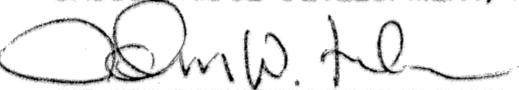


VICINITY MAP
N.T.S.

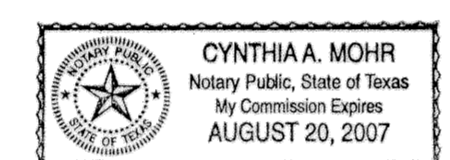
CURVE	DELTA	RADIUS	ARC	TANGENT	BEARING	CHORD
C1	19°09'53"	330.00	110.38	55.71	S 60°56'21" E	109.87
C2	19°09'53"	270.00	90.31	45.58	N 60°56'21" W	89.89
C3	19°09'53"	300.00	100.35	50.65	N 60°56'21" W	99.88
C4	90°00'00"	30.00	47.12	30.00	N 64°28'42" E	42.43
C5	8°01'09"	300.00	41.99	21.03	S 23°29'17" W	41.95
C6	22°25'50"	300.00	117.45	59.48	S 38°42'47" W	116.70
C7	30°27'00"	300.00	159.44	81.65	S 34°42'12" W	157.57
C8	30°27'00"	300.00	159.44	81.65	N 34°42'12" E	157.57
C9	89°43'43"	30.00	46.98	29.86	N 64°36'51" E	42.33
C10	90°00'00"	30.00	47.12	30.00	S 25°31'18" E	42.43
C11	90°00'00"	30.00	47.12	30.00	S 64°28'42" W	42.43

LINE	LENGTH	BEARING
L1	121.79	S 20°05'39" W
L2	41.18	S 70°31'18" E
L3	278.08	S 51°21'25" E
L4	54.17	S 28°15'10" W
L5	6.93	S 24°17'46" W
L6	289.57	N 51°21'25" W
L7	41.82	N 70°31'18" W
L8	120.35	S 20°05'39" W
L9	1.97	N 19°28'42" E
L10	24.28	S 19°28'42" W
L11	29.86	S 70°31'18" E
L12	29.86	S 19°44'59" W

KNOW ALL MEN BY THESE PRESENTS, that SADDLE RIDGE DEVELOPMENT, INC., whose address is 5001 State Highway 195, being the sole owner of that certain 53.758 Acre tract of land in Bell County, Texas, out of the S.P.R.R. Company Survey, Abstract No. 794, which is more fully described in the dedication of SADDLERIDGE ESTATES, PHASE ONE, 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, does hereby adopt said SADDLERIDGE ESTATES, PHASE ONE, 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.

SADDLE RIDGE DEVELOPMENT, INC.

 John W. Fisher, President

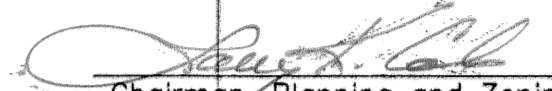

STATE OF TEXAS
 COUNTY OF BELL
 This instrument was acknowledged before me on the 5 day of January, 2006 by
 John W. Fisher, President of Saddle Ridge Development, Inc.




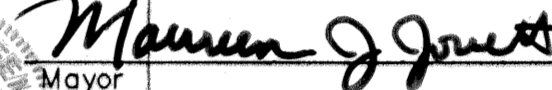
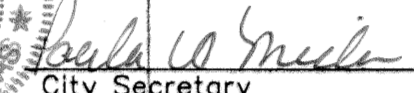

 CYNTHIA A. MOHR
 NOTARY PUBLIC, STATE OF TEXAS

- NOTE:
 THE STORM WATER DETENTION SYSTEM SHOWN WITHIN THE DRAINAGE RESERVE KNOWN AS LOT 30, BLOCK 1, WILL BE ACCEPTED BY THE CITY OF KILLEEN WHEN THE FOLLOWING CONDITIONS ARE MET:
1. RESIDENTIAL CONSTRUCTION IS COMPLETE FOR 75 PERCENT OF THE LOTS WITHIN THE SADDLERIDGE ESTATES, PHASE ONE.
 2. TURF HAS BEEN PERMANENTLY ESTABLISHED WITHIN THE STORM WATER DETENTION SYSTEM.
 3. THE STORM WATER DETENTION SYSTEM HAS BEEN CONSTRUCTED IN ACCORDANCE WITH THE CITY APPROVED CONSTRUCTION PLANS.
 4. THE STORM WATER DETENTION SYSTEM HAS BEEN CLEARED OF ALL SEDIMENT BUILDUP RESULTING FROM CONSTRUCTION ACTIVITIES.
 5. ALL AREAS OF EROSION OR MATERIAL DETERIORATION WITHIN THE STORM WATER DETENTION SYSTEM HAVE BEEN REPAIRED.
 6. A FENCE HAS BEEN ERECTED AROUND THE DETENTION STRUCTURE.
 7. THE DEVELOPER SHALL CONSTRUCT SIDEWALK ACROSS LOT 30, BLOCK 1 ALONG THE FRONTAGE OF POWDER RIVER DRIVE.

Approved this 13th day of February, 2006 by the Planning and Zoning Commission of the City of Killeen, Texas.


 Chairperson, Planning and Zoning Commission

 Secretary, Planning and Zoning Commission

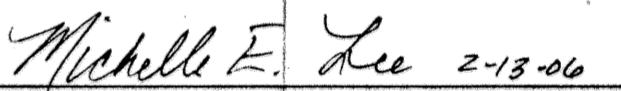
Approved this 28th day of February, 2006 by the City Council of the City of Killeen, Texas.

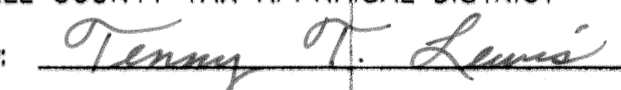


 Mayor

 City Secretary

FILED FOR RECORD this 13th day of March, 2006 A.D.
 Cabinet D, Slide 105A-B Plat Records of Bell County, Texas.
 Dedication Instrument in Volume 5996, Page 154, Deed Records of Bell County, Texas.

KNOW ALL MEN BY THESE PRESENTS:
 That I, Michelle E. Lee, 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 supervision, in accordance with the Subdivision and Property Development Regulations of the City of Killeen, Texas. This subdivision, SADDLERIDGE ESTATES, PHASE ONE, is located within the City Limits of Killeen, Texas.




 Michelle E. Lee, RPLS (TX 5772)

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 21st day of February, 2006 A.D. Killeen, Bell County, Texas.
 BELL COUNTY TAX APPRAISAL DISTRICT
 By: 

FINAL PLAT
 SADDLERIDGE ESTATES
 PHASE ONE
 KILLEEN, BELL COUNTY, TEXAS

KILLEEN ENGINEERING
 & SURVEYING, LTD.
 2901 E. Stan Schlueter Loop
 Killeen, Texas 76542
 (254) 526-3981 (254) 526-4351 Fax

Project No.:	2004-074
Acre:	53.758
No. of Lots:	198
Scale:	1" = 100'
Date:	12/20/05
Design By:	MEL/BCC
Sheet No.:	1 OF 2