

AVIGATION RELEASE
STATE OF TEXAS

KNOW ALL MEN BY THESE PRESENTS: COUNTY OF BELL

WHEREAS, W&B DEVELOPMENT, LTD., and RANELLE JENNIFER KING, hereinafter called OWNER, are the owners of a certain parcel of land situated in the City of Killeen, Bell County, Texas, being more particularly described as BRIDGEWOOD ADDITION PHASE III, an addition to the City of Killeen, Bell County, Texas. OWNER does hereby waive, release, remise, quit claim and forever hold harmless the City of Killeen, Texas, a municipal corporation, hereinafter called CITY, from any and all claims for damages of any kind that OWNER may now have or may hereinafter have in the future by reason of the passage of any aircraft (aircraft being defined for the purpose of this designed for navigation or flight in the air) by whomsoever owned and operated, in the air space above OWNER'S property. Such release shall include, but not be limited to, any damages to OWNER'S described property, such as noise, vibration, fumes, dust, fuel, and lubricant particles, and all other effects that may be caused by the operation of aircraft landing at or taking off from, or operating at any municipal or military airport within or adjacent to the CITY, whether such claim be for injury to person or persons or damages to or taking of property; and OWNER does hereby fully remise, and release any right or cause of action which it may now have or which it may in the future have against the CITY, whether such claims be for injury to person or damage to property due to noise, vibration, fumes, dust, fuel and lubricant particles, and all other effects that may be caused or may have been caused by the operation and/or maintenance of aircraft or aircraft engine at or on said airports.

It is agreed that this Release shall be binding upon OWNERS, his successors, heirs, executors, administrators and assigns, in interest with in BRIDGEWOOD ADDITION PHASE III, an addition to the City of Killeen, Texas, and it is further agreed that this instrument shall be a covenant running with the land, and shall be recorded in the Deed Records of Bell County, Texas.

WITNESS the execution hereof, on this 3 day of March, 2007

Ranelle Jennifer King
Ranelle Jennifer King
General Partner

For: W&B Development, Ltd.
By: G.W. Development, Inc.
General Partner

Bruce Whitis, Vice President & Secretary-Treasurer

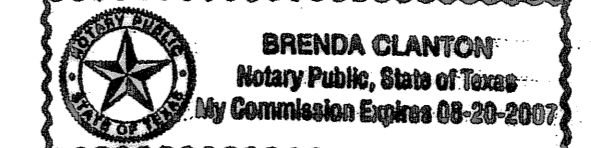
KNOW ALL MEN BY THESE PRESENTS, that W&B Development, Ltd. whose address is 3000 Illinois Ave. Ste. 100, Killeen, Texas, 76543, and Ranelle Jennifer King, whose address is 7316 Blackthorn Dr., Fort Worth, Texas 76137, being sole owners of certain 101.07 acres tract of land in Bell County, Texas, part of the J.E. Maddera Survey, Abstract 600, Bell County, Texas, which is more fully described in the dedication of BRIDGEWOOD ADDITION PHASE III, as shown by the plat hereof, attached hereto, and made a part hereof, and approved by the City Council of the City of Killeen, Bell County, Texas, and W&B Development, Ltd. and Ranelle Jennifer King, does hereby adopt said BRIDGEWOOD ADDITION PHASE III, as an addition to the City of Killeen, Bell County, Texas, and hereby dedicates to said city streets, avenues, roads, drives, alleys shown on said plat, the same to be used as public thoroughfares and/or 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.

WITNESS the execution hereof, on this 3 day of March, 2007

For: W&B Development, Ltd.
By: G.W. Development, Inc.
General Partner

Bruce Whitis
Bruce Whitis, Vice President & Secretary-Treasurer

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.



Brenda Clanton
Brenda Clanton
NOTARY PUBLIC STATE OF TEXAS
My Commission Expires: 08/20/07

Before me, the undersigned authority, on this day personally appeared Ranelle Jennifer King 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.



Katie Coffey
Katie Coffey
NOTARY PUBLIC STATE OF TEXAS
My Commission Expires: 10/20/07

APPROVED this the 21 day of May, 2007 by the Planning and Zoning Commission of the City of Killeen, Bell County, Texas.

John Groh
CHAIRMAN, PLANNING COMMISSION

Ficki Wankler
SECRETARY, PLANNING COMMISSION

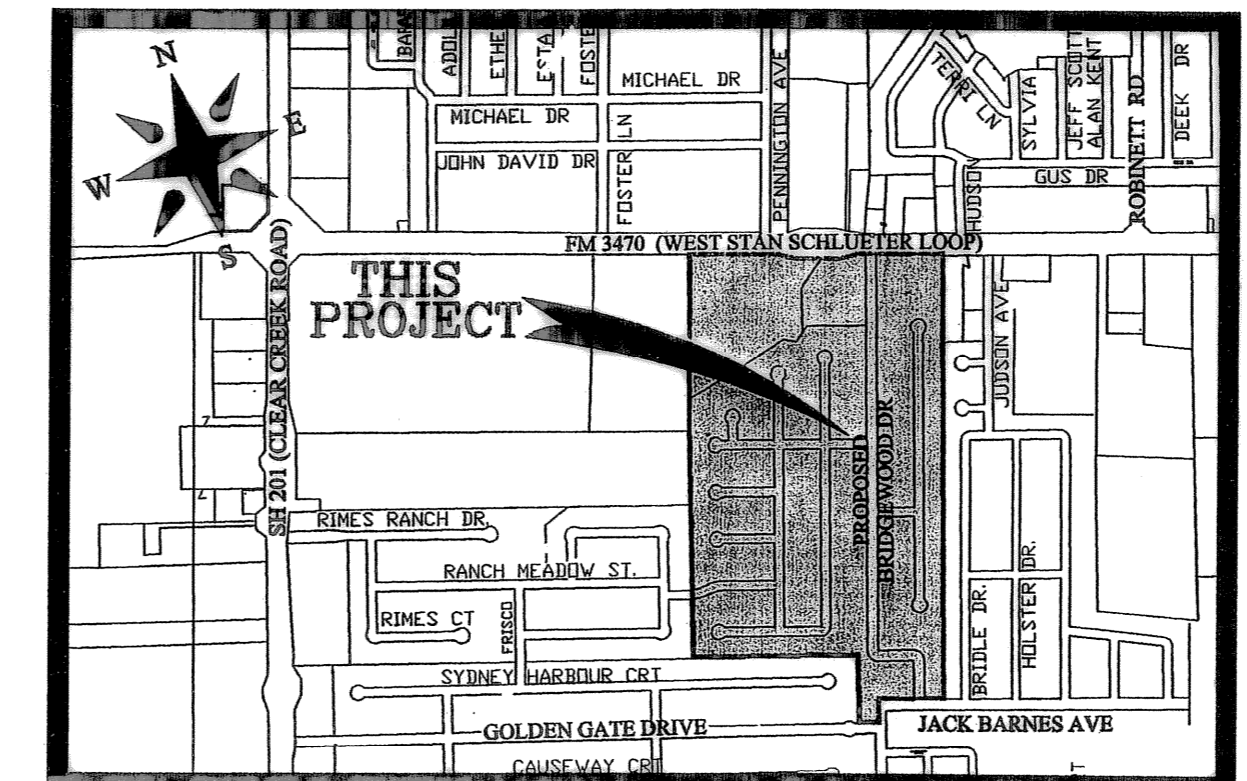
APPROVED this the 12 day of June, 2007 by the City Council of the City of Killeen, Bell County, Texas.

Smithy L Hancock
MAYOR, CITY OF KILLEEN



Paul W. Main
ATTEST: CITY SECRETARY

FILED FOR RECORD this 1st day of November, 2007 in Cabinet D, Slide 170/5, Plat Records of Bell County, Texas. Instrument Number 2007-0004694



TAX CERTIFICATE

The Bell County Tax Office, 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 9th Day of August, A.D. 2007

BELL COUNTY TAX OFFICE
By: *Denise A. Lewis*

LEGEND - SEE SHEET 2 OF 2

STATE OF TEXAS
COUNTY OF BELL

I, A. W. KESSLER, REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT I DID CAUSE THE PLAT ATTACHED HERETO TO BE PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND AND THAT ALL CORNER MONUMENTS SET WERE PLACED UNDER MY SUPERVISION IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF THE CITY OF KILLEEN, BELL COUNTY, TEXAS.

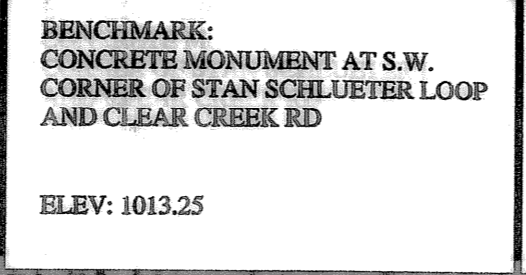
BY: *A. W. Kessler* 5-11-07
A. W. KESSLER
REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 1852



BRIDGEWOOD ADDITION PHASE III,
an Addition to the City of Killeen, Bell County, Texas,
and being out of the J. E. Maddera Survey, A-600, Bell County, Texas.

REV.	DESCRIPTION	DATE	BY
PROJ. NO.	DRAFT DATE: MARCH 2007		
CRD. FILE: BRG3_STKOUT	DRAWN BY: BC		
SCALE: 1"=100.00'	APPROVED BY:		
AUTHORIZED BY:			

OBJECT INFORMATION	
TOTAL ACRES:	101.07
TOTAL BLOCKS:	7
TOTAL LOTS:	404

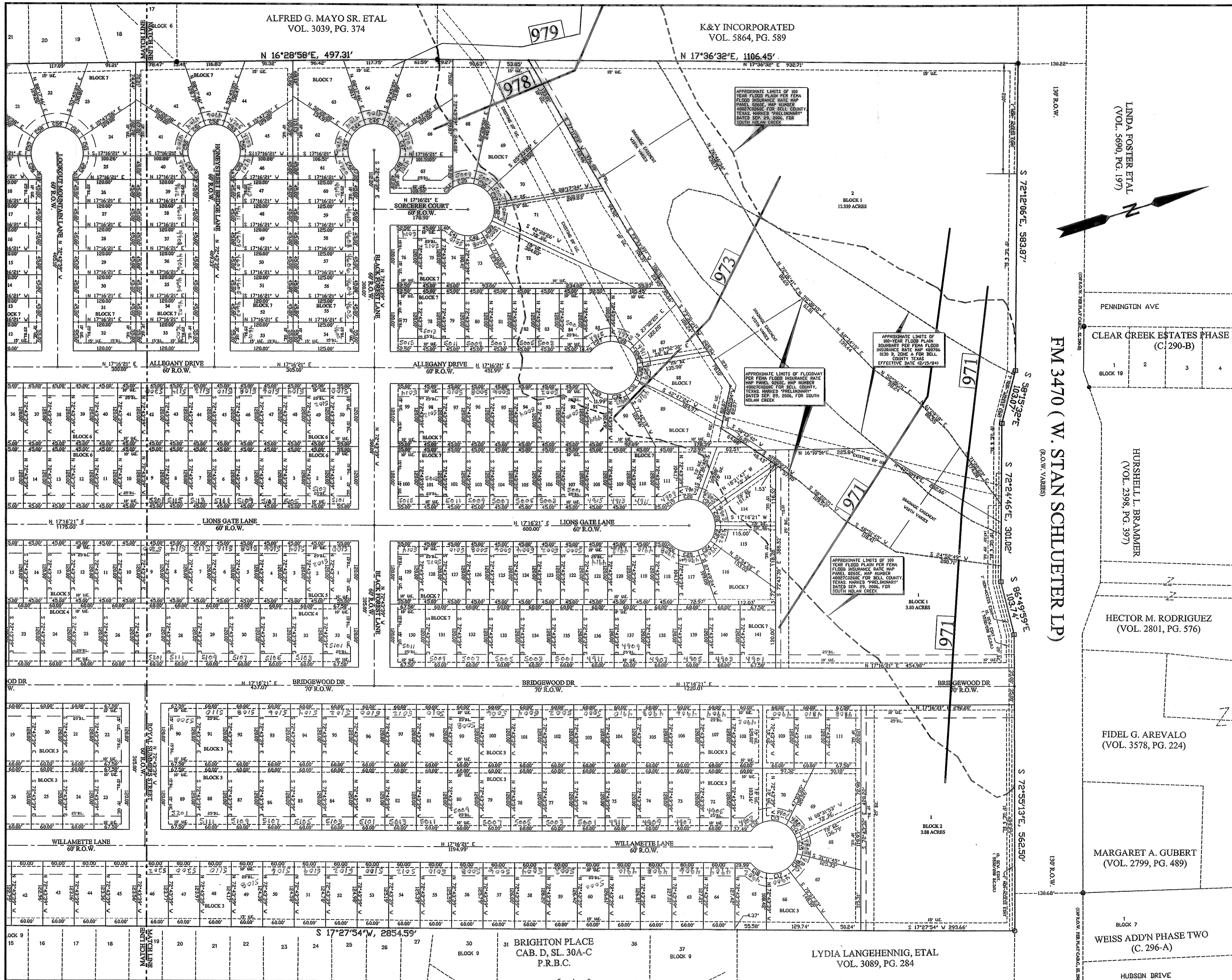


FINAL PLAT OF
BRIDGEWOOD ADDITION PHASE III
City of Killeen, Bell County, Texas



W & B Development, Ltd.
3000 ILLINOIS AVE
KILLEEN, TEXAS
PHONE: 254-953-5353 FAX: 254-953-5057

SHEET 1 OF 2



LEGEND

<ul style="list-style-type: none"> ● - INDICATES IRON RODS WITH CAPS FOUND, UNLESS OTHERWISE NOTED. ○ - INDICATES IRON RODS WITH CAPS MARKED "CORNER, 1882" SET. □ - INDICATES TYPED CONC. MONUMENT FOUND. 971 - INDICATES INTERPOLATED BASE FLOOD ELEVATION FROM DRAFT FIRM. 	<ul style="list-style-type: none"> B.L. - INDICATES BUILDING SET-BACK LINE. U.E. - INDICATES PUBLIC UTILITY EASEMENT. D.E. - INDICATES DRAINAGE EASEMENT.
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BLOCK LOT	CURRENT 1984 FEMA BFE	DRAFT REVISED 2006 FIS BFE	PROPOSED MIN. FFE
BLOCK 7 LOT 65	n/a	979	981
BLOCK 7 LOT 66	n/a	978	980
BLOCK 7 LOT 67	n/a	978	980
BLOCK 7 LOT 68	n/a	978	980
BLOCK 7 LOT 69	n/a	978	980
BLOCK 7 LOT 70	n/a	977	979
BLOCK 7 LOT 71	n/a	976.5	978.5
BLOCK 7 LOT 72	n/a	976	978
BLOCK 7 LOT 73	n/a	975	977
BLOCK 7 LOT 74	n/a	975	977
BLOCK 7 LOT 75	n/a	974.5	976.5
BLOCK 7 LOT 76	n/a	974	976
BLOCK 7 LOT 77	n/a	973.5	975.5
BLOCK 7 LOT 78	n/a	973	975
BLOCK 7 LOT 79	n/a	973	975
BLOCK 7 LOT 80	n/a	972.5	974.5
BLOCK 7 LOT 81	n/a	972	974
BLOCK 7 LOT 82	n/a	971.5	973.5
BLOCK 7 LOT 83	n/a	971	973
BLOCK 7 LOT 84	n/a	970.5	972.5
BLOCK 7 LOT 85	n/a	970	972
BLOCK 7 LOT 86	n/a	970	972
BLOCK 7 LOT 87	n/a	970	972
BLOCK 7 LOT 88	n/a	970	972
BLOCK 7 LOT 89	n/a	970	972
BLOCK 7 LOT 90	n/a	970	972
BLOCK 7 LOT 91	n/a	970	972
BLOCK 7 LOT 92	n/a	970	972
BLOCK 7 LOT 93	n/a	970	972
BLOCK 7 LOT 94	n/a	970	972
BLOCK 7 LOT 95	n/a	970	972
BLOCK 7 LOT 96	n/a	970	972
BLOCK 7 LOT 97	n/a	970	972
BLOCK 7 LOT 98	n/a	970	972
BLOCK 7 LOT 99	n/a	970	972
BLOCK 7 LOT 100	n/a	970	972
BLOCK 1 LOT 1	A	VARIABLES	VARIABLES
BLOCK 1 LOT 2	A	VARIABLES	VARIABLES
BLOCK 2 LOT 1	n/a	971	973

- BFE & FFE TABLE NOTES:**
- n/a - Indicates the tract is not affected by the 100-year flood plain as shown on the Current FIRM Map Panel 4807060130B.
 - A - Indicates lot is affected by ZONE A, areas of 100-year flood, the base flood elevations and flood hazard factors were not determined, and noted on the Current FIRM Map Panel 4807060130B.
 - CURRENT 1984 FEMA BFE - Indicates BFE as interpolated from the Current FIRM Map Panel 4807060130B dated February 15, 1984.
 - REVISED 2006 FIS BFE - Indicates BFE information interpolated from the Draft Revised FIRM Panel 4807C0260E marked "Preliminary" dated September 29, 2006, until a Letter of Final Determination (LFD) has been issued by FEMA and accepted by the City.
 - PROPOSED MIN. FFE - Indicates the Proposed Minimum Finished Floor Elevation of structures. The FFE's shown herein are 2 feet (minimum) above the BFE established by the Draft Revised FIRM Panel 4807C0260E and may change based on the BFE established by the Letter of Final Determination (LFD) issued by FEMA and accepted by the City.

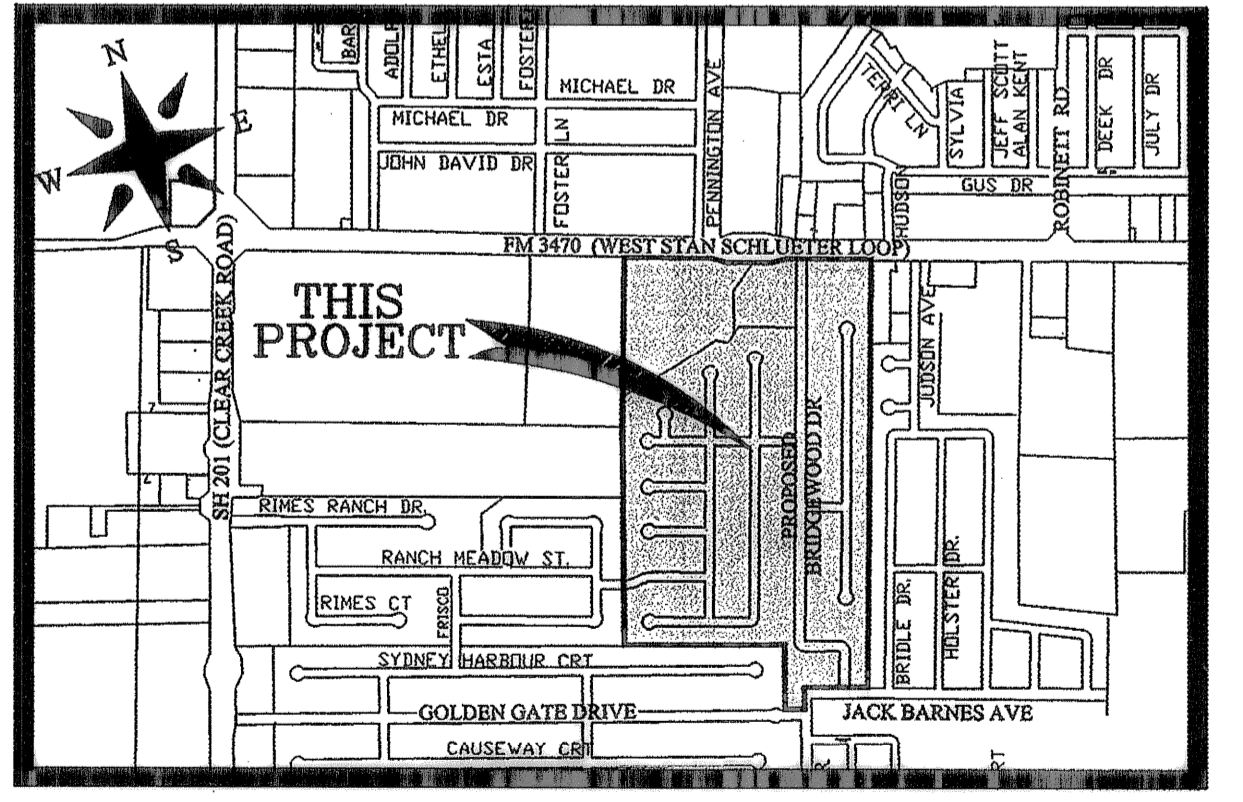
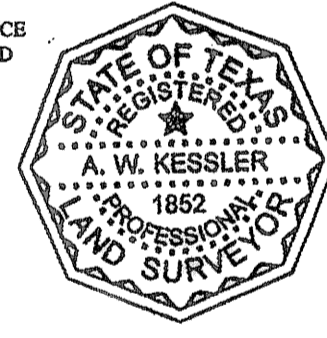
FLOODWAYS are designated areas located within areas of special flood hazard established in section 12-7, Killen, Texas, Code of Ordinances. Since the floodway is an extremely hazardous area due to the velocity of floodwaters which carry debris, potential projectiles and erosion potential, the following provisions apply:

- Encroachments are prohibited, including fill, new construction, substantial improvements and other development, unless certified by a registered professional engineer is provided demonstrating that encroachments shall not result in any increase in flood levels within the community during the occurrence of the base flood discharge.
- If (1) above is satisfied, all new construction and substantial improvements shall comply with all applicable flood hazard reduction provisions of the Code of Ordinances.

THE LIMITS OF THE 100-YEAR FLOOD AS SHOWN HEREON WERE INTERPOLATED FROM THE CURRENT FLOOD INSURANCE RATE MAP PANEL 480706 030 B FOR BELL COUNTY, TEXAS DATED FEBRUARY 15, 1984, AND THE DRAFT REVISED FLOOD INSURANCE RATE MAP PANEL 4807C0260E, NOTED "PRELIMINARY", DATED SEP. 29, 2006, FOR SOUTH NOLAN CREEK. THE SURVEYOR DOES NOT CERTIFY AS TO THE ACCURACY OR INACCURACY OF SAID MAP PANELS AND THEREFORE DOES NOT IMPLY OR WARRANT THAT STRUCTURES WITHIN THE FLOOD PLAIN LIMITS AS SHOWN HEREON, OR ANY OF THE PLATTED AREA, WILL BE FREE FROM FLOODING OR FLOOD DAMAGE.

I, THE UNDERSIGNED, DO HEREBY CERTIFY THAT THE BASE FLOOD ELEVATION (BFE) AND THE FINISHED FLOOR ELEVATIONS (FFE) SHOWN HEREON WERE INTERPOLATED BY ME FROM THE ABOVE NOTED DRAFT REVISED FLOOD INSURANCE RATE MAP PANEL 0260E.

W. B. Development 5-15-07



VICINITY MAP
N.T.S.

REV.	DESCRIPTION	DATE	BY

PROJ. NO. _____
 CRD. FILE: BRG3_STKOUT
 SCALE: 1"=100.00'
 AUTHORIZED BY: _____

DRAFT DATE: MARCH 2007
 DRAWN BY: BC
 APPROVED BY: _____

PROJECT INFORMATION

TOTAL ACRES: 101.07
 TOTAL BLOCKS: 7
 TOTAL LOTS: 404

GRAPHIC SCALE

0 100 200 300
0 1' 2' 3'

BENCHMARK:
CONCRETE MONUMENT AT S.W. CORNER OF STAN SCHLUETER LOOP AND CLEAR CREEK RD

ELEV: 1013.25

FINAL PLAT OF BRIDGEWOOD ADDITION PHASE III

City of Killen, Bell County, Texas



W & B Development, Ltd.
3000 ILLINOIS AVE
KILLEEN, TEXAS

PHONE: 254-953-5353 FAX: 254-953-5057

SHEET
2
OF
2