

LEGEND:

- SUBJECT TRACT
- PROPERTY LINE
- LOT LINE
- EASEMENT LINE
- 1/2-IN IRON ROD W/ HALFF CAP PREVIOUSLY SET
- 1/2-IN IRON ROD FOUND

IN THE CASE A MINOR OR AMENDED PLAT PROVIDED UNDER SECTION 26-61 OR 26-74 OF THIS CHAPTER, AS APPLICABLE, ONLY A CERTIFICATE OF APPROVAL FROM THE EXECUTIVE DIRECTOR OF PLANNING AND DEVELOPMENT SERVICES OR THE CITY PLANNER SHALL BE REQUIRED AS FOLLOWS:

APPROVED THIS 21st DAY OF November, 2017, BY THE EXECUTIVE DIRECTOR OF PLANNING AND DEVELOPMENT SERVICES OR THE CITY PLANNER OF THE CITY OF KILLEEN, TEXAS.

Tony D. Mel
EXECUTIVE DIRECTOR OF PLANNING AND DEVELOPMENT SERVICES OR THE CITY PLANNER

Maria
PLANNING SECRETARY

~REMAINDER OF~
DEBORAH YOWELL FARLEY EXEMPT TRUST
(783.456 AC.)
"EXHIBIT A"
VOL. 4050, PG. 320
D.R.B.C.T.

KNOW ALL MEN BY THESE PRESENTS, THAT ONCOR ELECTRIC DELIVERY COMPANY, LLC, BEING THE SOLE OWNER OF THAT CERTAIN 9.073 ACRE TRACT OF LAND IN BELL COUNTY, TEXAS, BEING PART OF THE SIMEON D. CAROTHERS SURVEY, ABSTRACT NUMBER 177, WHICH IS MORE FULLY DESCRIBED IN THE DEDICATION STAGECOACH SUBSTATION ADDITION, AS SHOWN BY THE PLAT HEREOF, ATTACHED HERETO, AND MADE A PART HEREON, AND APPROVED BY THE CITY OF KILLEEN, BELL COUNTY, TEXAS, AND ONCOR ELECTRIC DELIVERY COMPANY, 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.

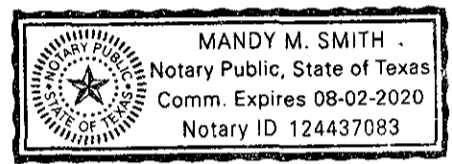
THE DRAINAGE AND UTILITY EASEMENTS SHOWN ON SAID PLAT ARE DEDICATED TO SAID CITY OF KILLEEN FOR INSTALLATION AND MAINTENANCE OF ANY AND ALL PUBLIC UTILITIES, WHICH THE CITY MAY ELECT TO INSTALL AND MAINTAIN OR PERMIT TO BE INSTALLED OR MAINTAINED.

WITNESS THE EXECUTION HEREOF, ON THIS 5th DAY OF JANUARY, 2018.

Jill Alvarez
JILL L. ALVAREZ, P.E. FOR ONCOR
ATTORNEY-IN-FACT

BEFORE ME THE UNDERSIGNED AUTHORITY, ON THIS 5th DAY OF January, 2018, PERSONALLY APPEARED Jill L. Alvarez KNOWN TO ME TO THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT. IT HAS BEEN ACKNOWLEDGED TO THE THAT HE EXECUTED THE FOREGOING INSTRUMENT AS THE OWNER OF THE PROPERTY DESCRIBED HEREON.

Mandy M. Smith
NOTARY PUBLIC STATE OF TEXAS
MY COMMISSION EXPIRES: 04/02/2020



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 2nd DAY OF December, 202017.

BY: *Megan Truitt*
BELL COUNTY TAX APPRAISAL DISTRICT

COUNTY CLERK INFORMATION:
FILED FOR RECORD THIS 12th DAY OF January, 2018. PLAT# 6

PLAT OF RECORDS OF BELL COUNTY, TEXAS, AND DEDICATION INSTRUMENT # 2018-00001561, OFFICIAL RECORDS OF REAL PROPERTY, BELL COUNTY, TEXAS.

YOWELL RANCH PHASE THREE
CAB. D, SLIDE 326D & 327A
O.P.R.B.C.T.

ALL BEARINGS SHOWN HEREON ARE BASED UPON THE TEXAS COORDINATE SYSTEM OF 1983 (2011), CENTRAL ZONE. ALL DISTANCES SHOWN HEREON ARE SURFACE DISTANCES. THE GRID TO SURFACE ADJUSTMENT SCALE FACTOR IS 1.00016. ELEVATIONS ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM 88 (NAV88), GEOD 09.

BENCHMARKS				
#	NORTHING	EASTING	ELEVATION	DESCRIPTION
100	10353491.061	3116100.040	845.282	SPKSTP
101	10354494.138	3116072.158	862.484	SPKSTP
103	10354831.565	3116778.544	843.989	SIRTP4

NO PORTION OF THIS TRACT IS ENCRONCHED BY SPECIAL FLOOD HAZARD AREAS INUDATED BY THE 1% ANNUAL CHANCE FLOOD AS IDENTIFIED BY THE U.S. FEDERAL EMERGENCY MANAGEMENT AGENCY BOUNDARY MAP (FLOOD INSURANCE RATE MAP) COMMUNITY PANEL NUMBER 48027C2090E, EFFECTIVE DATE SEPTEMBER 26, 2008 FOR BELL COUNTY, TEXAS.

That I, Dan Clark, do hereby certify that I prepared this plat from an actual and accurate on-the-ground survey of the land and that the corner monuments shown hereon were properly placed under my personal supervision.

Dan Clark
Dan Clark
Registered Professional Land Surveyor No. 6011
Halff associates, INC.
9500 Amberglen Blvd.
BLDG. F, Suite 125
Austin, TX 78729



DEVELOPER
ONCOR ELECTRIC DELIVERY COMPANY
115 W. 7TH STREET, SUITE 1125
FORT WORTH, TX 76102
CONTACT: JILL ALVAREZ
TEL: (817) 215-6061
JILL.ALVAREZ@ONCOR.COM

ENGINEER
HALFF ASSOCIATES, INC.
3803 PARKWOOD BLVD., SUITE 800
FRISCO, TX 75034
CONTACT: BRIAN M. SATAGAJ, P.E.
TEL: (214) 217-6463
FAX: (214) 618-4574

SURVEYOR
HALFF ASSOCIATES, INC.
9500 AMBERGLEN BLVD.
BLDG. F, SUITE 125
AUSTIN, TX 78729
CONTACT: DAN CLARK
TEL: (512) 619-1100
FAX: (512) 252-8141

THE ATCHISON FAMILY
REVOCABLE TRUST
(102.017 AC.)
"FIRST TRACT"
VOL. 4189, PG. 84
D.R.B.C.T.

STAGECOACH SUBSTATION ADDITION
9.073 ACRES SITUATED IN THE S.D. CAROTHERS SURVEY, ABSTRACT NO. 177 CITY OF KILLEEN, BELL COUNTY, TEXAS
BY
HALFF
3803 PARKWOOD BLVD, SUITE 800 FRISCO, TEXAS 75034-8640
SCALE: 1"=60' AVO 30173 OCTOBER, 2017