

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	30.00'	47.12'	42.42'	N 63°59'27" E	89°59'15"
C2	30.00'	47.10'	42.41'	S 26°02'20" E	89°57'11"
C3	30.00'	47.13'	42.43'	S 26°04'00" E	90°00'31"
C4	60.00'	7.62'	7.61'	N 67°22'42" W	07°16'27"
C5	60.00'	21.90'	34.50'	N 47°01'59" W	33°25'00"
C6	60.00'	31.06'	39.72'	N 15°29'36" W	29°39'45"
C7	60.00'	20.52'	20.42'	N 09°08'16" E	19°35'59"
C8	30.00'	46.99'	42.33'	S 25°52'29" E	89°44'38"
C9	30.00'	47.26'	42.52'	N 64°07'31" E	90°15'22"
C10	60.00'	23.07'	22.93'	N 82°01'47" W	22°01'44"
C11	60.00'	37.70'	37.08'	S 68°57'23" W	35°59'55"
C12	60.00'	33.47'	33.04'	S 34°58'38" W	31°57'36"
C13	60.00'	32.90'	32.80'	N 17°08'44" W	24°45'12"
C14	60.00'	36.46'	35.90'	S 01°10'58" E	34°49'11"
C15	60.00'	33.54'	33.11'	S 34°36'32" E	32°01'57"
C16	60.00'	21.07'	20.96'	S 60°41'09" E	20°07'18"
C17	60.00'	18.28'	18.21'	S 79°28'34" E	17°27'32"
C18	60.00'	33.43'	33.00'	N 75°49'51" E	31°55'39"
C19	60.00'	33.51'	33.08'	N 43°51'56" E	32°00'10"
C20	60.00'	9.29'	9.28'	N 23°25'50" W	8°52'01"
C21	60.00'	20.59'	20.49'	S 09°06'29" W	19°39'32"
C22	60.00'	46.21'	45.08'	S 22°47'06" E	44°07'39"
C23	60.00'	27.46'	27.22'	S 57°57'36" E	26°13'20"
C24	50.00'	71.69'	65.70'	N 51°49'27" W	82°08'58"
C25	50.00'	33.98'	33.33'	S 67°37'48" W	38°56'33"
C26	50.00'	37.96'	37.05'	S 26°24'39" W	43°29'45"
C27	50.00'	33.98'	33.33'	N 14°48'30" E	38°56'33"
C28	50.00'	71.19'	65.43'	S 75°04'00" W	81°34'29"
C29	50.00'	13.00'	12.96'	N 56°41'54" E	14°53'43"
C30	50.00'	20.45'	20.31'	S 60°58'07" W	23°26'10"
C31	50.00'	45.47'	43.92'	N 81°15'37" W	52°06'23"
C32	50.00'	33.79'	33.15'	N 35°50'54" W	38°43'01"
C33	50.00'	34.12'	33.46'	N 03°03'35" E	39°05'58"
C34	50.00'	33.76'	33.13'	N 41°57'17" E	38°41'25"
C35	50.00'	31.82'	31.38'	N 79°35'24" E	36°34'49"
C36	50.00'	62.28'	58.33'	S 46°26'04" E	71°22'13"

LINE	BEARING	DISTANCE
L1	N 18°29'29" E	35.10'

BASE FLOOD AND FINISHED FLOOR INFORMATION:

BLOCK, LOT	CURRENT BFE	CURRENT FFE
B1, L3-4	911	912
B1, L20-25	911	912
B5, L3-6	909	910

THE LIMITS OF THE 100-YEAR FLOOD AS SHOWN HEREON WERE INTERPOLATED FROM THE FLOOD INSURANCE RATE MAP 480706 0135 B FOR BELL COUNTY, TEXAS DATED FEBRUARY 15, 1984. THE SURVEYOR DOES NOT CERTIFY TO THE ACCURACY OR INACCURACY OF SAID MAP AND THEREFORE DOES NOT IMPLY OR WARRANT THAT STRUCTURES WITHIN THE FLOOD PLAIN LIMITS AS SHOWN HEREON OR THE PLATTED AREA WILL BE FREE FROM FLOODING OR FLOOD DAMAGE.

I, THE UNDERSIGNED, DO HEREBY CERTIFY THAT THE BASE FLOOD ELEVATION (BFE) AND THE FINISHED FLOOR ELEVATIONS (FFE) SHOWN HEREON WERE INTERPOLATED FROM THE FLOOD INSURANCE RATE MAP 480706 0135 B FOR BELL COUNTY, TEXAS DATED FEBRUARY 15, 1984.

November 6-29-06



- INDICATES 1/8" IRON RODS FOUND.
- INDICATES 1/8" IRON ROD WITH CAP MARKED "CORNER, 1852" SET.

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 *23rd* Day of *October*, A.D. 2006

BELL COUNTY TAX OFFICE

By: *Penny T. Lewis*

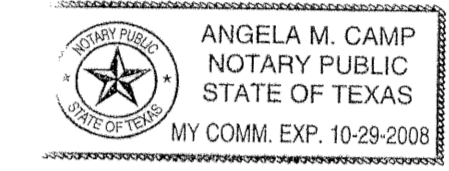
KNOW ALL MEN BY THESE PRESENTS, that W&B Development, Ltd., whose address is 3000 Illinois Ave., Ste. 100, Killeen, TX. 76543, being sole owner of certain 37.49 acres tract of land in Bell County, Texas, part of the WG Fords Survey, Abstract 306, and the Azra Webb Survey, Abstract 857, Bell County, Texas, which is more fully described in the dedication of MEADOWS OF TRIMMIER, 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 W&B Development, Ltd., does hereby adopt said MEADOWS OF TRIMMIER, as an addition to the City of Killeen, Bell County, Texas, and hereby dedicates to said city all streets, avenues, roads, drives, alleys and drainage tract "A" shown on said plat, the same to be used as public thoroughfares and/or 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 *29th* day of *June*, 2006

For: W&B Development, Ltd.
By: G.W. Development, Inc.
General Partner

Bruce Whittis, Vice President & Secretary-Treasurer

Before me, the undersigned authority, on this day personally appeared Bruce Whittis 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.



Angela M. Camp
NOTARY PUBLIC STATE OF TEXAS
My Commission Expires: *10-29-08*

APPROVED this the *24th* day of *July*, 2006 by the Planning and Zoning Commission of the City of Killeen, Bell County, Texas.

John Grubbs
CHAIRMAN, PLANNING COMMISSION

Rick Hankins
SECRETARY, PLANNING COMMISSION

APPROVED this the *15* day of *August*, 2006 by the City Council of the City of Killeen, Bell County, Texas.

Janet L. Stancok
MAYOR, CITY OF KILLEEN



FILED FOR RECORD this *1st* day of *November*, 2006 in Cabinet *D*, Slide *149D*, Plat Records of Bell County, Texas. Volume *4243* Page *893*

STATE OF TEXAS
COUNTY OF BELL

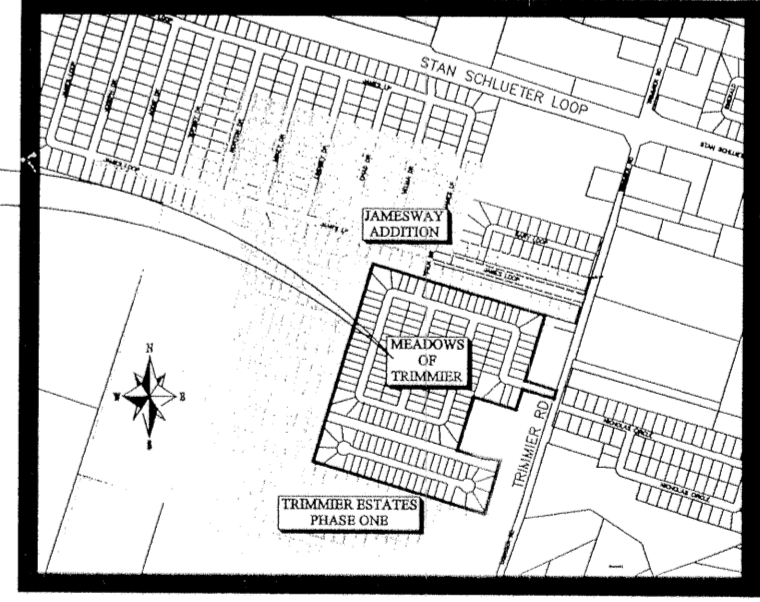
I, A. W. KESSLER, REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT I DID CAUSE THE PLAT ATTACHED HERETO TO BE PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND AND THAT ALL CORNER MONUMENTS WERE PLACED UNDER MY SUPERVISION IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF THE CITY OF KILLEEN, BELL COUNTY, TEXAS.

BY: *November 6-29-06*
A. W. KESSLER
REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 1852

VICINITY MAP
N.T.S.



THIS PROJECT



FINAL PLAT OF
MEADOWS OF TRIMMIER

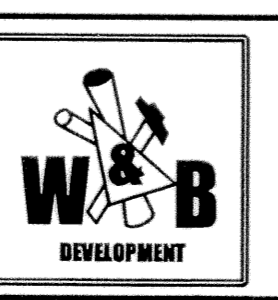
TO THE CITY OF KILLEEN, BELL COUNTY, TEXAS BEING PART OF GW FORDS SURVEY, ABSTRACT 306 AND AZRA WEBB SURVEY, ABSTRACT 857, BELL COUNTY, TEXAS

REV.	DESCRIPTION	DATE	BY

PROJECT INFORMATION	
TOTAL ACRES:	37.49
TOTAL BLOCKS:	5
TOTAL LOTS:	177

BENCHMARK:
A 604 NAIL IN THE WEST FACE OF A UTILITY POLE WITH TRANSFORMER, ON THE EAST SIDE OF WEST TRIMMIER ROAD 0.25 MILE NORTH OF LITTLE NOLAN CREEK.
ELEV: 912.91

FINAL PLAT OF
MEADOWS OF TRIMMIER
City of Killeen, Bell County, Texas



W & B DEVELOPMENT, Ltd.
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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