

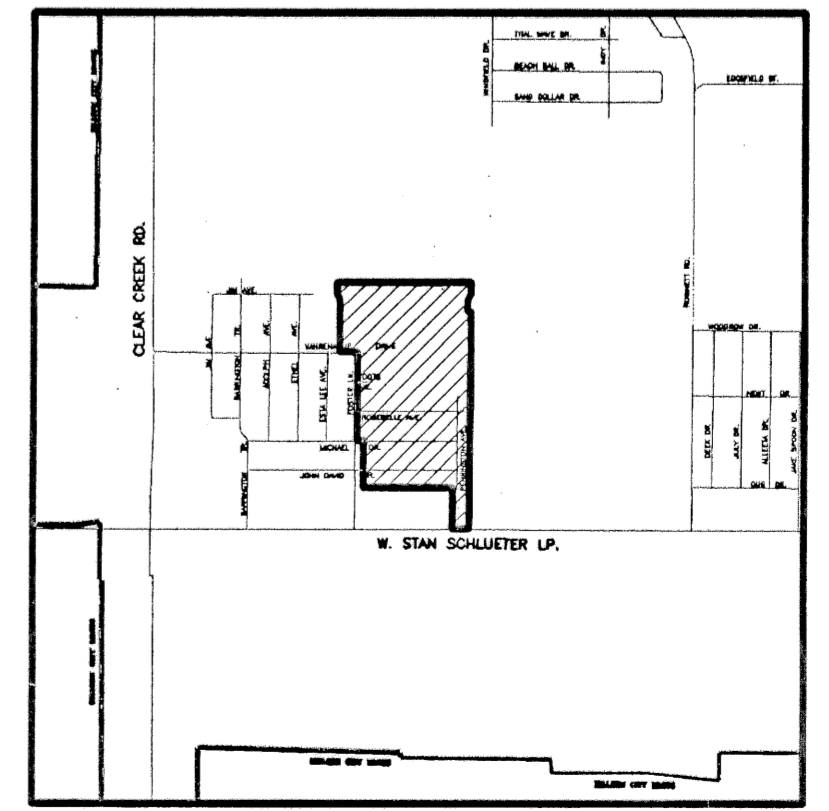
KILLEEN ENGINEERING & SURVEYING, LTD.

2901 E. Stan Schlueter Loop
Killeen, Texas 76542
(254) 526-3981 (254) 526-4351 Fax

**CLEAR CREEK ESTATES
PHASE FOUR
KILLEEN, BELL COUNTY, TEXAS**

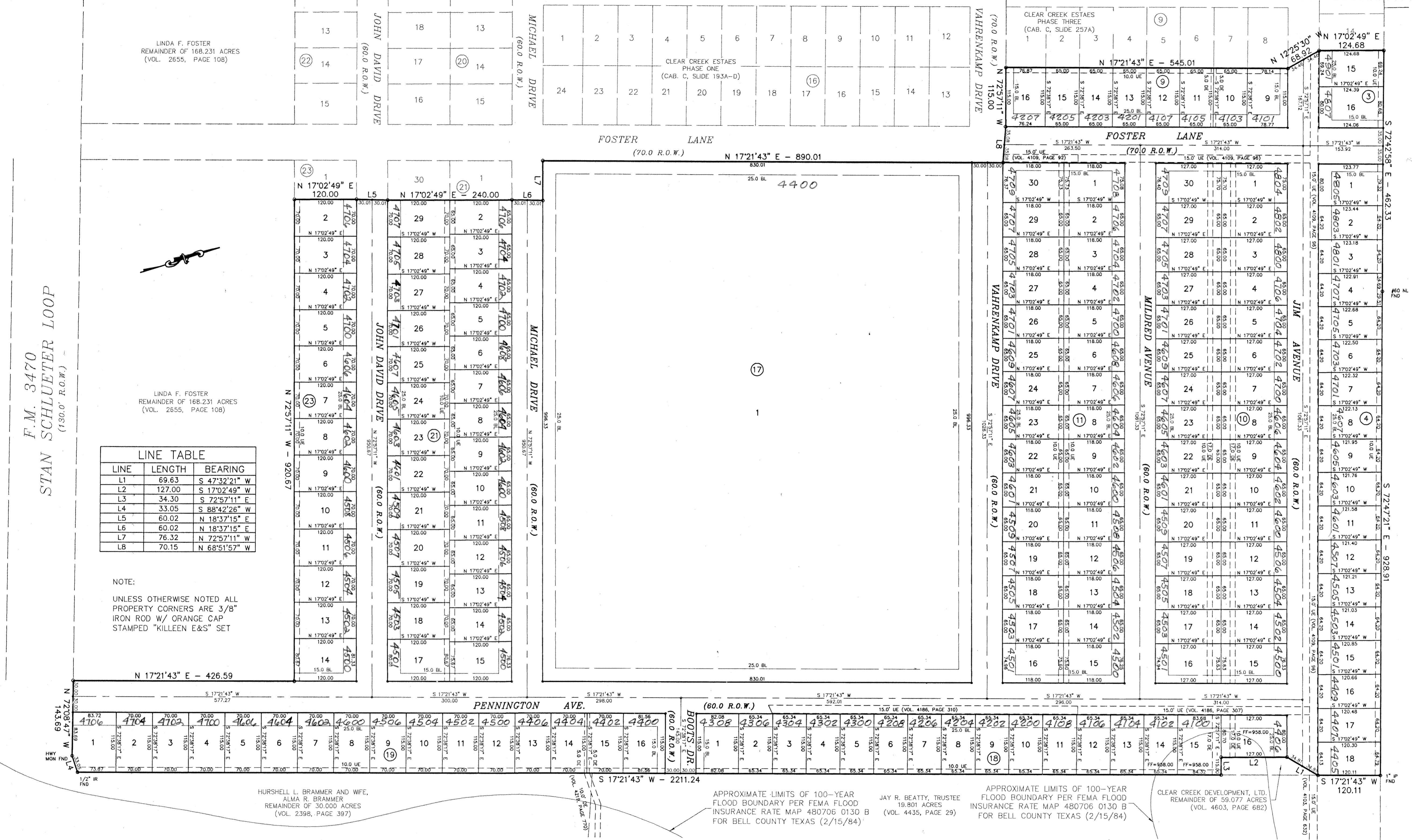
FINAL PLAT

CRB, INC. & MARG ANTHONY MITCHELL
105.001 ACRES
(VOL. 3342, PAGE 204)



VICINITY MAP
N.T.S.

Project No.:	1L05-0C4
Acres:	60.458
No. of Lots:	161
Scale:	1" = 100'
Date:	03/08/02
De:gn By:	SLE
Sheet No.:	



LINE TABLE

LINE	LENGTH	BEARING
L1	69.63	S 47°32'21" W
L2	127.00	S 17°02'49" W
L3	34.30	S 72°57'11" E
L4	33.05	S 88°42'26" W
L5	60.02	N 18°37'15" E
L6	60.02	N 18°37'15" E
L7	76.32	N 72°57'11" W
L8	70.15	N 68°51'57" W

NOTE:
UNLESS OTHERWISE NOTED ALL PROPERTY CORNERS ARE 3/8" IRON ROD W/ ORANGE CAP STAMPED "KILLEEN E&S" SET

KNOW ALL MEN BY THESE PRESENTS, that Clear Creek Development, Ltd., a Texas Limited Partnership, whose address is 2901 E. Stan Schlueter Loop, Killeen, Texas 76542, being the sole owner of that certain 60.498 tract of land in Bell County, Texas, part of the Thomas Robnett Survey, Abstract 686, which is more fully described in the dedication of CLEAR CREEK ESTATES, PHASE FOUR, 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, does hereby adopt said CLEAR CREEK ESTATES, PHASE FOUR, 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.

Approved this 14th day of March, 2002, by the Planning and Zoning Commission of the City of Killeen, Texas.

Sharon Bell
Chairman, Planning and Zoning Commission
Lanella Smith
Secretary, Planning and Zoning Commission

Approved this 26th day of March, 2002, by the City Council of the City of Killeen, Texas.



Maurice J. Jantsch
Mayor
Mary Kay Fischer
City Secretary

FILED FOR RECORD this 23rd day of May, 2002 A.D.
Cabinet C, Slide 290-B, Plat Records of Bell County, Texas.
Dedication Instrument in Volume 4687, Page 248, Deed Records of Bell County, Texas.

KNOW ALL MEN BY THESE PRESENTS:

That I, Raymond R. Williams, 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 and Property Development Regulations of the City of Killeen, Texas. This subdivision, CLEAR CREEK ESTATES, PHASE FOUR, is located within the City Limits of Killeen, Texas.

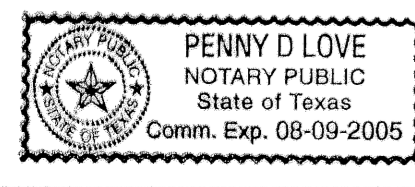


Raymond R. Williams
Raymond R. Williams, RPLS (TX 1666)

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 21 day of May, 2002 A.D. Killeen, Bell County, Texas.

BELL COUNTY TAX APPRAISAL DISTRICT
By: *Tennys Lewis*

Bentina Construction Management, L.C., Managing Partner
Clear Creek Development, Ltd.
Gary W. Purser, Jr.
Gary W. Purser, Jr., Manager Member
STATE OF TEXAS
COUNTY OF BELL
This instrument was acknowledged before me on the 8th day of March, 2002, by Gary W. Purser, Jr.



Penny D. Love
NOTARY PUBLIC, STATE OF TEXAS