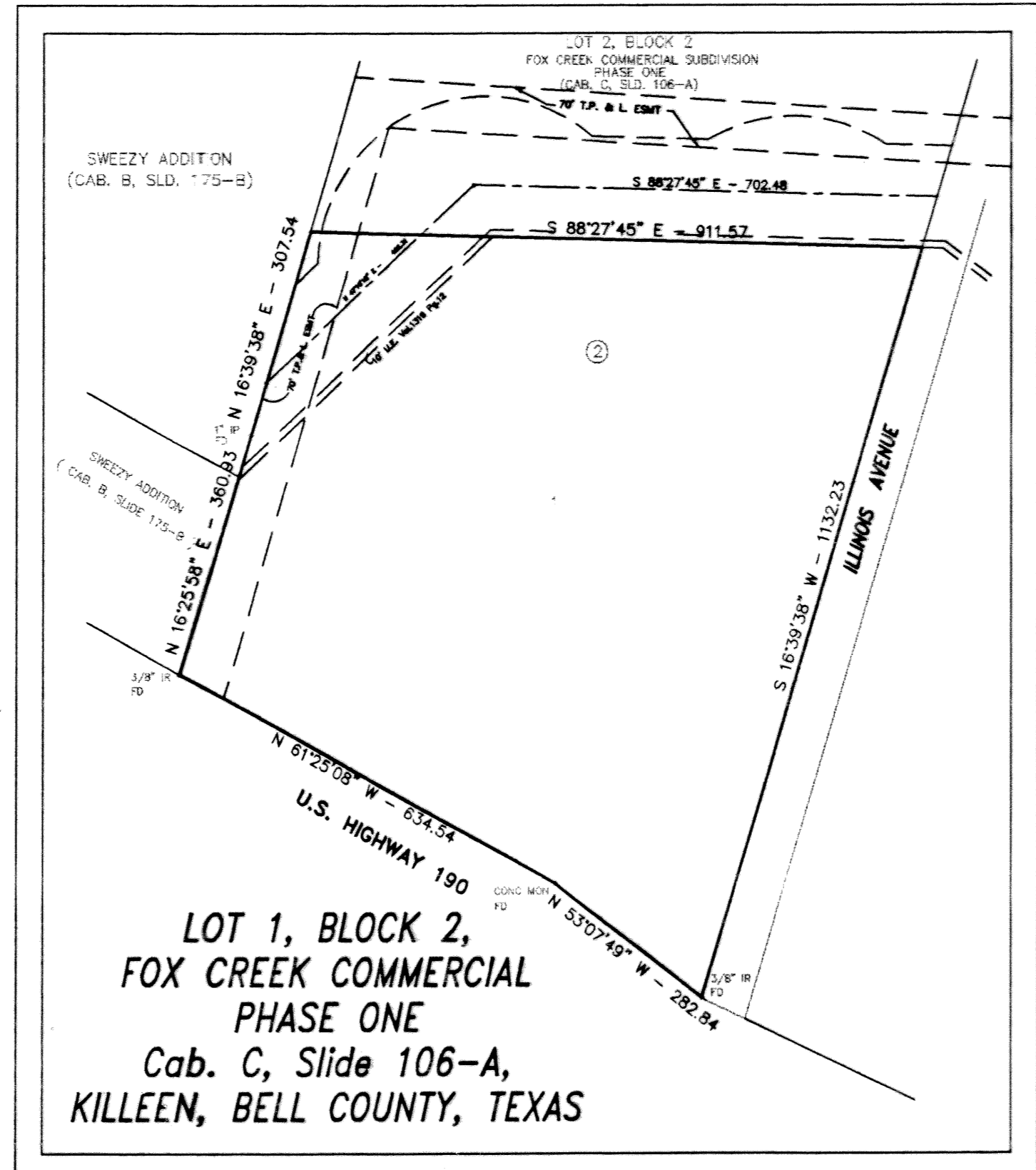
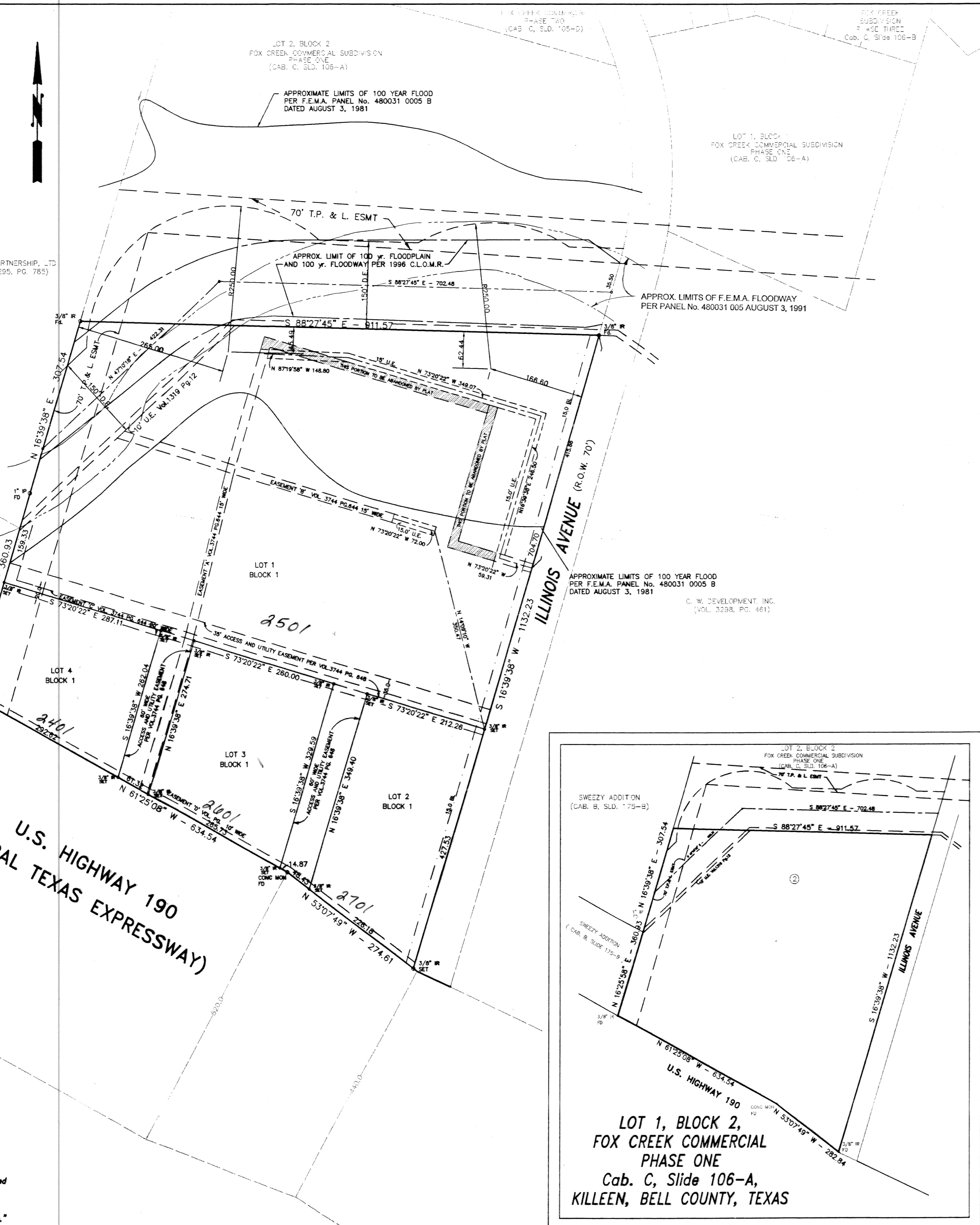


NAWAD PARTNERSHIP, LTD
(VOL. 3295, PG. 785)

SWEZEY ADDITION
(CAB. B, SLD. 175-B)

U.S. HIGHWAY 190
(CENTRAL TEXAS EXPRESSWAY)

- NOTES:
- EASEMENT Vol. 3744 Pg. 644 - GRANTOR: CITY OF KILLEEN, TEXAS
 - EASEMENT Vol. 1319 Pg. 12 - GRANTOR: CITY OF KILLEEN, TEXAS
 - MINIMUM FINISHED FLOOR ELEVATION BASED UPON F.E.M.A. BASE FLOOD ELEVATION.
 - EASEMENT Vol. 3744 Pg. 648 Section 2. "Declarant does hereby subject Lot 1 to a perpetual, non-exclusive easement and license, appurtenant to Lots 2, 3 and 4, to tap into and use the storm sewer lines and related facilities to be constructed on Lot 1 pursuant to certain drainage plans and specifications prepared by Mitchell & Associates ... for the purpose of draining any and all surface water runoff from Lots 2, 3 and 4 and the improvements which may, from time to time, be located on said Lots."



KNOW ALL MEN BY THESE PRESENTS, that AP KILLEEN LIMITED PARTNERSHIP, owner of Lots 1 and 4, whose address is 12770 Coit Road, Suite 1170, Dallas, Texas 75231, and OUTBACK STEAKHOUSE OF FLORIDA INC., owner of Lot 2, whose address is 550 North Rio, Suite 200, Tampa Florida, 33609, and BRINKER TEXAS, L.P., owner of Lot 3, whose address is 6820 LBJ Freeway, Dallas, Texas, 75240, being the sole owners of that certain 17.891 acre tract of land in Bell County, Texas, part of the W.H. Cole Survey, Abstract No. 150, which is more fully described in the dedication of ANTHONY ADDITION BEING A REPLAT OF LOT 1, BLOCK 2, FOX CREEK COMMERCIAL, PHASE ONE as shown by the plat hereto, attached hereto, and made a part of the City of Killeen, Bell County, Texas, and AP KILLEEN LIMITED PARTNERSHIP, hereon, and approved by the City Council of the City of Killeen, Bell County, Texas, and AP KILLEEN LIMITED PARTNERSHIP, hereon, and approved by the City Council of the City of Killeen, Bell County, Texas, and AP KILLEEN LIMITED PARTNERSHIP, hereon, and approved by the City Council of the City of Killeen, Bell County, Texas, and hereby dedicate to said city all streets, avenues, roads, drives and alleys shown on said plat, the same to be used as public thoroughfares and for the installation and maintenance of public utilities when and as authorized by the City of Killeen. The utility easements shown on said plat are dedicated to said city for the installation and maintenance of any and all public utilities, which the city may install or permit to be installed or maintained.

AP KILLEEN LIMITED PARTNERSHIP
By: Anthony Properties Management, Inc., GP
R. Jay Anthony
R. Jay Anthony, President

STATE OF TEXAS
COUNTY OF DALLAS
This instrument was acknowledged before me on the 2nd day of September, 1998, by *R. Jay Anthony*
R. Jay Anthony
NOTARY PUBLIC STATE OF TEXAS

OUTBACK STEAKHOUSE OF FLORIDA INC.
Joseph J. Kadaw, Vice President

STATE OF FLORIDA
COUNTY OF ALACHUA
This instrument was acknowledged before me on the 4th day of September, 1998, by *Joseph J. Kadaw*
Joseph J. Kadaw
NOTARY PUBLIC STATE OF FLORIDA

BRINKER TEXAS, L.P.
Jan L. Tobin
Jan L. Tobin, Vice President

STATE OF TEXAS
COUNTY OF DALLAS
This instrument was acknowledged before me on the 2nd day of September, 1998, by *Jan L. Tobin*
Jan L. Tobin
NOTARY PUBLIC STATE OF TEXAS

APPROVED this the 27th day of OCTOBER, 1998, A.D., by the Planning and Zoning Commission of the City of Killeen, Bell County, Texas.
Reg Weaver CHAIRMAN, PLANNING COMMISSION
Valerie Thomas SECRETARY, PLANNING COMMISSION

APPROVED this the 10th day of NOVEMBER, 1998, A.D., by the City Council of the City of Killeen, Bell County, Texas.
Neil Satch MAYOR, CITY OF KILLEEN
Janita U. Melvin ATTEST: CITY SECRETARY

FILED FOR RECORD this 30th day of NOVEMBER, 1998, A.D., in Cabinet C, Slide 153-C, Plat Records of Bell County, Texas. VOL. 3905 PAGE 33

KNOW ALL MEN BY THESE PRESENTS,
That I, Gale E. Mitchell, Registered Professional Land Surveyor, do hereby certify that I did prepare this plat from an actual and accurate survey of the land, that the corner monuments shown hereon were properly placed under my personal supervision in accordance with the subdivision regulations of the City of Killeen, Texas, and this subdivision is within the City Limits of Killeen, Texas.
Gale E. Mitchell
Gale E. Mitchell
Registered Professional
Land Surveyor No. 1602

NO.	DATE	REVISIONS
2	10/27/98	ADD EASEMENT NOTE
1	11/20/98	ADD EASEMENTS
1		REMARKS
		BY

FINAL PLAT
 ANTHONY ADDITION
 BEING A REPLAT OF LOT 1, BLOCK 2,
 FOX CREEK COMMERCIAL, PHASE ONE
 KILLEEN, BELL COUNTY, TEXAS

MITCHELL & ASSOCIATES, INC.
 ENGINEERING & SURVEYING
 KILLEEN, TEXAS (254)634-5541

DWG No.	12709-D	DATE:	6/18/98	SCALE:	1"=100'	REF:	1898E-D	ACRES:	17.881
DON BY:	REA	FILE:	ANTHONY.dwg	SCALE:	1"=100'	REF:	1898E-D	ACRES:	17.881