

THIS EASEMENT FOR T.U. ELECTRIC, CENTEL AND CABLEVISION USE ONLY

Utility Easements, except as shown, are 20.00 feet wide, 10.00 feet each side of centerline of utilities as built, together with the right of ingress and egress for the purpose of construction, improving, inspecting, maintaining, operating and removing said lines and appurtenances; and the right at all times to cut away and keep clear of said lines and appurtenances all trees and other obstructions which, in the sole judgement of Grantee, may endanger or interfere with the proper maintenance and operation of said line. Grantor shall not make changes in the grade, elevation, or contour of the land, or construct berms, pools, lakes, ponds or other improvements on easement after utilities are built, which will interfere with the exercise by Grantee of the rights herein granted.

NOTE: ALL EASEMENTS MAY BE USED FOR UTILITY AND/OR DRAINAGE PURPOSES.

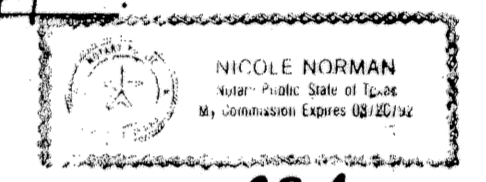
1 LOT  
3.121 ACRES

KNOW ALL MEN BY THESE PRESENTS, that BAY'S REALTY, INC., whose address is P.O. BOX 00, KILLEEN, TX 76540, being the sole owner of that certain 3.121 acre tract out of the H.C. McClung Survey, Abstract No. 570, which is more fully described in the Dedication of BAY SUBDIVISION, BEING A REPLAT OF LOT 8, BLOCK 5, HILLDALE ADDITION (REVISED) FIRST SECTION, AND 1.03 ACRES OUT OF THE H.C. McCLUNG SURVEY, ABST. NO. 570, as shown by the plat hereof, attached hereto, and made a part hereon, and approved by the City Council of the City of Killeen, Bell County, Texas, and BAY'S REALTY, INC. does hereby adopt said BAY SUBDIVISION, BEING A REPLAT OF LOT 8, BLOCK 5, HILLDALE ADDITION (REVISED) FIRST SECTION, AND 1.03 ACRES OUT OF THE H.C. McCLUNG SURVEY, ABST. NO. 570, as an Addition to the City of Killeen, Bell County, Texas, and hereby dedicates to said City all streets, avenues, roads, drives, alleys, and associated potable water, sanitary sewer and storm sewer systems, as shown on said plat and final construction drawings, the same to be used as public thoroughfares and 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.

*Cleo W. Bay*  
BAY'S REALTY, INC.  
CLEO W. BAY, PRESIDENT

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared Cleo W. Bay, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that the same was the act of said Bay's Realty, Inc., and that they executed the same for the purpose and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 1<sup>ST</sup> DAY OF *March* 19 *89*



*Nicole Norman*  
NOTARY PUBLIC FOR STATE OF TEXAS

APPROVED this the *23rd* day of *January*, 19 *89*, by the Planning Commission of the City of Killeen, Bell County, Texas.

*Leonard Chulig* CHAIRMAN, PLANNING COMMISSION  
*Sharon L. Dunbar* SECRETARY, PLANNING COMMISSION

APPROVED this the *14th* day of *February*, 19 *89*, by the City Council of the City of Killeen, Bell County, Texas.

*Arnell Johnson*  
MAYOR, CITY OF KILLEEN  
ATTEST: CITY SECRETARY



FILED FOR RECORD this *27TH* day of *MARCH*, 19 *89*, in Cabinet *B*, Slide *167-A*, Plat Records of Bell County, Texas. 2:513/559

KNOW ALL MEN BY THESE PRESENTS,

That I, GALE E. MITCHELL, Registered Public Surveyor, do hereby certify that I did prepare this plat from an actual and accurate survey of the land, that the corner monuments shown thereon 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 Public Surveyor  
No. 1602

FINAL PLAT

BAY SUBDIVISION

BEING A REPLAT OF LOT 8, BLOCK 5, HILLDALE ADDITION (REVISED) FIRST SECTION, AND 1.03 ACRES OUT OF THE H.C. McCLUNG SURVEY ABST. NO. 570

KILLEEN, BELL COUNTY, TEXAS

**MITCHELL & ASSOCIATES, INC.**  
ENGINEERING & SURVEYING

DEVELOPER: BAY'S REALTY, INC.

| REVISIONS | No. | Date |
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|---------------|----------------|--------------|-----------------|-----------------|
| DATE: Dec '88 | SCALE: 1"=100' | DRAWN BY: DJ | REF. NO. 2548-B | DWG. NO. 3848-D |
|---------------|----------------|--------------|-----------------|-----------------|