



KNOW ALL MEN BY THESE PRESENTS, that MA Hoard Construction Company II, Ltd., whose address is P.O. Box 10669, Killen, Texas, 76547 being the sole owner of that certain 9.341 acre tract of land in Bell County, Texas, and the land herein described being all of Lots 25 and 26, Block 7, Bunny Trail Estates, Phase One, of record in Cabinet D, Slide 345-A & B, Plat Records of Bell County, Texas, and being all of those certain tracts conveyed to M. A. Hoard Construction Company II Ltd., of record in Document #2014-7381 and Document #2014-18603, Official Public Records of Real Property, Bell County, Texas, which is more fully described in the dedication of BUNNY TRAIL ESTATES, PHASE ONE, FIRST AMENDMENT as shown by the plat hereof, attached hereto, and made a part hereof, and approved by the City of Killen, Bell County, Texas, does hereby adopt said BUNNY TRAIL ESTATES, PHASE ONE, FIRST AMENDMENT as an addition to the City of Killen, Bell County, Texas, and hereby dedicates 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 Killen. The utility and drainage easements shown on said plat are dedicated to said city for the installation and maintenance of any and all public utilities and drainage utilities, which the city may install or permit to be installed or maintained.

WITNESS the execution hereof, on this 22nd day of October, 2014.
For: MA Hoard Construction Company II, Ltd.
Leslie Hoard
Leslie Hoard

Before me, the undersigned authority, on this day personally appeared Leslie Hoard known to me to be the person whose name is subscribed to the foregoing instrument. It has been acknowledged to me that she executed the foregoing instrument as the owner of the property described herein.

Jessica M. Kriegel
NOTARY PUBLIC STATE OF TEXAS
My Commission Expires: 10/17/17

APPROVED this 14th day of October, 2014, by the Executive Director of Planning and Development Services of the City of Killen, Bell County, Texas.

Tommy D. McNeil
Executive Director of Planning and Development Services
Picki Hanke
Planning Secretary

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 Killen, Texas, and this subdivision is within the City Limits of Killen, Texas.



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

NOTES:
1. 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.
2. All interior lot corners marked with 1/2" ir & cap stamped "M&A" set after construction completed.
3. This subdivision is located in zone X, by the U.S. FEMA Agency Boundary Map, (Flood Insurance Rate Map), Map No. 48027C***E, effective date September 26, 2008 for Bell County, Texas.

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 30 day of Oct, A.D. 2014
BELL COUNTY TAX APPRAISAL DISTRICT
By: Sandra Huff

FILED FOR RECORD this 7th day of November, 2014, In Year 2014,
Plat # 133 Plat Records of Bell County, Texas. Dedication Instrument # 2014-00041079 Official Public Records of Real Property, Bell County, Texas.

BUNNY TRAIL ESTATES, PHASE ONE
FIRST AMENDMENT
BEING AN AMENDING PLAT OF ALL OF LOTS 25 & 26, BLOCK 7, BUNNY TRAIL ESTATES, PHASE ONE
KILLEN, BELL COUNTY, TEXAS

AMENDING PLAT

SHEET TITLE:

REVISIONS:

No.	DATE	REMARKS
1	10/22/2014	PLAT CERT

DWG No. 14-245-D
 DRAWN BY: FRB
 DATE: OCT. 2014
 SCALE: AS SHOWN
 SHEET: 1
 TOTAL SHEETS: 1
 AREA: 0.341 AC.

MITCHELL & ASSOCIATES, INC.
 ENGINEERING & SURVEYING
 102 N. COLLEGE
 KILLEN, TEXAS 76541
 PHONE: (254) 634-5541
 FAX: (254) 634-2141
 T. R. L. S. FIRM REGISTRATION NO. 100204-00
 TEXAS BOARD OF PROFESSIONAL ENGINEERS FIRM REGISTRATION NO. 3241