



- NOTES:**
- All bearings are based upon the Texas State Plane Coordinate System, NAD 83 (CORS 96), Texas Central Zone as per Leica Texas Smartnet GPS observations. All distances are surface distance. Combined scale factor=1.0001168.
 - All interior lot corners marked with 1/2" ir & cap stamped "M & Assoc, Killeen" set after construction completed.
 - Per FEMA LOMR-F Case No. 09-06-3508A the subject tract is located in an Unshaded Zone X, areas beyond the 0.2% annual probability of inundation.

The Bell County Tax Appraisal District, the taxing authority for all entities in Bell County, Texas does hereby certify that there are currently no delinquent taxes due or owing on the property described by this plat.

Dated this 27 day of December A.D. 2013

BELL COUNTY TAX APPRAISAL DISTRICT
BY: senf

FILED FOR RECORD this 31st day of JANUARY, 2014. In Year 2014.
 Plat # 13, Plat Records of Bell County, Texas. Dedication Instrument # 2014-0000353e Official Public Records of Real Property, Bell County, Texas.

STATE OF TEXAS § KNOW ALL MEN BY THESE PRESENTS:
 COUNTY OF BELL §

That I, **Whitis Land Investments, LTD**, being the sole owner of the certain 2.883 acre tract of land in Bell County, Texas, and the land herein described being all of Lot 1, Block 2, **Bridgewood Addition Phase III Replat**, Texas, do hereby join, approve and consent to all dedications and plat note requirements shown hereon. I do hereby approve recordation 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 **BRIDGEWOOD ADDITION PHASE III REPLAT**.

I do hereby adopt said plat as an addition to Bell County, Texas, and for the purpose of selling lots and blocks of land with reference thereto, and for all other purposes do hereby dedicate to the County of Bell, 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 County of Bell. The utility easements shown on said plat are dedicated to the public, for the installation and maintenance of any and all public utilities, which the County may elect to install and maintain or permit to be installed and maintained.

Easements are reserved as shown on the plat, plus required onto all lots in this subdivision, for the construction and perpetual maintenance of poles, wires and fixtures for electric and telephone service, and to trim any trees which may interfere or threaten to interfere the maintenance of such lines with right of ingress to and egress from across said premises to employees of said utilities. Said easements are also to extend along any owner's side and rear property lines in case of fractional lots.

It is understood and agreed that it shall not be considered a violation of the provisions of the easement if the wires or cables carried by such pole lines pass over a portion of said lots as long as such lines do not hinder the buildings on any lots in this subdivision.

All public roadways and easements as shown on this plat are free of liens.

Bruce Whitis, President Date 12/20/13

Before me, the undersigned authority, on this day personally appeared **Bruce Whitis** known to me to be the person whose name is subscribed to the foregoing instrument. It has been acknowledged to me that he executed the foregoing instrument as the owner of the property described hereon.

APPROVED this the 10th day of October, 2013 by the Planning and Zoning Commission of the City of Killeen, Bell County, Texas.
 Chairman, Planning Commission: John Fink Secretary, Planning Commission: Tricia Rankin

APPROVED this the 12th day of November, 2013 by the City Council of the City of Killeen, Bell County, Texas.
 Mayor, City of Killeen: Paul Rahn Attest: City Secretary: Deanna Barker

KNOW ALL MEN BY THESE PRESENTS,
 That I, Rex D. Haas, 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.

Rex D. Haas
 Rex D. Haas
 Registered Professional
 Land Surveyor, No. 4378.

BRIDGEWOOD ADDITION PHASE III REPLAT
BEING A REPLAT OF ALL OF LOT 1, BLOCK 2
BRIDGEWOOD ADDITION PHASE III
KILLEEN, BELL COUNTY, TEXAS

FINAL PLAT

RE: FINAL PLAT, P1
 ELEV: 967.45
 N: 10368154.28
 E: 3103672.11

NO.	DATE	REVISIONS
3	11/15/2013	PASSAGE EMIT
2	10/24/2013	PASSAGE EMINATION ACCESS EMIT
1	10/18/2013	CITY OF KILLEEN COMMENTS

MITCHELL & ASSOCIATES, INC.
 ENGINEERING & SURVEYING
 1000 COLLEGE
 KILLEEN, TEXAS 76541
 PHONE: (254) 634-5541
 FAX: (254) 634-2141
 TEXAS BOARD OF PROFESSIONAL SURVEYORS REGISTRATION NO. 1241
 P. O. BOX 1111 KILLEEN, TEXAS 76541-0111

DWG No. 13-209-D
 13-209-D
 13-209-D
 13-209-D

DATE: SEPTEMBER 2013
 SCALE: AS SHOWN
 FB/LB: 1753/3
 2 LOTS
 1 BLOCK
 2.883 AC.