

OWNERS DEDICATION, CERTIFICATION AND ATTESTATION

We, Veronica Escarzo and J. Fernando Escarzo, representatives of EL PASO ARDENT ESTATES, hereby dedicate to the public the additional ROW shown hereon and utility easements as hereon laid down and designated, and buried service conduits and pipes for underground utilities, and the right to ingress and egress for the purpose of installing, maintaining, repairing, and removing the same, to firm entering thereon and across and over any existing utility easement. I attest that the matters asserted in this plat are true and complete.

Witness my signature this _____ day of _____, 2025.

Veronica Escarzo _____ DATE _____
 J. Fernando Escarzo _____ DATE _____

ACKNOWLEDGEMENT

STATE OF TEXAS
 COUNTY OF EL PASO

Before me, the undersigned authority, on this day personally appeared J. FERNANDO ESCARZO, Representative of El Paso Ardent LLC, known to me to be the person's whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes and considerations therein expressed.

Given under my hand and seal of office this _____ day of _____, 2025.

Notary Public in and for El Paso County _____ My Commission Expires _____

ACKNOWLEDGEMENT

STATE OF TEXAS
 COUNTY OF EL PASO

Before me, the undersigned authority, on this day personally appeared VERONICA ESCARZO, Representative of El Paso Ardent LLC, known to me to be the person's whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes and considerations therein expressed.

Given under my hand and seal of office this _____ day of _____, 2025.

Notary Public in and for El Paso County _____ My Commission Expires _____

CITY PLAN COMMISSION APPROVAL STATEMENT

This subdivision is hereby approved in accordance with Chapter 212 of the Texas Local Government Code and Title 19 of the El Paso Municipal Code on meeting all requirements for a review of a major combination plat.

Government Code of Texas this _____ day of _____, 2025.

Executive Secretary _____ Chairperson

Approved for filing this _____ day of _____, 2025.

Planning & Inspections Director _____

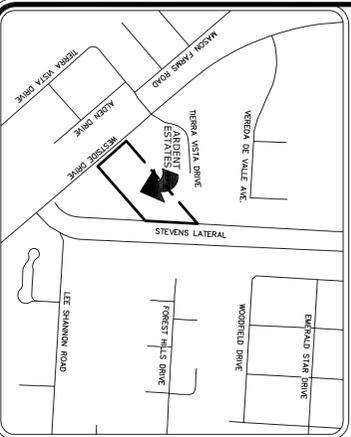
FILING

Filed and recorded in the office of the County Clerk of El Paso County, Texas, this _____ day of _____, 2025, A.D.

County Clerk _____ By Deputy _____

LOCATION MAP

APPENDIX, SCALE: 1"=400'



TOTAL NUMBER OF LOTS
 6 RESIDENTIAL

SCHOOL DISTRICT
 EL PASO INDEPENDENT SCHOOL DISTRICT

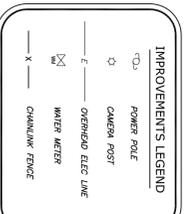
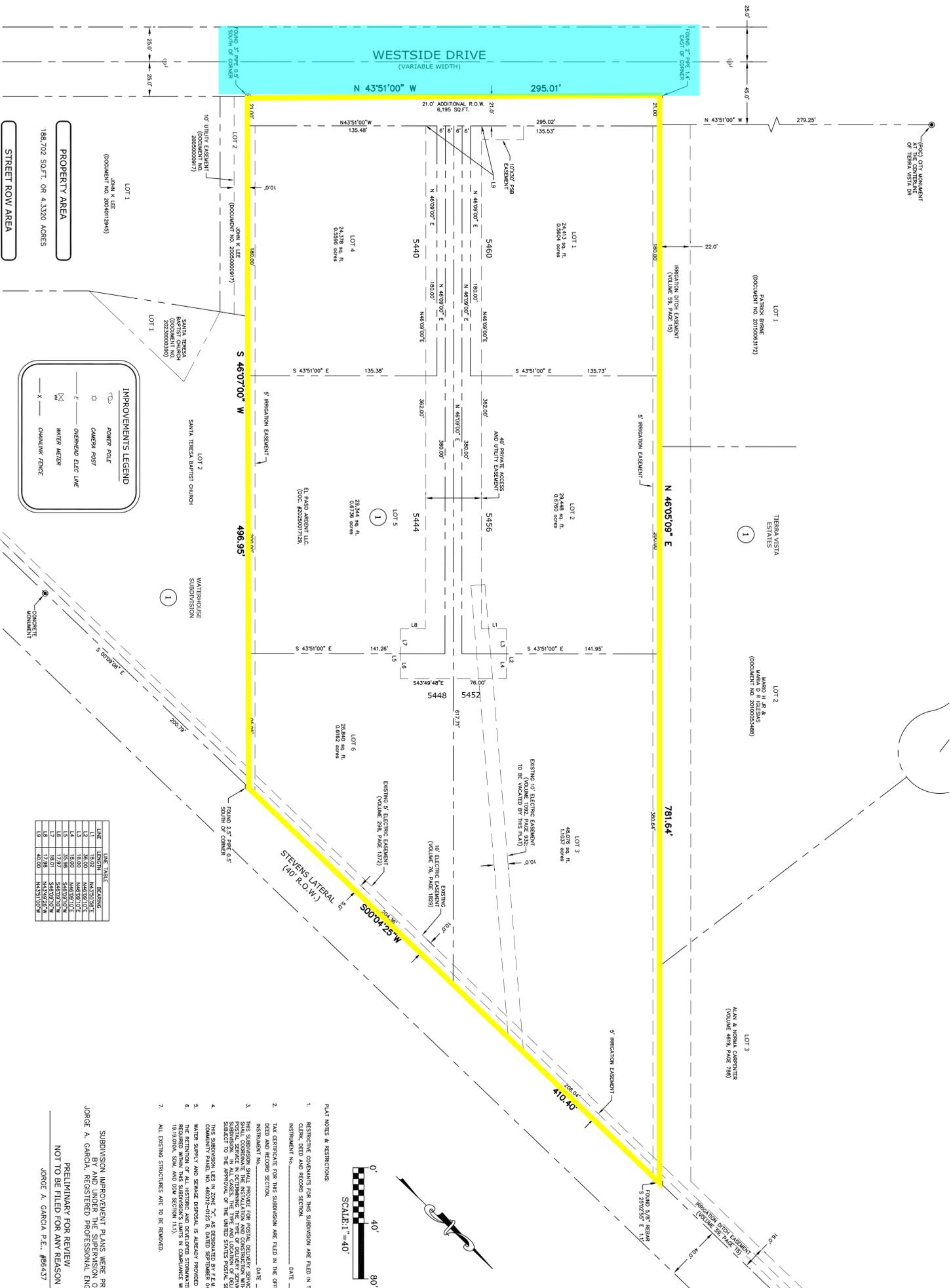
ENGINEER:
 SITEWORKS ENGINEERING, LLC
 444 EXECUTIVE CENTER, SUITE 134
 915-351-8056
 FIRM NO. F-35607

OWNER/DVELOPER:
 EL PASO ARDENT LLC
 P.O. BOX 220214
 EL PASO, TEXAS 79913

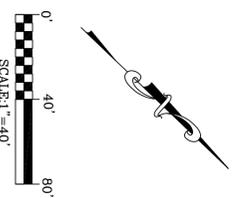
PLAT PREPARED BY:
 PASO DEL NORTE SURVEYING, INC.
 13998 BRADLEY ROAD
 EL PASO, TEXAS 79938
 PHONE: (915) 241-1841

ARDENT ESTATES

TRACTS 14A, 14A1A, 14E1, 14E2, 14F1 & 14F2, BLOCK 8,
 UPPER VALLEY SURVEYS,
 CITY OF EL PASO, EL PASO COUNTY, TEXAS
 CONTAINING: 188,702 SQ.FT. OR 4.3320 ACRES



LINE	LENGTH	BEARING
L1	36.00	N43°51'00" E
L2	18.00	N43°51'00" E
L3	18.00	N43°51'00" E
L4	55.98	S40°07'00" W
L5	17.88	N43°51'00" E
L6	17.88	N43°51'00" E
L7	40.00	N43°51'00" W



- PLAT NOTES & RESTRICTIONS:
- RESTRICTIVE COVENANTS FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION. DATE _____
 - TAX CERTIFICATE FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION. DATE _____
 - RESTRICTIONS FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION. DATE _____
 - THIS SUBDIVISION LIES IN ZONE "X", AS DESIGNATED BY F.E.M.A., CITY OF EL PASO.
 - ORDER SURVEY AND SERVICE RECORD IS ORDERED PROVIDED BY THE EL PASO WATER UTILITIES DEPARTMENT.
 - THE RECORD FOR THIS SUBDIVISION IS ORDERED PROVIDED BY THE EL PASO WATER UTILITIES DEPARTMENT.
 - ALL EXISTING STRUCTURES ARE TO BE REMOVED.

THIS PLAT REPRESENTS A SURVEY MADE ON THE GROUND BY ME OR UNDER MY SUPERVISION AND COMPLES WITH THE CURRENT STANDARDS OF THE TEXAS BOARD OF PROFESSIONAL ENGINEERS AND SURVEYORS.

PRELIMINARY FOR REVIEW
 NOT TO BE FILED FOR ANY REASON
 John A. Eby, R.P.L.S.
 Registered Professional Land Surveyor
 Texas License No. 53172

SUBDIVISION IMPROVEMENT PLANS WERE PREPARED BY AND UNDER THE SUPERVISION OF
 JORGE A. GARCIA, REGISTERED PROFESSIONAL ENGINEER #66437
 PRELIMINARY FOR REVIEW
 NOT TO BE FILED FOR ANY REASON
 JORGE A. GARCIA P. E., #66437

