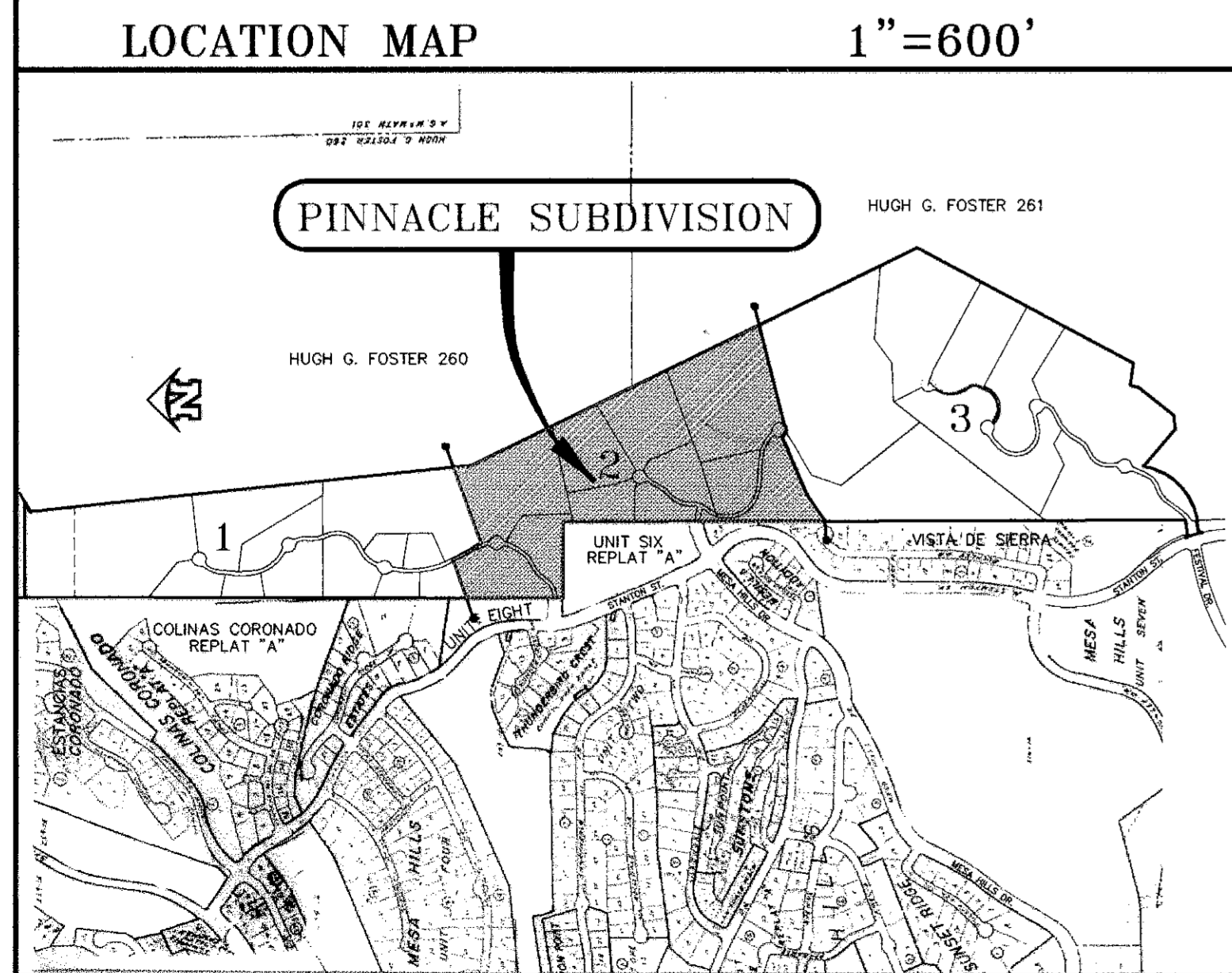
LOT CORNERS WILL BE SET UPON COMPLETION OF CONSTRUCTION OF ROADWAYS AND UTILITIES.

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

BEARINGS BASED ON WARRANTY DEED IN VOLUME 2878, PAGE 970, REAL PROPERTY RECORDS OF EL PASO COUNTY, TEXAS.

ALL 30' PRIVATE DRAINAGE EASEMENTS BASED ON NATURAL FLOW PATHS. THE LOCATION OF THE FLOW PATHS ARE SUBJECT TO CHANGE DUE TO HYDROLOGIC CYCLES.

NOTE:
 1. AVERAGE CROSS SLOPE = 22%
 55% BUILDABLE AREA ALLOWED
 45% OPEN AREA



SCANNED

ACKNOWLEDGEMENT

STATE OF TEXAS
 COUNTY OF EL PASO

Before me, the undersigned authority, on this day personally appeared
 Ron Bissell, President of BISSELL MANAGEMENT CORPORATION, GENERAL PARTNER OF
 PINNACLE PARTNERS, 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 21ST day of November, 2001.

Christy M. Henderson
 Notary Public, State of Texas
 My Commission Expires 11-6-04
 Notary Public for and El Paso County My Commission Expires

DATE OF PREPARATION: DECEMBER 14, 2000

CONDE INC.
 ENGINEERING / PLANNING
 GPS / SURVEYING / CAD
 1790 LEE TREWING DR. STE 400
 EL PASO, TEXAS 79906
 PH # 992-0283 FAX # 992-0288

CHRISTY M. HENDERSON
 Notary Public, State of Texas
 My Commission Expires
 November 06, 2004

SPRINKLERED LOTS
 1 through 14, 23 through 25,
 and 28 through 33, BLOCK 1

PINNACLE SUBDIVISION 2001