

G. Wayne Cosper
Remainder of called
101.525 Ac.
(Vol. 5605, page 311)

NOTES:
1. All bearings are based upon the Texas Plane Coordinate System, Central Zone, NAD 83 (CORS 96), per Leica Texas SmartNet GPS observations.
2. All interior lot corners marked with 1/2" ir & cap stamped "M&A, Killeen" set after construction completed.

KNOW ALL MEN BY THESE PRESENTS, that G. Wayne Cosper, whose address is 1401 W. Stan Schlueter Loop Killeen, TX 76549, being the sole owner of that certain 18.581 acres tract of land in Bell County, Texas, being part of the W. H. Cole Survey, Abstract No. 200, and the land herein described being part of Lots 1-6, Block 1, all of Lot 1, Block 2, all of Lots 1 and 2, Block 3 and Lot 1, Block 4, Cospers Ridge Estates Phase Three, an addition to the City of Killeen, Texas, of record in Cabinet D, Slide 319-A, Plat Records of Bell County, Texas, and part of a called 101.525 acres tract conveyed to G. Wayne Cosper, of record in Volume 5605, Page 311, Official Public Records of Real Property, Bell County, Texas, which is more fully described in the dedication of **COSPER RIDGE ESTATES, PHASE FOUR** as shown by the plat hereof, attached hereto, and made a part hereon, and approved by the City Council of the City of Killeen, Bell County, Texas, and G. Wayne Cosper does hereby adopt said **COSPER RIDGE 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 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 30th day of January, 2013.

G. Wayne Cosper
G. Wayne Cosper

Before me, the undersigned authority, on this day personally appeared G. Wayne Cosper 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.



Tracey L. Neese
NOTARY PUBLIC STATE OF TEXAS
My Commission Expires: 11/4/15

APPROVED this the 10th day of June, 2013, by the Planning and Zoning Commission of the City of Killeen, Bell County, Texas.
John Jones CHAIRMAN, PLANNING COMMISSION
Fricki Hankes SECRETARY, PLANNING COMMISSION

APPROVED this the 25th day of June, 2013, by the City Council of the City of Killeen, Bell County, Texas.
Carol White MAYOR, CITY OF KILLEEN
Paula M. Miller ATTEST: CITY 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 for 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.



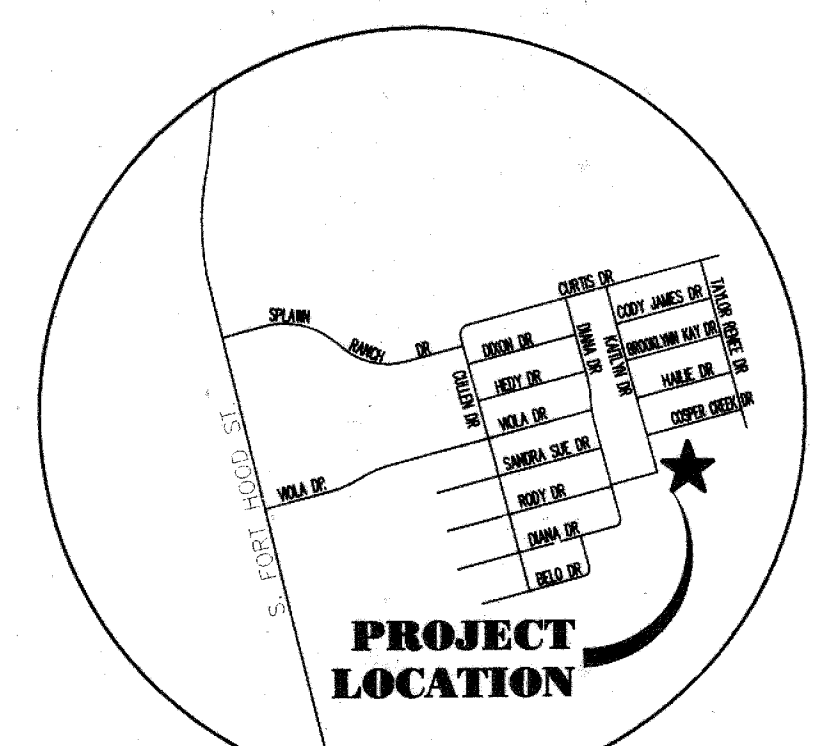
Rex D. Haas
Rex D. Haas
Registered Professional
Land Surveyor, No. 4378

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 28 day of June, A.D. 2013

BELL COUNTY TAX APPRAISAL DISTRICT
BY: *Julie Bortner*

FILED FOR RECORD this 24th day of July, 2013, in Plat year number 2013-0003277 Plat 1 Records of Bell County, Texas. Dedication Instrument in Instrument # 2013-0003277 Official Public Records of Real Property, Bell County, Texas.



VICINITY MAP
SCALE: N.T.S.

LINE TABLE		
LINE	LENGTH	BEARING
L1	30.00'	S20°56'36"E
L2	30.00'	S20°56'36"E

NO.	DATE	REVISIONS
1	2/25/2013	CITY OF KILLEEN COMMENTS

COSPER RIDGE ESTATES, PHASE FOUR
BEING A REPLAT OF PART OF LOTS 1-6, BLOCK 1, AND ALL OF LOT 1, BLOCK 2, LOTS 1-2, BLOCK 3 AND LOT 1, BLOCK 4, COSPER RIDGE ESTATES, PHASE THREE AND 15.204 ACRES OUT OF THE W. H. COLE SURVEY, ABSTRACT NO. 200
KILLEEN, BELL COUNTY, TEXAS

FINAL PLAT

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

DWG No. 12-68-D
DATE: APRIL 2013
SCALE: 1"=100'
SHEET: 5
BLOCKS: 5
AREAS: 18,581 AC.