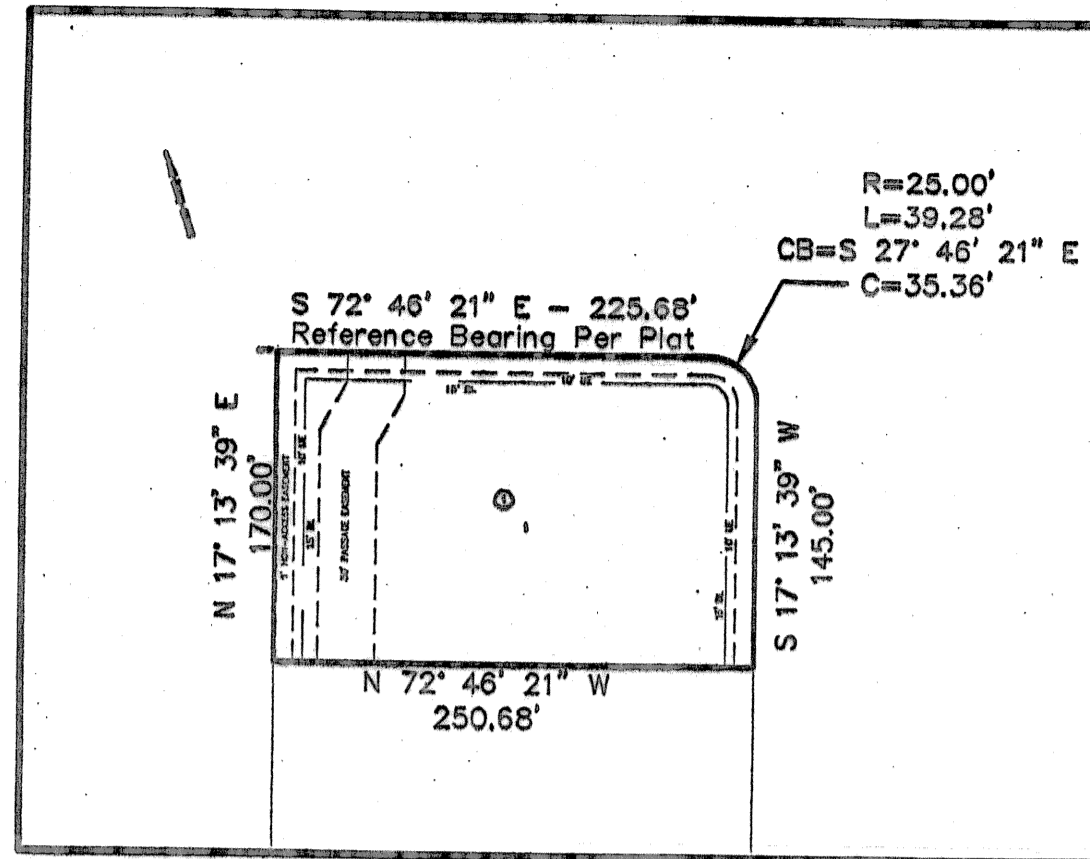
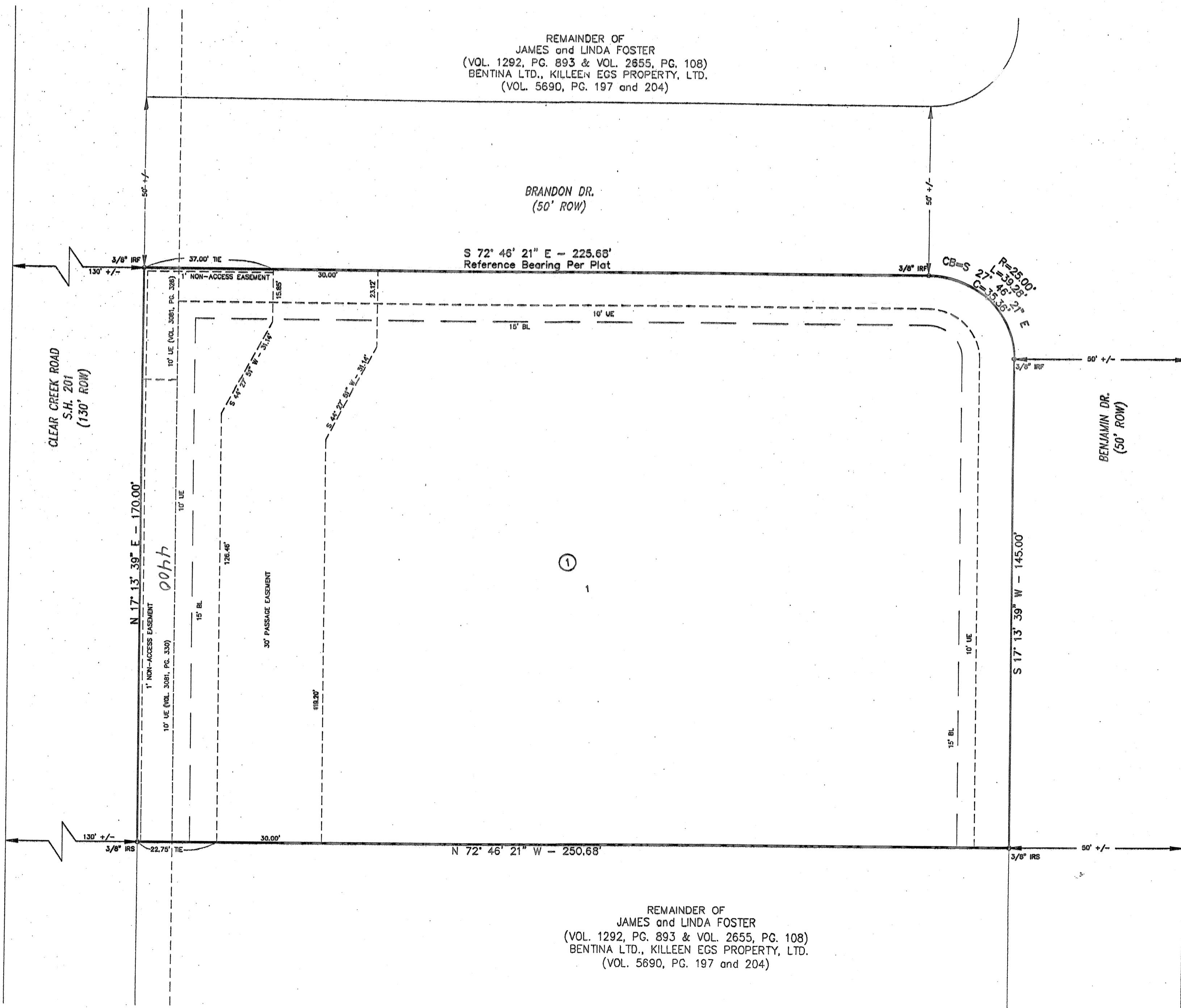


VICINITY MAP
N.T.S.



CLEAR CREEK COMMERCIAL III
1" = 100'



REMAINDER OF
ROBERT F. MICHENER and wife
MYONG H. MICHENER
(VOL. 1479, PG. 541)

REMAINDER OF
JAMES and LINDA FOSTER
(VOL. 1292, PG. 893 & VOL. 2655, PG. 108)
BENTINA LTD., KILLEEN EGS PROPERTY, LTD.
(VOL. 5690, PG. 197 and 204)

REMAINDER OF
JAMES and LINDA FOSTER
(VOL. 1292, PG. 893 & VOL. 2655, PG. 108)
BENTINA LTD., KILLEEN EGS PROPERTY, LTD.
(VOL. 5690, PG. 197 and 204)

KNOW ALL MEN BY THESE PRESENTS, that James D. Foster and Linda F. Foster, Killeen EGS Property, Ltd., and Bentina, Ltd., whose address is 2901 E. Stan Schlueter Loop, Killeen, Texas 76542, being the sole owners of that 0.975 acre tract of land in Bell County, Texas, part of the Thomas Robinett Survey, Abstract No. 686, which is more fully described in the dedication of CLEAR CREEK COMMERCIAL III, as shown by the plat hereof, attached hereto, and made a part hereof, and approved by the Planning and Zoning Commission of the City of Killeen, Bell County, Texas, does hereby adopt said CLEAR CREEK COMMERCIAL III, as an addition to the City of Killeen, 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 Killeen. The utility easements shown on said plat are dedicated to said city for installation and maintenance of any and all public utilities which the city may install or permit to be installed or maintained.

James D. Foster
James D. Foster
Linda F. Foster
Linda F. Foster

For: Bentina Ltd., a Texas Limited Partnership
Bentina Management, L.C., General Partner

Gary W. Purser, Jr.
Gary W. Purser, Jr., President

For: Killeen E.G.S. Ltd., a Texas Limited Partnership
Custom Homes, Inc., General Partner

Gary W. Purser, Sr.
Gary W. Purser, Sr., President

STATE OF TEXAS
COUNTY OF BELL

This instrument was acknowledged before me on the 7th day of April, 2009 by James D. Foster, Linda F. Foster, Gary W. Purser, Sr., Gary W. Purser, Jr.

Cynthia A. Mohr
CYNTHIA A. MOHR
Notary Public, State of Texas
My Commission Expires
AUG. 20, 2011

Cynthia A. Mohr
Notary Public, State of Texas

Approved this 13th day of April, 2009 by the Planning and Zoning Commission of the City of Killeen, Texas.

John G. Fisher
Chairman, Planning and Zoning Commission
Picki Kasper
Secretary, Planning and Zoning Commission

FILED FOR RECORD this 14th day of May, 2009 A.D.

Cabinet D, Slide 214-C Plat Records of Bell County, Texas.

Dedication Instrument in Instrument No. 2009-00017219 Deed Records of Bell County, Texas.

KNOW ALL MEN BY THESE PRESENTS:
That I, Michelle E. Lee, a Registered Professional Land Surveyor, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the perimeter corner monuments shown hereon were properly placed or found under my personal supervision, in accordance with the Subdivision Regulations of the City of Killeen, Texas. This subdivision, CLEAR CREEK COMMERCIAL III, is located within the City Limits of Killeen, Texas.

REMAINDER OF
JAMES and LINDA FOSTER
(VOL. 1292, PG. 893 & VOL. 2655, PG. 108)
BENTINA LTD., KILLEEN EGS PROPERTY, LTD.
(VOL. 5690, PG. 197 and 204)



Michelle E. Lee 4-7-09
Michelle E. Lee, RPLS (TX 5772)

TAX CERTIFICATE
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 16th day of April, 2009 A.D.
BELL COUNTY TAX APPRAISAL DISTRICT
By: *Tracy D. Lewis*

KILLEEN ENGINEERING
& SURVEYING, LTD.
2901 E. Stan Schlueter Loop
Killeen, Texas 76542
(254) 526-3981 (254) 526-4351 Fax

FINAL PLAT
CLEAR CREEK COMMERCIAL III
KILLEEN BELL COUNTY, TEXAS

Project No.:	2009-013
Acres:	0.975
No. of Lots:	1
Scale:	1" = 20'
Date:	04/07/09
Design By:	MEL/CDD
Sheet No.:	1 OF 1