

DEDICATION

THIS 29.761 ACRE TRACT OF LAND IS TO BE KNOWN AS:

"THURSTON TRACTS"

ALL 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 HEREON ARE GRANTED FOR THE USE INDICATED. NO ENCROACHMENT THAT WILL INTERFERE WITH THE USE OF EASEMENTS AS SHOWN ON THIS PLAT IS ALLOWED.

THIS REPLAT HAS BEEN DEDICATED IN ACCORDANCE WITH THE WISHES OF THE UNDERSIGNED OWNER(S) OF THE LAND SHOWN HEREON.

I, THE UNDERSIGNED OWNER HEREBY SET MY HAND AND SEAL THIS ____ DAY OF _____, 2022.

INSTRUMENTS OF OWNERSHIP:
WARRANTY DEED FILED: AUGUST 25,2021, INST. NO. 2127445.

KENT THURSTON
4050 LONGVIEW LANE
LAS CRUCES NM 88325

STATE OF _____ }
COUNTY OF _____ } ss.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME

BY _____.

THIS ____ DAY OF _____, 2022

MY COMMISSION EXPIRES _____

NOTARY PUBLIC SEAL

CITY OF LAS CRUCES APPROVALS

THIS PLAT HAS BEEN APPROVED BY THE CITY OF LAS CRUCES, AND ALL THE REQUIREMENTS FOR APPROVAL OF THE 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 OF LAS CRUCES PLANNING AND ZONING COMMISSION APPROVAL

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

CHAIRMAN DATE

SECRETARY DATE

UTILITY APPROVAL

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.

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

EL PASO ELECTRIC COMPANY

BY: _____ DATE: _____

EASEMENTS SHOWN HEREON, COPIES OF WHICH HAVE BEEN PRESENTED TO LUMEN, D/B/A CENTURYLINK QC, ARE SATISFACTORY TO MEET THE NEEDS FOR INSTALLATION AND MAINTENANCE OF UNDERGROUND AND/OR OVERHEAD TELEPHONE UTILITIES.

LUMEN D/B/A/ CENTURYLINK QC:

BY: _____ DATE: _____

EASEMENTS SHOWN HEREON, COPIES OF WHICH HAVE BEEN PRESENTED TO COMCAST CORPORATION ARE SATISFACTORY TO MEET THE NEEDS FOR INSTALLATION AND MAINTENANCE OF UNDERGROUND AND/OR OVERHEAD CABLE TELEVISION FACILITIES.

COMCAST

BY: _____ DATE: _____

NOTES:

- RECORD MEASUREMENTS IN ITALICS
- USE DRAWING SCALE TO DETERMINE MEASUREMENTS WHEN NOT LABELED.
- PROPERTY SHOWN TO BE IN FLOOD ZONE "X" (AREA OF MINIMAL FLOOD HAZARD) PER FEMA MAP 5801300813G, EFFECTIVE JULY 6, 2016.
- ORTHO RECTIFIED AERIAL IMAGERY CAPTURED ON OCTOBER 11, 2021, AND DEPICTED HEREIN IS USEFUL FOR THE LOCATION OF IMPROVEMENTS TO AN ACCURACY OF 0.5' AT GROUND LEVEL. IMPROVEMENTS NOT LABELED ARE CONSIDERED TO BE SELF EVIDENT.
- BASIS OF BEARINGS IS NAD83 DATUM, GRID NORTH IN GROUND DISTANCES BASED ON GPS OBSERVATIONS, NM ZONE 3002, MAPPING PLANE PROJECTION WITH THE POINT OF ORIGIN AT 32° 22' 38.63" N, 106° 44' 05.47" W. GRID TO GROUND SCALE FACTOR OF 1.000276998. ALL COORDINATES SHOWN, IF ANY, ARE LOCAL ONLY.
- PLAT CERTIFIED TO: THURSTON, KENT.
- INSTRUMENT OF OWNERSHIP: FILED AUGUST 25, 2021, INST. NO.2127445.
- SUBDIVIDER RESPONSIBLE FOR UTILITY STUB-OUTS AND FOR PROVIDING ANY AND ALL EASEMENTS NECESSARY TO PROVIDE UTILITY SERVICE TO LOTS CONTAINED HEREIN.
- EXCESS RUNOFF TO BE RETAINED WITHIN EACH LOT AND MUST BE MAINTAINED BY THE INDIVIDUAL LOT OWNER. PONDING INDICATED BY (P)
- ALL ACCEPTED MONUMENTS WITHOUT IDENTIFYING CAPS OR TAGS WILL BE TAGGED WITH BRASS TAG OR PLASTIC CAP STAMPED NMPS 5949
- ADJACENT PROPERTY LINES ARE GRAPHICAL, NOT TO BE USED AS SURVEYED LINES.
- ADJOINER OWNERSHIP INFORMATION ACCURATE AS OF 3/3/2022. INFORMATION SHOULD BE VERIFIED BE FOR USING AFTER THAT DATE.

DOÑA ANA COUNTY CLERK

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.

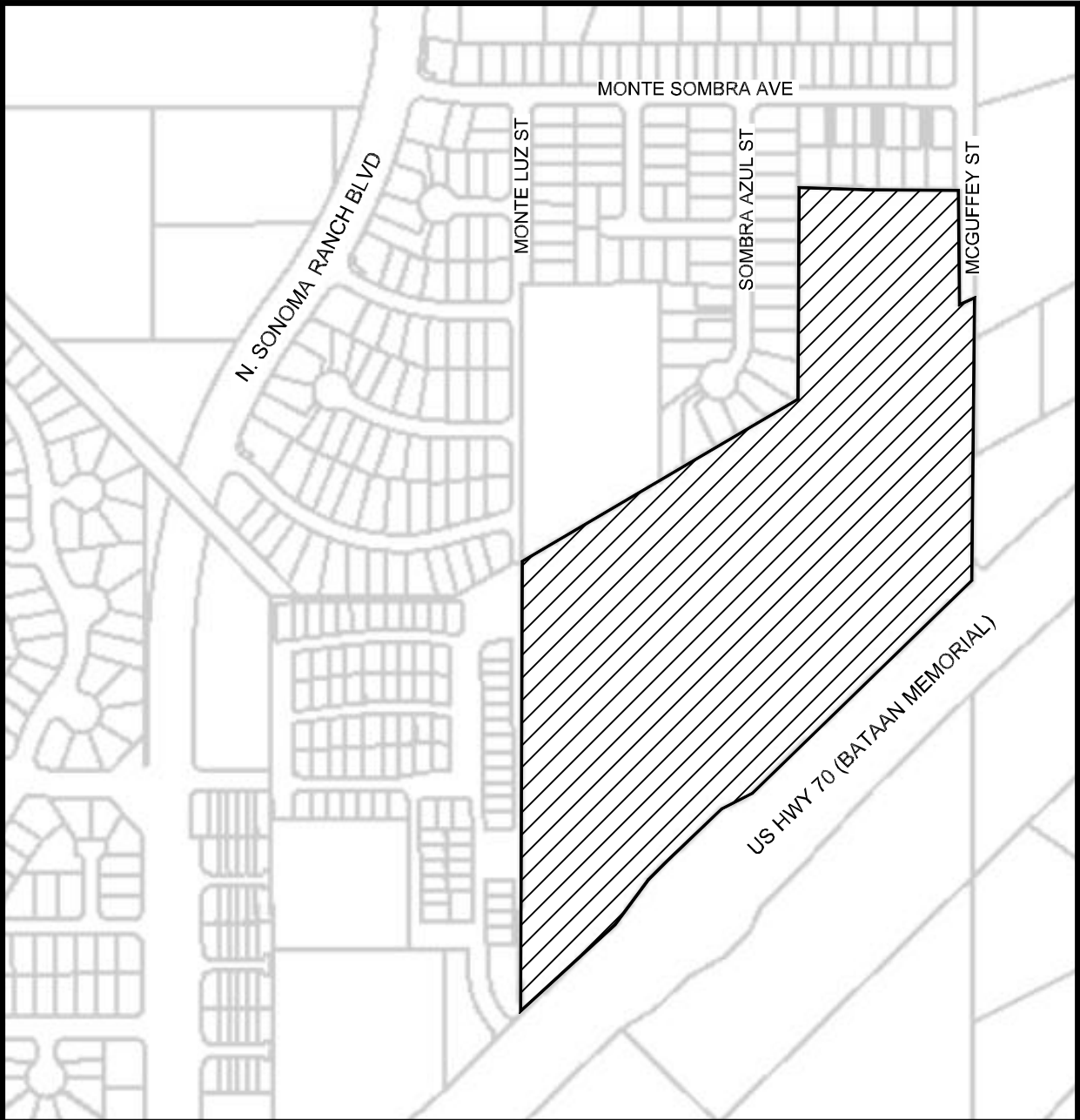
COUNTY CLERK

DEPUTY COUNTY CLERK

THURSTON TRACTS

A 29.761 ACRE SUBDIVISION SITUATE IN THE CITY OF LAS CRUCES, DOÑA ANA COUNTY, NEW MEXICO BEING A PORTION OF SE1/4, SECTION 21, TOWNSHIP 22 SOUTH , RANGE 2 EAST, N.M.P.M. OF THE U.S.G.L.O. SURVEYS

DATE OF SURVEY: OCTOBER 11, 2021



VICINITY MAP
NTS

ADJOINING PARCEL OWNERSHIP TABLE

PARCEL NO.	ACCOUNT NO.	OWNER	RECEPTION NO.	RECORDED DATE
1	R0238430	ZENISEK	1306083	03/12/2013
2	R0238429	DISTLEHORST	1701493	01/20/2017
3	R0238428	ESTRADA	1612882	06/10/2016
4	R0238427	ROBEY	2134913	11/01/2021
5	R0238426	GARCIA	0823087	08/14/2008
6	R0238425	HERNANDEZ	1230861	12/17/2012
7	R0238424	CONNOR	2027689	10/29/2020
8	R0238423	NEWBERRY	1921072	09/19/2019
9	R0238422	GUSS	1700054	01/03/2017
10	R0238421	REESE	0816704	06/10/2008
11	R0238420	STOPKOSKI	1922884	10/10/2019
12	R0238419	BUILDING WORLD THURSTON REALTY LLC	0910968	04/23/2009
13	R0238418	CIOMEK	1216701	07/11/2012
14	R0238417	GREGSON	0818596	06/27/2008
15	R0238416	FLORES	0823874	08/22/2008
16	R0242192	LOZANO	1812095	05/18/2018
17	R0242190	LOVATO	2018971	08/05/2020
18	R0242188	AGI INVESTMENTS	1521401	10/05/2015
19	R0242186	AGI INVESTMENTS	1521403	10/05/2015
20	R0242184	AGI INVESTMENTS	1614729	06/30/2016
21	R0242182	AGI INVESTMENTS	1614731	06/30/2016
22	R0236696	VANDERKAMP	1419799	09/26/2014
23	R0236695	WILLIAMSON	1807273	03/27/2018
24	R0236694	NILES	1904307	02/27/2019
25	R0236693	MORGAN FAMILY TRUST	2116716	05/25/2021
26	R0236692	SANCHEZ	1715551	06/30/2017
27	R0236691	MAMEROW TRUST	1914691	07/05/2019
28	R0236690	SCHULTZ	1420041	09/30/2014
29	R0236689	HAYWARD BROWN CONSTRUCTION	2129393	09/13/2021
30	R0236688	ZIELIE	1928993	12/20/2019
31	R0236687	BOWKER	1512872	06/22/2015
32	R0236686	SOTO	0934766	12/24/2009
33	R0236685	RABORN	1726543	11/14/2017
34	R0236684	TOMCZAK	1824952	10/17/2018
35	R0236683	SEGOVIA	1829122	12/07/2018
36	R0236682	HUNT	1908561	04/22/2019
37	R0236681	ALAN	1801768	01/23/2018

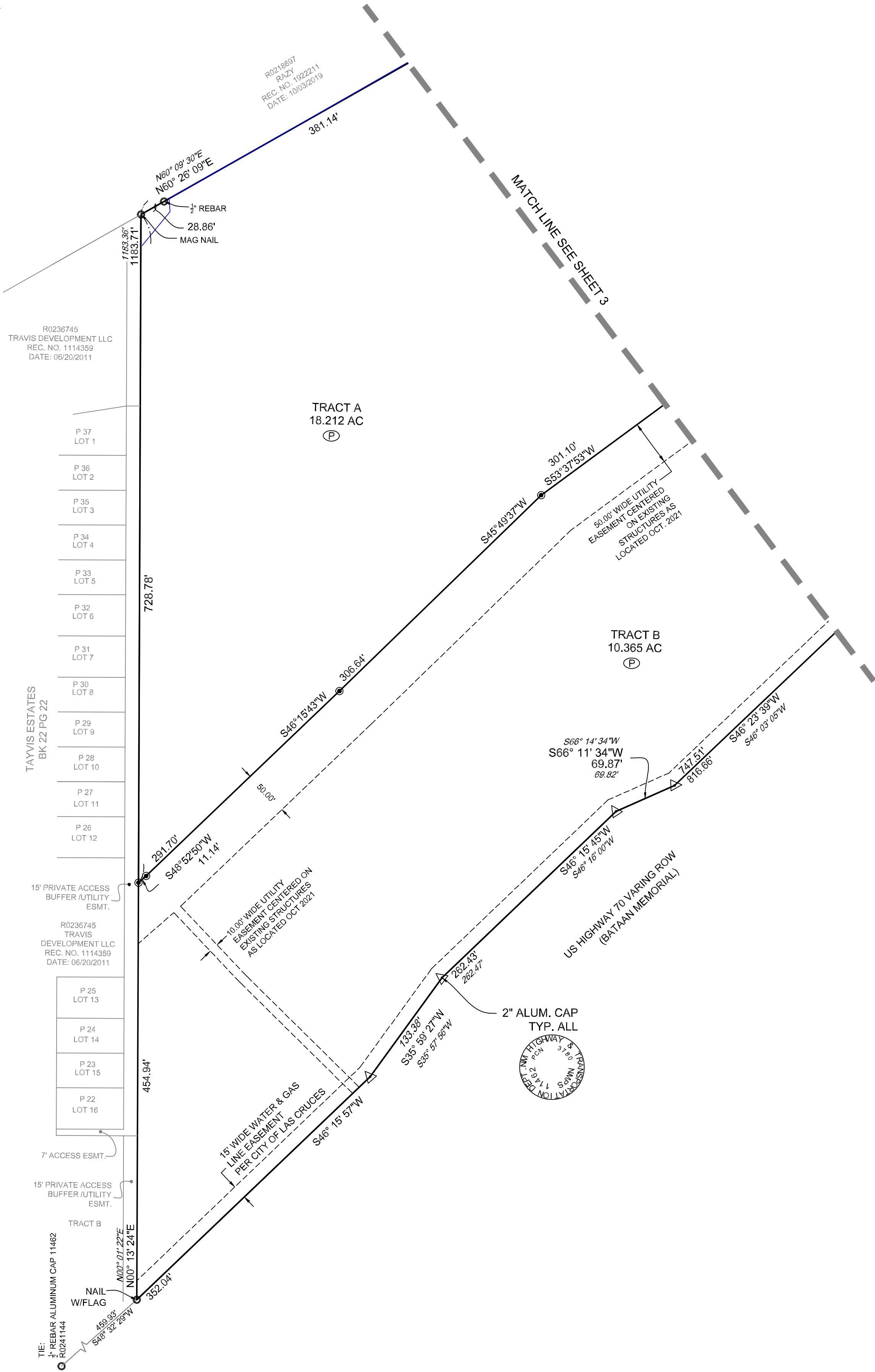
THURSTON TRACTS

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DATE OF SURVEY: OCTOBER 11, 2021

LEGEND

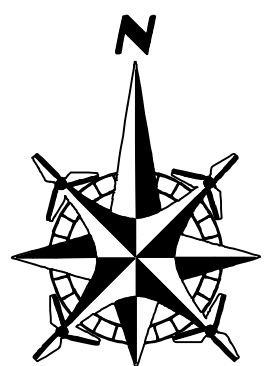
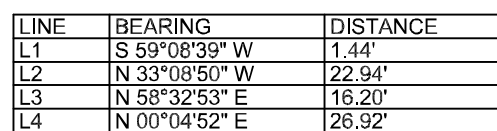
- INDICATES FOUND 1/2" REBAR W/FLAGGING OR AS NOTED
- INDICATES 1/2" SET REBAR W/PLASTIC CAP NMPS 5949
- ▽ INDICATES 1/2" REBAR W/ ALUMINUM CAP 11462 HWY
- UTILITY POLE
- EASEMENT -----



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LEGEND

- ## GAS REGULATOR STATION EASEMENT DETAIL



0 40 80

SCALE: 1"=80'