

TRACTS 3A-400, 3A-401, 3A-402, & 3A-388,
SECTION 26, BLOCK 79, TOWNSHIP 2,
TEXAS & PACIFIC RAILWAY COMPANY SURVEYS,
SAVE AND EXCEPT THE NORTHERLY 30' & THE
SOUTHERLY 30' THEREOF FOR ROAD PURPOSES,
EL PASO COUNTY, TEXAS

PRELIMINARY

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- Diagram illustrating the cross-section of the Allemande Road Section. The total width is 60' R.O.W. (Right-of-Way). The section is divided into four main segments: 18' +/- PARKWAY, 12' +/- PAVEMENT, 12' +/- PAVEMENT, and 18' +/- PARKWAY. The existing El Paso County Standard Pavement is shown in the center, with a 2% MAX slope indicated. The proposed lot is on the left, and the existing lot is on the right. The diagram also shows the location of the proposed lot relative to the existing lot and the road section.
- Labels and dimensions include:
- 60' R.O.W.
 - 30' (width of the left half of the R.O.W.)
 - 30' (width of the right half of the R.O.W.)
 - 18' +/- PARKWAY
 - 12' +/- PAVEMENT
 - 12' +/- PAVEMENT
 - 18' +/- PARKWAY
 - 2% MAX (slope of the existing pavement)
 - EXISTING EL PASO COUNTY STANDARD PAVEMENT
 - PROPOSED LOT
 - EXISTING LOT
 - ALLEMANDE ROAD SECTION
 - SCALE: NTS

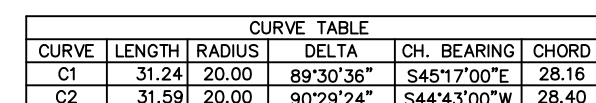
THENCE, ALONG THE EAST BOUNDARY LINE OF SAID TRACT 3A-388, ALSO BEING THE CENTER OF SQUARE DANCE ROAD (80' WIDE ROAD EASEMENT), SOUTH 00°33'12" EAST A DISTANCE OF 464.40' TO THE SOUTHEAST CORNER OF SAID TRACT 3A-388, AND BEING THE SOUTHEAST CORNER FOR THIS PARCEL;

THENCE, ALONG THE SOUTH BOUNDARY LINE OF SAID TRACT 3A-388, ALSO BEING THE NORTH ROW OF ROUND DANCE ROAD (60' WIDE), SOUTH 89°57'42" WEST A DISTANCE OF 40.00' TO A 1/2" REBAR FOUND FOR THE SOUTHWEST CORNER OF SAID TRACT 3A-400, ALSO BEING THE SOUTHWEST CORNER FOR THIS PARCEL;













THENCE, CONTINUING AN ADDITIONAL 395.09' FOR A TOTAL OF 435.09' TO A 5/8" REBAR FOUND AT THE SOUTHWEST CORNER OF SAID TRACT 3A-400, AND ALSO BEING THE SOUTHEAST CORNER OF SAID TRACT 3A-385, AND BEING THE SOUTHWEST CORNER FOR THIS PARCEL.

THENCE, ALONG THE COMMON BOUNDARY LINE BETWEEN SAID TRACTS 3A-185 AND 3A-400, NORTH 00°02'09" EAST A DISTANCE OF 464.38' TO THE "POINT OF BEGINNING" AND CONTAINING 200.938 SQ. FT. OR 4.6129

PLAT PREPARED BY:
PASO DEL NORTE SURVEYING, INC.
13998 BRADLEY ROAD
EL PASO, TEXAS 79938
PHONE: (915) 241-1841



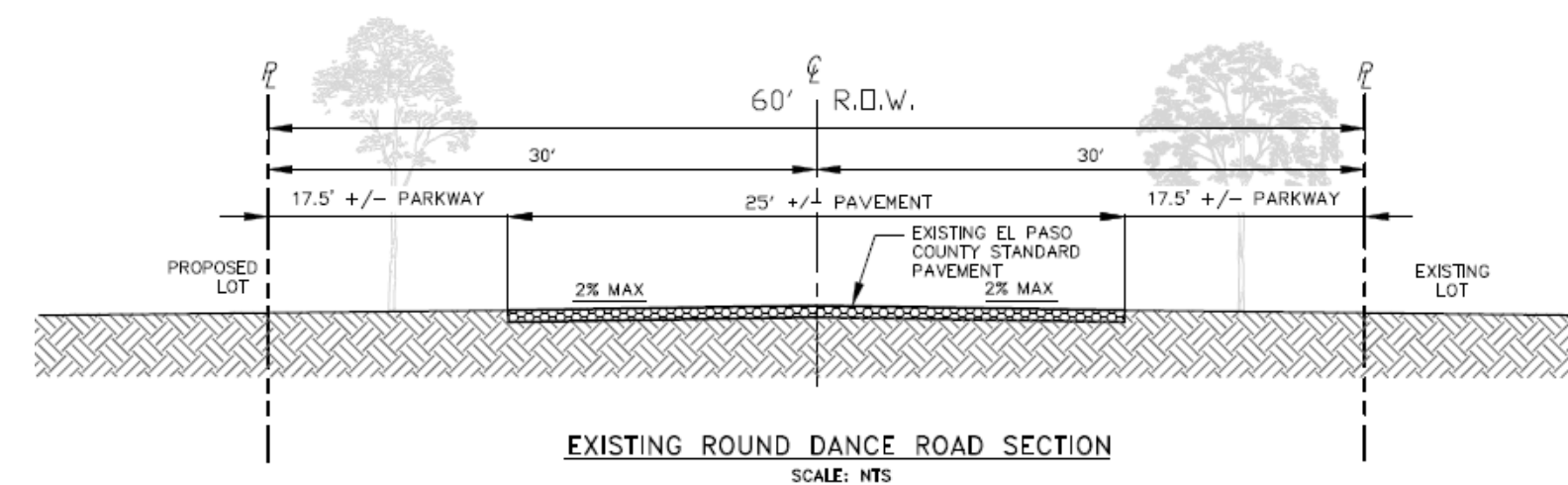
IMPROVEMENTS LEGEND

GENERAL NOTES

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- UTILITY NOTES

1. THE LOCATION OF EXISTING UTILITIES SHOWN HEREON ARE FROM OBSERVED EVIDENCE OF ABOVE GROUND APPURTENANCES ONLY. THE SURVEYOR WAS NOT PROVIDED WITH SURFACE GROUND MARKINGS OR EXCAVATIONS TO DETERMINE THE EXACT LOCATION OF ANY SUBTERRANEAN USES.
3. BEFORE DIGGING IN THIS AREA, CALL "TEXAS ONE-CALL" 1-800-545-6005 FOR FIELD LOCATIONS (REQUEST FOR GROUND MARKINGS) OF UNDERGROUND UTILITY LINES.



DATE OF REVISION: 3/12/2025
DATE OF REVISION: 2/10/2025
DATE OF REVISION: 12/18/2024
DATE OF REVISION: 9/18/2024
DATE OF PREPARATION: 05/17/2024

PASO DEL NORTE SURVEYING INC.
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