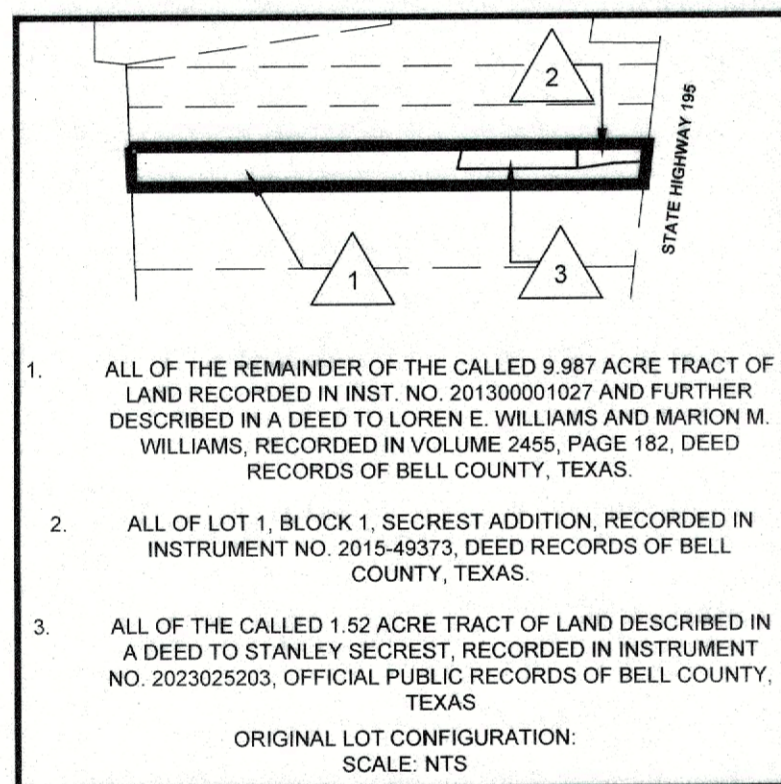


Line #	BEARING	DISTANCE	RECORD BEARING	RECORD DISTANCE
L1	N69° 23' 40\"/>			



CITY PLANNING AND DEVELOPMENT SERVICES

APPROVED THIS 7 DAY OF August, 2023, A.D. BY THE PLANNING DIRECTOR OF THE CITY OF THE CITY OF KILLEEN, TEXAS.

[Signature]
Chairman, Planning and Zoning Commission

[Signature]
Secretary, Planning and Zoning Commission

SURVEYORS' CERTIFICATE

I, SETH H. BARTON, DO HEREBY CERTIFY THAT AN ACTUAL AND ACCURATE SURVEY WAS MADE ON THE GROUND OF THE PLATTED LAND, AND THAT THE CORNER MONUMENTS SHOWN ON THE FOREGOING PLAT WERE FOUND OR PLACED, IN ACCORDANCE WITH THE SUBDIVISION ORDINANCE OF THE CITY OF KILLEEN, TEXAS.

[Signature] 08/23/2023
SETH H. BARTON
R. P. L. S. NO. 6878
1501 STAN SCHLUETER LP,
KILLEEN, TX 76549



AFFIDAVIT

THE TAX APPRAISAL DISTRICT OF BELL COUNTY DOES HEREBY CERTIFY THERE ARE CURRENTLY NO DELINQUENT TAXES DUE TO THE TAX APPRAISAL DISTRICT OF BELL COUNTY ON THE PROPERTY DESCRIBED BY THIS PLAT.

DATED THIS THE 8 DAY OF Sept, 2023, A.D.

By: *[Signature]*
RENEE HICKMAN
BELL COUNTY TAX APPRAISAL DISTRICT

COUNTY CLERK INFORMATION

FILED FOR RECORD THIS 9th DAY OF November, 2023, IN YEAR 2023, PLAT # 2023050244, OFFICIAL RECORDS OF REAL PROPERTY, BELL COUNTY, TEXAS.

By: *[Signature]*
A. Frank, Deputy Clerk

LEGEND

- — — — — PROPERTY BOUNDARY
- - - - - EASEMENT LINES
- — — — — ADJOINING TRACT PROPERTY LINES
- — — — — LOT LINE
- - - - - OFFSITE EASEMENT LINES
- — — — — CITY LIMIT LINE
- - - - - PASSAGE EASEMENT
- 1/2" IRON ROD FOUND W/ CAP STAMPED "QE"
- 1/2" IRON ROD FOUND W/ CAP STAMPED "MAK"
- MAG NAIL FOUND

UNLESS OTHERWISE NOTED

KEYNOTES

- ① CALLED 4.63 ACRES EUGENE MAYO INST. NO. 2023027531 TRACT TWO
- ② CALLED 1.581 ACRES KILLEEN MAYO REAL ESTATES HOLDINGS, LLC. INST. NO. 2023020910 TRACT ONE
- ③ CALLED 2.002 ACRES KILLEEN MAYO REAL ESTATES HOLDINGS, LLC. INST. NO. 2023020910
- ④ CALLED 4.142 ACRES CITY OF KILLEEN
- ⑤ CALLED 19.982 ACRES M. IDRESS KHAN VOL. 3464, PG. 450
- ⑥ 10.00 ACRES WILLIAM M. BAILEY SR. INST. NO. 202268891
- ⑦ CALLED 10.00 ACRES CRISTINE FREDERICKS AND KEVIN PELAYO INST. NO. 201600046860
- ⑧ CALLED 162.384 ACRES G.W. DEVELOPMENT VOL. 3021, PG. 331

KNOW ALL MEN BY THESE PRESENTS, THAT BRENDA FORKIN AND STANLEY SECREST, BEING THE SOLE OWNERS OF A 9.98 ACRE TRACT OF LAND SITUATED IN THE G.W. ALLISON SURVEY, ABSTRACT NO. 52, BELL COUNTY, TEXAS, AND BEING ALL OF THE REMAINDER OF A CALLED 9.987 ACRE TRACT OF LAND OWNED BY BRENDA J. FORKIN, PER INST. NO. 20130001027, OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS, SAID 9.987 ACRE TRACT BEING DESCRIBED IN A DEED TO LOREN E. WILLIAMS AND MARION M. WILLIAMS, RECORDED IN VOLUME 2455, PAGE 182, DEED RECORDS OF BELL COUNTY, TEXAS, ALL OF THE CALLED 1.52 ACRE TRACT OF LAND DESCRIBED IN A DEED TO STANLEY SECREST, RECORDED IN INSTRUMENT NO. 2023025203, OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS, AND ALL OF LOT 1, BLOCK 1, SECREST ADDITION, RECORDED IN PLAT YEAR 2015, PLAT NO. 144, PLAT RECORDS OF BELL COUNTY, TEXAS, DOES HEREBY ADOPT SAID HIGHWAY 195 REPLAT, AS AN ADDITION TO THE CITY OF KILLEEN, BELL COUNTY, TEXAS AND DOES HEREBY DEDICATE TO SAID CITY ALL STREETS, AVENUES, 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.

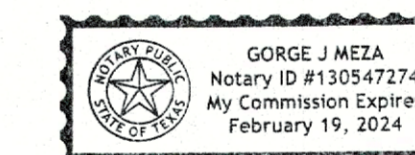
THE DRAINAGE AND UTILITY EASEMENTS SHOWN ON SAID PLAT ARE DEDICATED TO THE SAID CITY FOR INSTALLATION AND MAINTENANCE OF ANY AND ALL PUBLIC UTILITIES, WHICH THE SAID CITY MAY ELECT TO INSTALL AND MAINTAIN OR PERMIT TO BE INSTALLED OR MAINTAINED.

WITNESS THE EXECUTION HEREOF, ON THIS 5 DAY OF SEPTEMBER, 2023.

[Signature]
BRENDA FORKIN

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY, PERSONALLY APPEARED BRENDA FORKIN, KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT. IT HAS BEEN ACKNOWLEDGED TO ME THAT SHE EXECUTED THE FOREGOING INSTRUMENT AS THE OWNER OF THE PROPERTY DESCRIBED HEREON.

[Signature]
NOTARY PUBLIC STATE OF TEXAS
MY COMMISSION EXPIRES 2/19/24

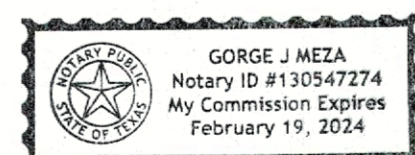


WITNESS THE EXECUTION HEREOF, ON THIS 5 DAY OF SEPTEMBER, 2023.

STANLEY SECREST

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY, PERSONALLY APPEARED STANLEY SECREST, KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE 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.

[Signature]
NOTARY PUBLIC STATE OF TEXAS
MY COMMISSION EXPIRES 2/19/24



SURVEY	G.W. ALLISON SURVEY, ABSTRACT NO. 52	OWNERS:	BRENDA FORKIN 12199 STATE HIGHWAY 195 KILLEEN, TX 76542 STANLEY SECREST 1406 EAGLE TRAIL COPPERAS COVE, TEXAS 76522
NUMBER OF BLOCKS:	1	SURVEYOR:	QUINTERO ENGINEERING, LLC 1501 W. STAN SCHLUETER LP, KILLEEN, TEXAS 76541 (254) 493-9962
NUMBER OF LOTS:	2		
TOTAL ACREAGE:	9.98 AC		
DATE:	JULY 2023		

QC
QUINTERO ENGINEERING LLC
1501 W. STAN SCHLUETER LP PHONE: (254) 493-9962
KILLEEN, TEXAS 76549 FAX: (254) 432-7070
T.B.P.E. FIRM NO.: 14709 T.B.P.L.S. FIRM NO.: 10194110

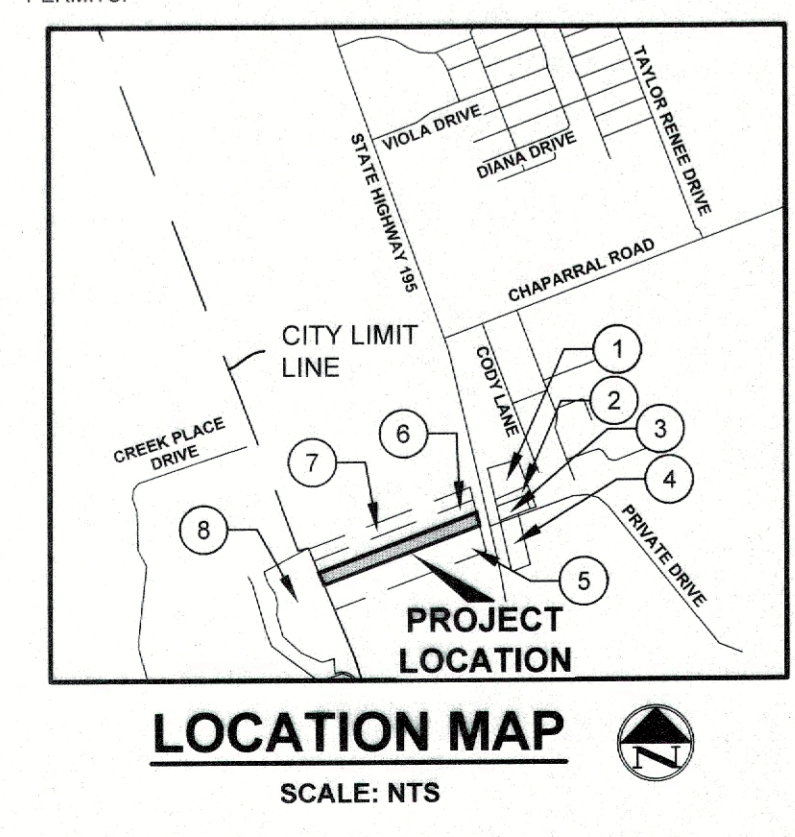
FINAL PLAT
HIGHWAY 195 REPLAT
CITY OF KILLEEN, BELL COUNTY, TEXAS

HIGHWAY 195 REPLAT IS A PLAT OF ALL OF THE REMAINDER OF THE CALLED 9.987 ACRE TRACT OF LAND RECORDED IN INST. NO. 20130001027 AND FURTHER DESCRIBED IN A DEED TO LOREN E. WILLIAMS AND MARION M. WILLIAMS, RECORDED IN VOLUME 2455, PAGE 182, DEED RECORDS OF BELL COUNTY, TEXAS, AND ALL OF THE CALLED 1.52 ACRE TRACT OF LAND DESCRIBED IN A DEED TO STANLEY SECREST, RECORDED IN INSTRUMENT NO. 2023025203, DEED RECORDS OF BELL COUNTY, TEXAS, AND ALL OF LOT 1, BLOCK 1, SECREST ADDITION, RECORDED IN PLAT YEAR 2015, PLAT NO. 144, PLAT RECORDS OF BELL COUNTY, TEXAS.

PROJECT NO. 015-23
DATE: JULY 2023

Pg1 of 1

- NOTES:**
- CURRENT OWNERSHIP:
 - THE REMAINDER OF A CALLED 9.987 ACRE TRACT OF LAND OWNED BY BRENDA J. FORKIN, DESCRIBED IN INST. NO. 20130001027, OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS
 - ALL OF THE CALLED 1.52 ACRE TRACT OF LAND DESCRIBED IN A DEED TO STANLEY SECREST, RECORDED IN INSTRUMENT NO. 2023025203, OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS
 - ALL OF LOT 1, BLOCK 1, SECREST ADDITION, RECORDED IN PLAT YEAR 2015, PLAT NO. 144, PLAT RECORDS OF BELL COUNTY, TEXAS
 - THE BUILDING SETBACK LINES FOR THESE LOTS SHALL BE DETERMINED AS REQUIRED BY THE APPLICABLE ZONING SECTION OF THE CITY CODE OR ORDINANCES AS RELATED TO THE DEVELOPMENT OF THIS TRACT UNLESS SHOWN HERON.
 - THE BEARINGS AND DISTANCES SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 83, PER LEICA SMART NET GPS OBSERVATION.
 - ALL INTERIOR CORNERS ARE 1/2" IRON ROD W/ CAP STAMPED "QE", UNLESS OTHERWISE NOTED.
 - PER ORDINANCE NO. 23-030, PARK DEVELOPMENT FEES ARE NOT REQUIRED IN ACCORDANCE WITH SEC. 26-129(B)(2).
 - THIS PROPERTY IS LOCATED IN THE FEMA "OTHER AREAS, ZONE X" AS SHOWN ON THE FLOOD INSURANCE RATE MAP, FEMA MAP 48027C0275E, WHICH BEAR AN EFFECTIVE DATE OF SEPTEMBER 26, 2008.
 - WATER IMPACT FEES ARE HEREBY ASSESSED AND ESTABLISHED IN ACCORDANCE WITH CITY OF KILLEEN ORDINANCE NO. 21-015 AT A RATE OF \$1.161 PER SERVICE UNIT. WASTEWATER IMPACT FEES ARE HEREBY ASSESSED AND ESTABLISHED IN ACCORDANCE WITH CITY OF KILLEEN ORDINANCE NO. 21-015 AT A RATE OF \$4.16 PER SERVICE UNIT. IMPACT FEES SHALL BE PAID AT THE TIME OF BUILDING PERMITS.



Inst # 2023050244