

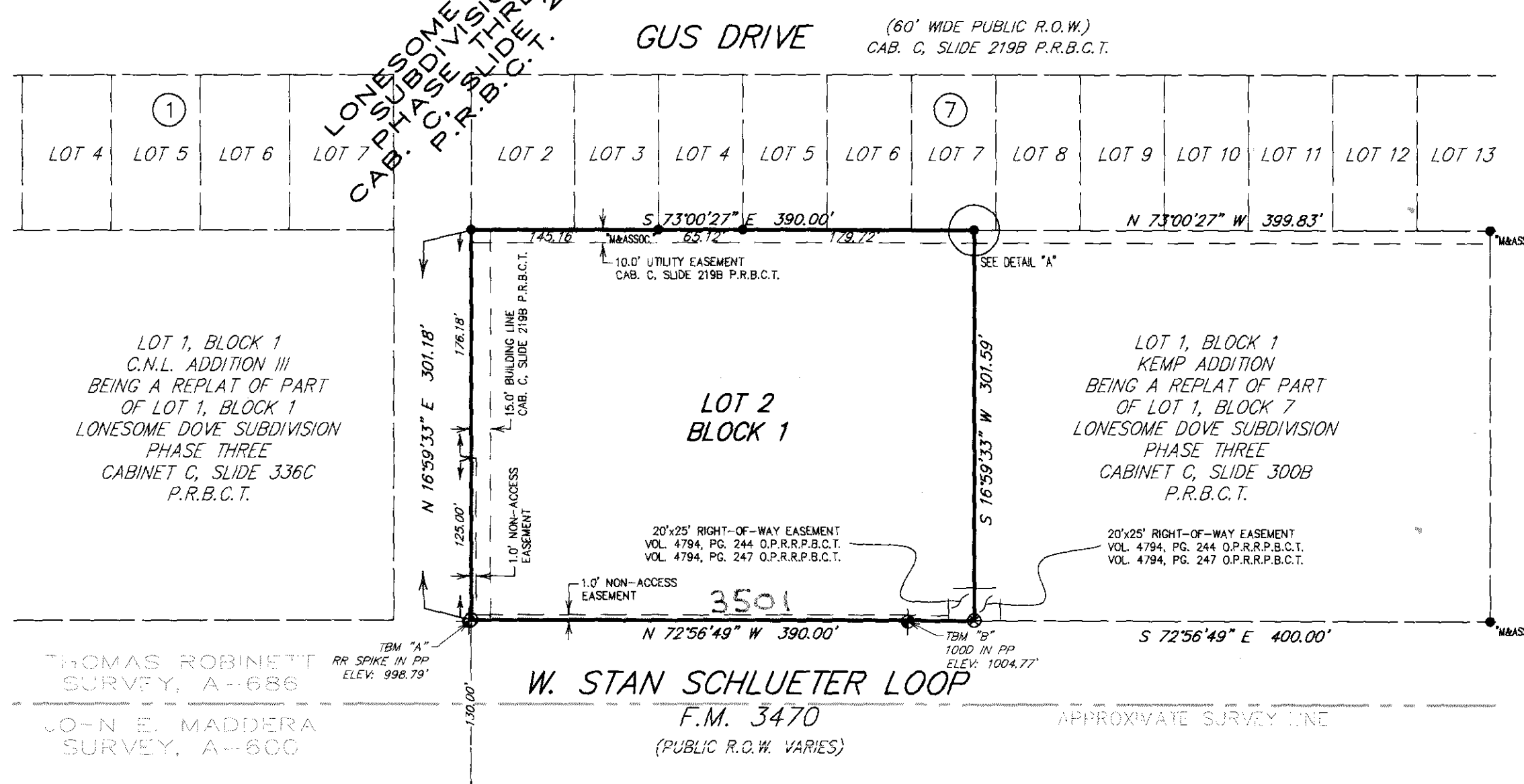
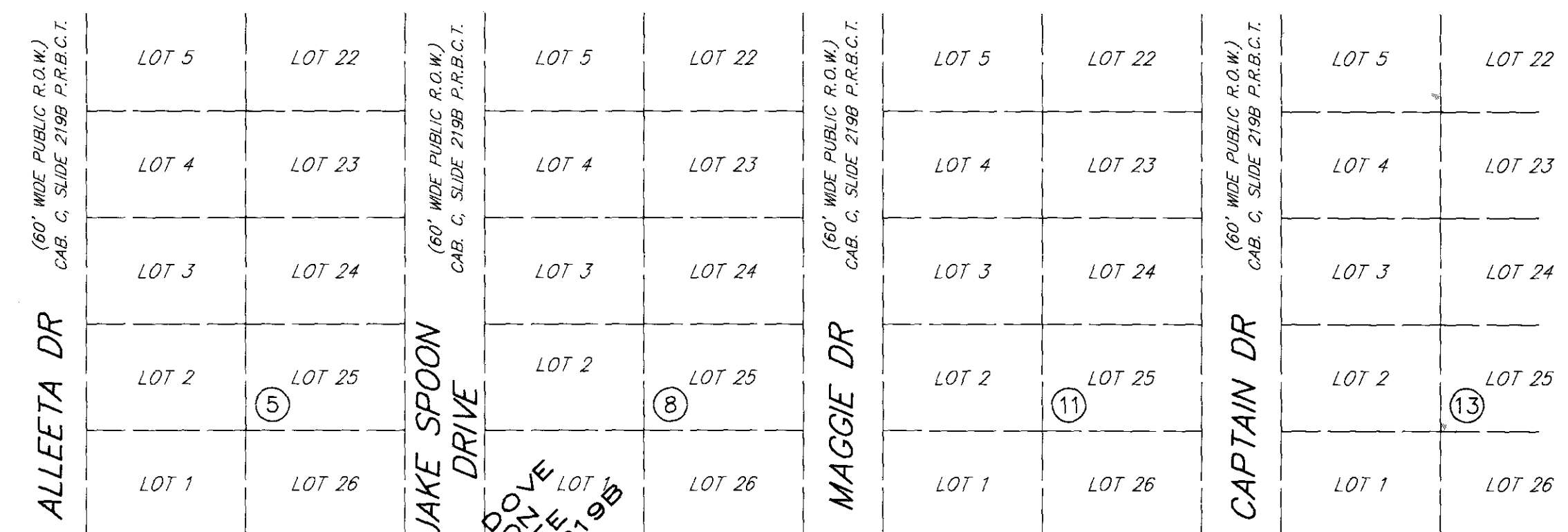
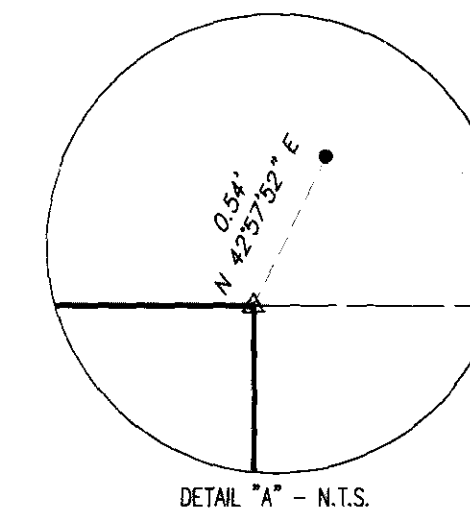
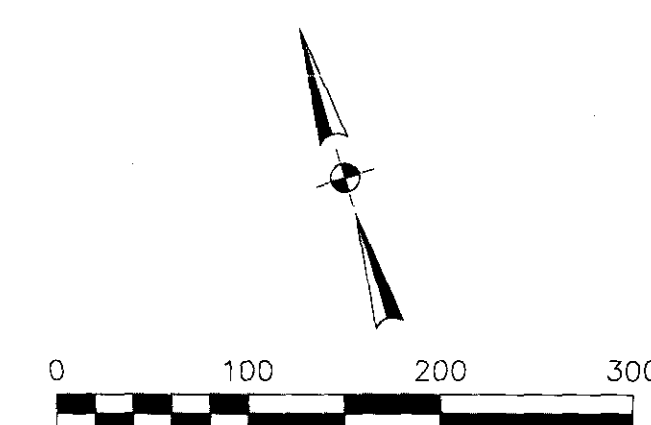
ALDI ADDITION

BEING A REPLAT OF PART OF LOT 1, BLOCK 7
LONESOME DOVE SUBDIVISION PHASE THREE

CITY OF KILLEEN, BELL COUNTY, TEXAS
AUGUST 17, 2017

LEGEND

- 3/8" IRON ROD FOUND
- 5/8" IRON ROD SET W/CAP
- △ STAMPED "JONES/CARTER"
- ⊙ CALCULATED POINT
- ⊗ "X" SET



STATE OF TEXAS
COUNTY OF BELL

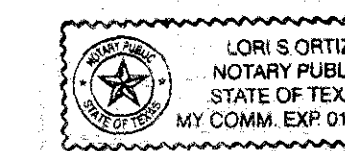
KNOW ALL MEN BY THESE PRESENTS:
THAT MCLEAN COMMERCIAL, LTD., SOLE OWNER OF THE CERTAIN TRACT OF LAND SHOWN HEREON AND DESCRIBED IN A WARRANTY DEED RECORDED IN VOL. 4665, PG. 76, OF THE OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS, DO HEREBY JOIN, APPROVE, AND CONSENT TO ALL DEDICATIONS AND PLAT NOTE REQUIREMENTS SHOWN HEREON. I DO HEREBY APPROVE THE RECORDED OF THIS SUBDIVISION PLAT AND DEDICATE TO THE PUBLIC USE FOREVER ANY EASEMENTS AND ROADS THAT ARE SHOWN HEREON. THIS SUBDIVISION IS TO BE KNOWN AS ALDI ADDITION BEING A REPLAT OF PART OF LOT 1, BLOCK 7 LONESOME DOVE SUBDIVISION PHASE THREE. I HEREBY ACKNOWLEDGE THAT I AM THE SOLE OWNER OF THIS PROPERTY AND DO HEREBY STATE THAT THERE ARE NO LIENHOLDERS OR ANY UNPAID DEBT FOR WHICH THIS PROPERTY REPRESENTS COLLATERAL ON ANY LOAN.

THE DRAINAGE AND UTILITY EASEMENT(S) SHOWN ON SAID PLAT ARE DEDICATED TO THE CITY OF KILLEEN FOR INSTALLATION AND MAINTENANCE OF ANY AND ALL PUBLIC UTILITIES, WHICH THE CITY MAY ELECT TO INSTALL AND MAINTAIN OR PERMIT TO BE INSTALLED OR MAINTAINED.

MCLEAN COMMERCIAL, LTD.
PO BOX 1183
KILLEEN, TX 76540

BEFORE ME, the undersigned authority, on this day personally appeared William McLean, known to me to be the person whose name is subscribed to the foregoing instrument, and he acknowledged to me that he executed the foregoing instrument as the owner of the property described hereon.

Christopher E. Curtis NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS
Lon S. Ortiz PRINTED NAME OF NOTARY AND NOTARY STAMP
1/26/19 DATE NOTARY COMMISSION EXPIRES



KNOW ALL MEN BY THESE PRESENTS:

THAT I, CHRISTOPHER E. CURTIS, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT FROM AN ORIGINAL SURVEY OF THE LAND AND THAT THE CORNER MONUMENTS SHOWN HEREON WERE PROPERLY PLACED, UNDER MY PERSONAL SUPERVISION, IN ACCORDANCE WITH THE BELL COUNTY SUBDIVISION REGULATIONS.

Christopher E. Curtis
CHRISTOPHER E. CURTIS
REGISTERED PROFESSIONAL
LAND SURVEYOR, NO. 6111

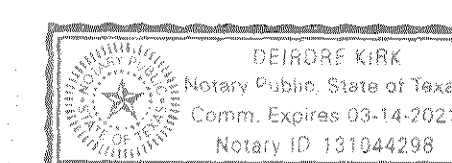


A CERTIFICATE OF APPROVAL BY THE PLANNING AND ZONING COMMISSION SHALL BE PLACED ON THE PLAT, APPROVED THIS 22nd DAY OF October, 2017, BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF KILLEEN, TEXAS.

Christopher E. Curtis
CHAIRMAN, PLANNING AND ZONING COMMISSION
Maria Lopez
SECRETARY, PLANNING AND ZONING COMMISSION

WITNESS MY HAND THIS Oct. 31st DAY OF 2017.

Deirdre Kirk
NOTARY PUBLIC



FILED FOR RECORD THIS 1st DAY OF November, 2017 A.D.,
IN CABINET 2017 SLIDE 151 PLAT RECORDS OF BELL COUNTY, TEXAS
Year 2017 Plat 2017-00045949

COUNTY CLERK

TAX CERTIFICATE

THE TAX APPRAISAL DISTRICT OF BELL COUNTY DOES HEREBY CERTIFY THAT THERE ARE NO DELINQUENT TAXES DUE TO THE TAX APPRAISAL DISTRICT OF BELL COUNTY ON THE PROPERTY DESCRIBED BY THIS PLAT.

DATED THIS 9th DAY OF October, 2017 A.D.

BY Morgan Hays
BELL COUNTY TAX APPRAISAL DISTRICT

BEARING BASIS:
HORIZONTAL DATUM BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, TEXAS CENTRAL ZONE.

BENCHMARK:
TBM "A" A RAILROAD SPIKE IN POWER POLE LOCATED APPROXIMATELY 2 FEET FROM THE SOUTHWESTERLY CORNER OF THE SUBJECT TRACT, ELEVATION 998.79' (NAVD 88)
TBM "B" A 1000 NAIL IN POWER POLE LOCATED APPROXIMATELY 51.5 FEET WEST OF THE SOUTHEASTERLY CORNER OF THE SUBJECT TRACT, ELEVATION 1004.77' (NAVD 88)

FLOODPLAIN NOTE:
BY SCALING THE SUBJECT PROPERTY ONTO THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) NO. 48027C0260E, EFFECTIVE DATE SEPTEMBER 26, 2008, THE SUBJECT PROPERTY IS IN ZONE X (UNSHADED), DEFINED AS AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN. THE SURVEYOR MAKES NO REPRESENTATION AS TO THE ACCURACY OF SAID FIRM, OR THAT IT IS THE MOST CURRENT PUBLISHED FLOOD MAP.



FILE: 12174-0025-00 ALDI ADDITION, SITE DESIGN & SURVEY SERVING PROJECT MANAGEMENT/CONSTRUCTION/NEW SURVEY/12174-0025-00 PLAT	DRAWN BY: RWL
JOB NO: 12174-0025-00	CHECKED BY: GCB
DATE: August 17, 2017	REVISIONS:
SCALE: 1"=100'	

ALDI ADDITION
BEING A REPLAT OF PART OF LOT 1, BLOCK 7
LONESOME DOVE SUBDIVISION PHASE THREE