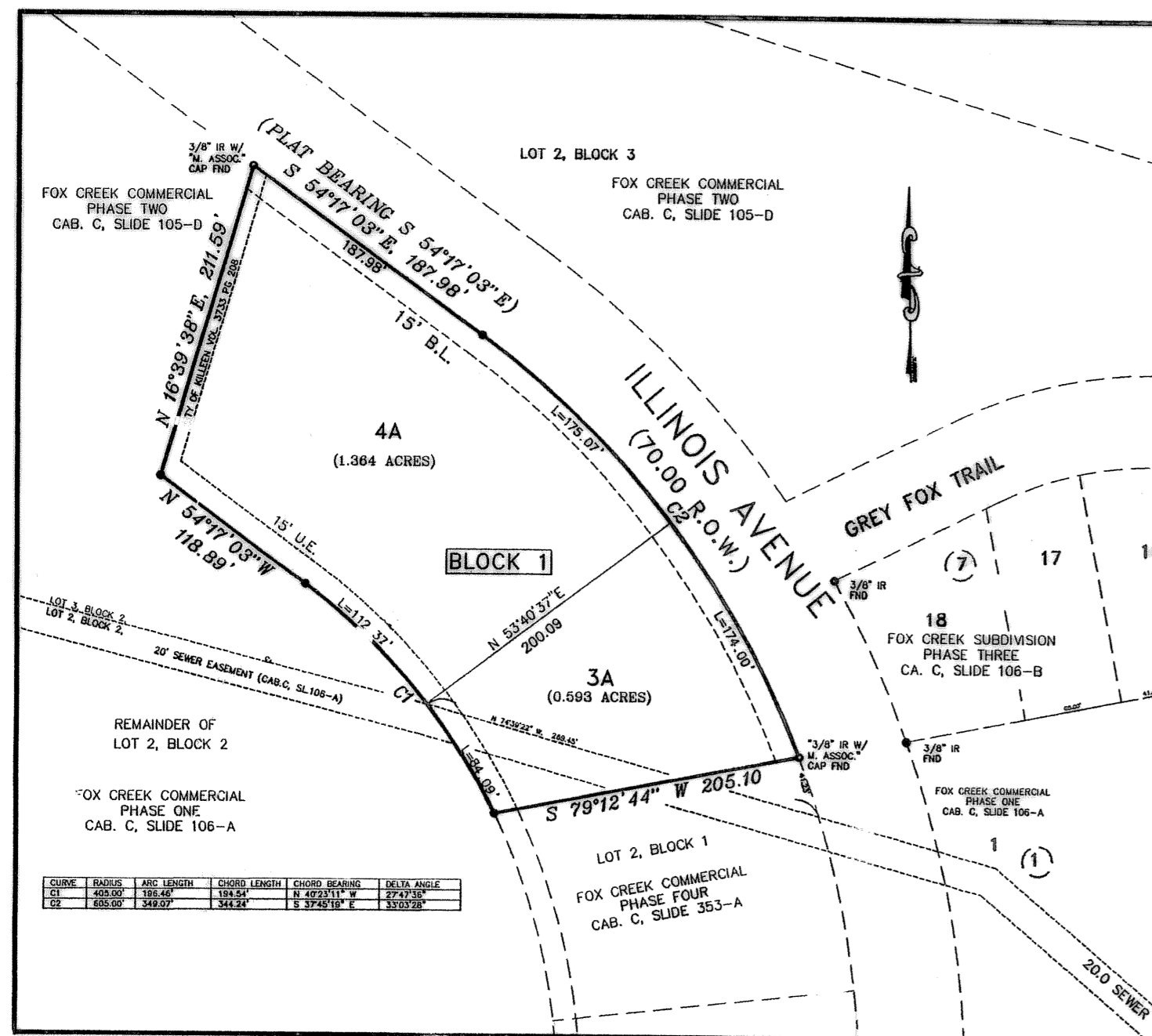
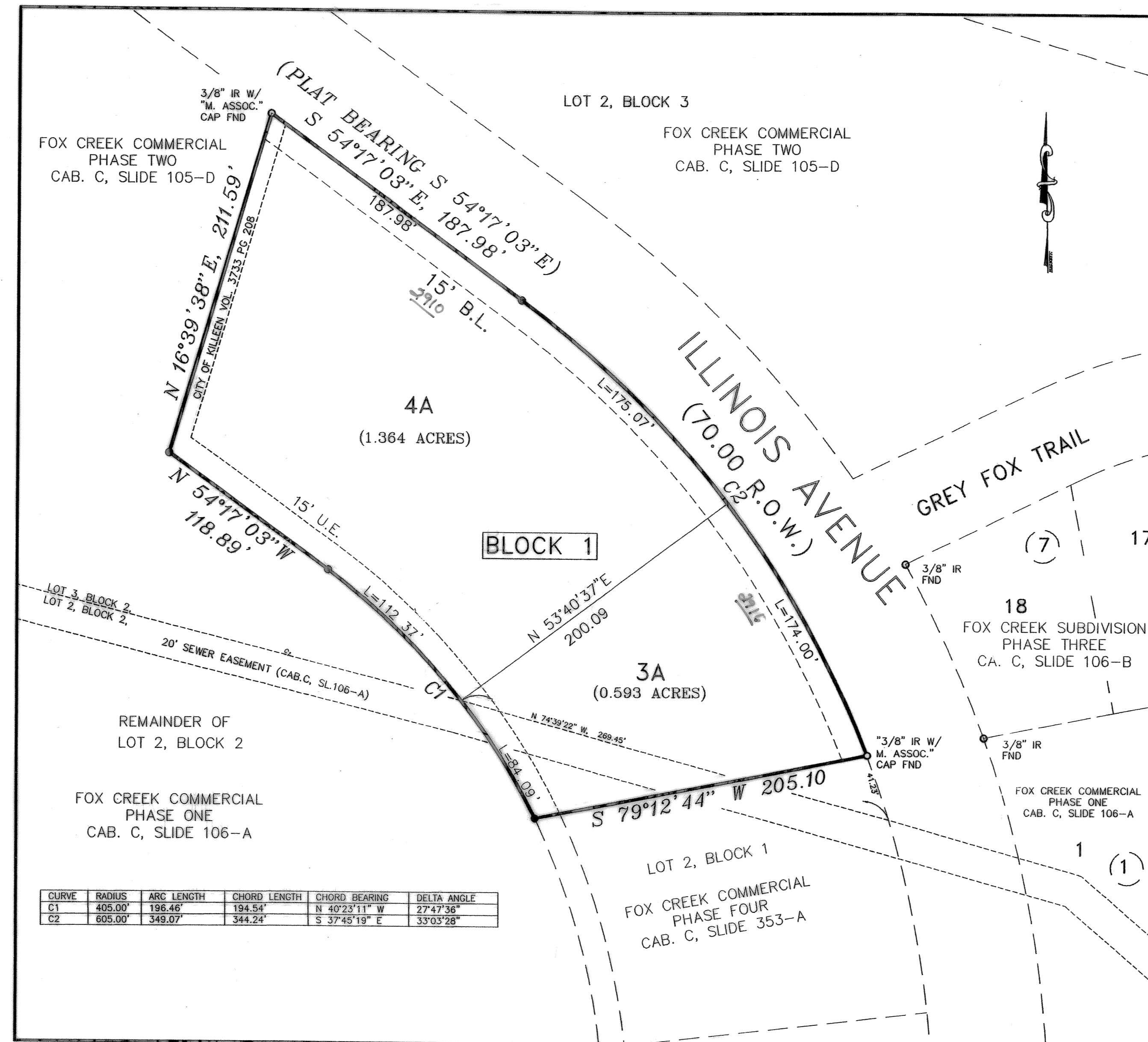


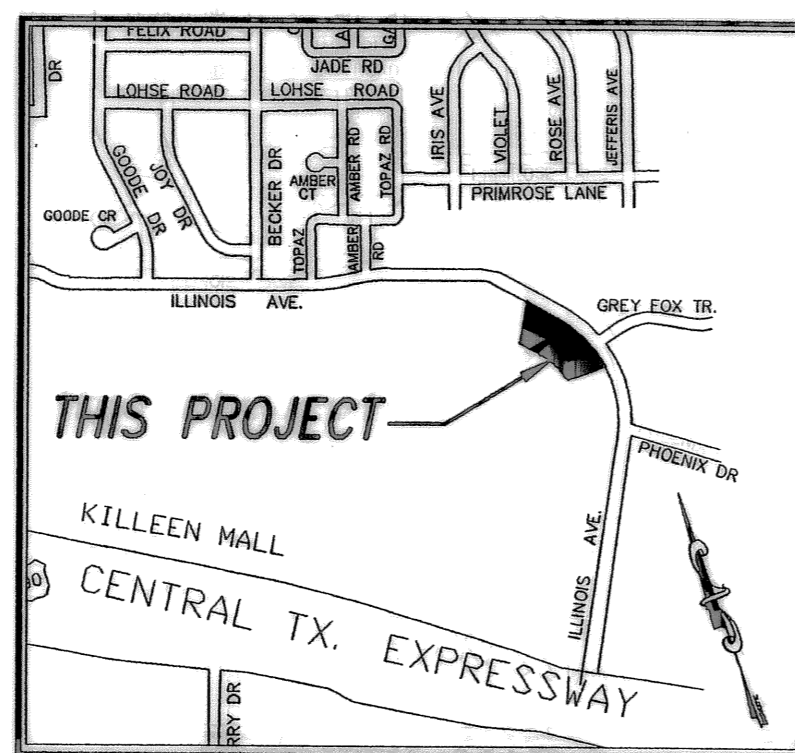
**FOX CREEK COMMERCIAL PHASE FOUR ORIGINAL LAYOUT**  
SCALE: 1"=100'



**FINAL PLAT**  
SCALE: 1"=100'



**FINAL PLAT**  
SCALE: 1"=50'



**VICINITY MAP**  
N.T.S.

# FINAL PLAT

**SURVEYOR'S NOTES:**

- ALL CORNER MONUMENTS SET ARE 1/2 INCH IRON RODS WITH CAPS MARKED "CORNER, 1852", UNLESS OTHERWISE SHOWN HEREON.
- "FOX CREEK COMMERCIAL PHASE FOUR" as noted herein was a replat of a part of Lot 2, Block 2, Fox Creek Commercial, Phase One and a part of Lot 3, Block 2, Fox Creek Commercial, Phase Two.

**100 YEAR BASE FLOOD INFORMATION:**

THIS TRACT IS NOT WITHIN THE 100 YEAR FLOOD PLAIN AS SHOWN ON THE FEMA PANEL NUMBER 480031-005-C, DATED MAY 4, 2000, AND FOX CREEK COMMERCIAL PHASE FOUR OF RECORD IN CABINET C, SLIDE 353-A, PLAT RECORDS, BELL COUNTY, TEXAS.

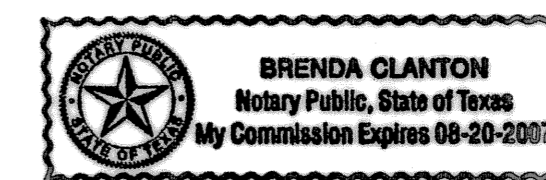
KNOW ALL MEN BY THESE PRESENTS, that G.W. Development, Inc., whose address is 3000 Illinois Ave, Ste. 100, Killeen, TX. 76543, being sole owner of certain 1.957 acres tract of land in Bell County, Texas, part of the W. H. Cole Survey, Abstract 150, Bell County, Texas, which is more fully described in the dedication of **FOX CREEK COMMERCIAL PHASE FOUR, FIRST AMENDMENT**, being an amendment of Lots 3 & 4, Block 1, Fox Creek Commercial Phase Four, as shown by the plat herofore, attached hereto, and made a part hereon, and approved by the Planning and Zoning Commission of the City of Killeen, Bell County, Texas, and G.W. Development, Inc., does hereby adopt said **FOX CREEK COMMERCIAL PHASE FOUR, FIRST AMENDMENT**, being an amendment of Lots 3 & 4, Block 1, Fox Creek Commercial 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 8 day of December, 2006

For: G.W. Development, Inc.

Bruce Whitis, 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  
NOTARY PUBLIC STATE OF TEXAS  
My Commission Expires: 08/20/07

**PLANNING AND ZONING COMMISSION**

APPROVED this the 12<sup>th</sup> day of December, 2006 by the Planning and Zoning Commission of the City of Killeen, Bell County, Texas.

Chairman, Planning Commission

Secretary, Planning Commission

**BELL COUNTY CLERK**

PLAT FILED FOR RECORD this 17<sup>th</sup> day of January 2007 in Cabinet D, Slide 157-1, Plat Records of Bell County, Texas. Instrument number: 2007-0002297

**SURVEYOR CERTIFICATION**

KNOW ALL MEN BY THESE PRESENTS, that the undersigned A. W. Kessler, Registered Professional Land Surveyor, do hereby certify that I did cause this plat to be prepared from a survey made on the ground and the corner monuments shown hereon were properly placed in accordance with the subdivision regulations of the City of Killeen, Texas, and that this subdivision is within the City Limits of the City of Killeen, Texas.

A. W. Kessler  
R.P.L.S. No. 1852



**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 9<sup>th</sup> day of January, A.D. 2007

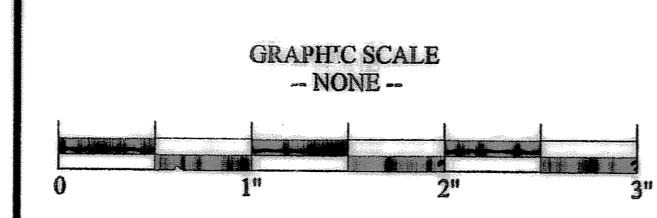
BELL COUNTY TAX OFFICE

By: Tommy T. Lewis

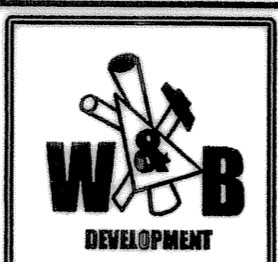
| REV. | DESCRIPTION  | DATE     | BY  |
|------|--|----------|-----|
| 1    | REVISION PER CITY OF KILLEEN DRC MEMO DATED 11-29-06 | 11-29-06 | AWK |

PROJECT INFORMATION  
TOTAL ACRES: 1.957  
TOTAL BLOCKS: 1  
TOTAL LOTS: 2

PROJ. NO. \_\_\_\_\_  
DRAFT DATE: NOVEMBER 2006  
CRD. FILE: FC SURVEY  
DRAWN BY: AWK  
AUTHORIZED BY: GW DEV  
APPROVED BY: GW DEV



**FOX CREEK COMMERCIAL PHASE FOUR, FIRST AMENDMENT**  
(An Amendment of Lots 3 & 4, Block One, Fox Creek Commercial Phase Four)  
Killeen, Bell County, Texas



**G. W. DEVELOPMENT, INC.**  
3000 ILLINOIS AVE  
KILLEEN, TEXAS  
PHONE: 254-953-5353 FAX: 254-953-5057

**VERA & ASSOCIATES, L.C.**  
3707 Sierra Dr.  
GEORGETOWN, TEXAS 78627  
(512) 864-9804 FAX (512) 864-7650

SHEET  
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OF  
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