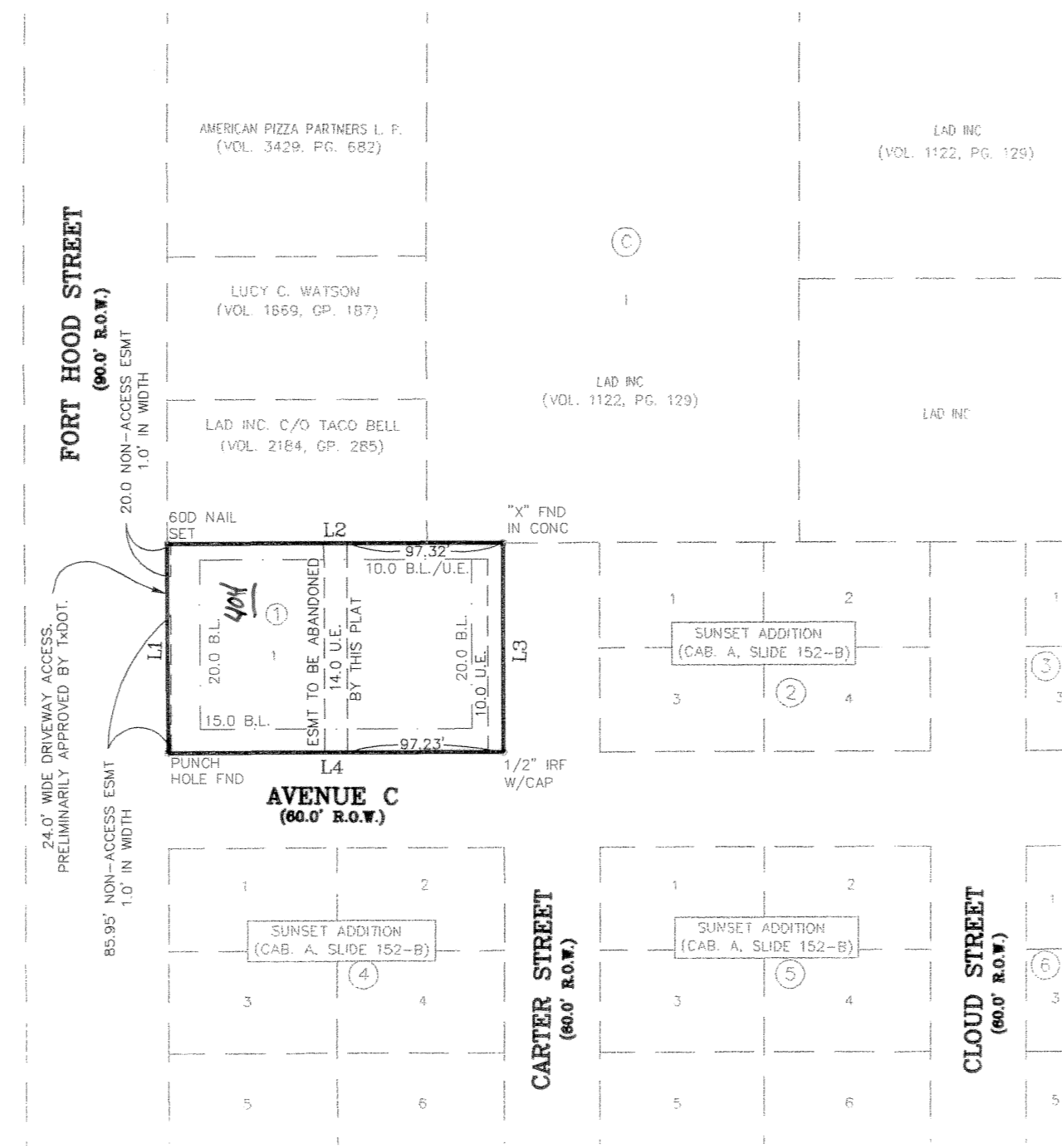
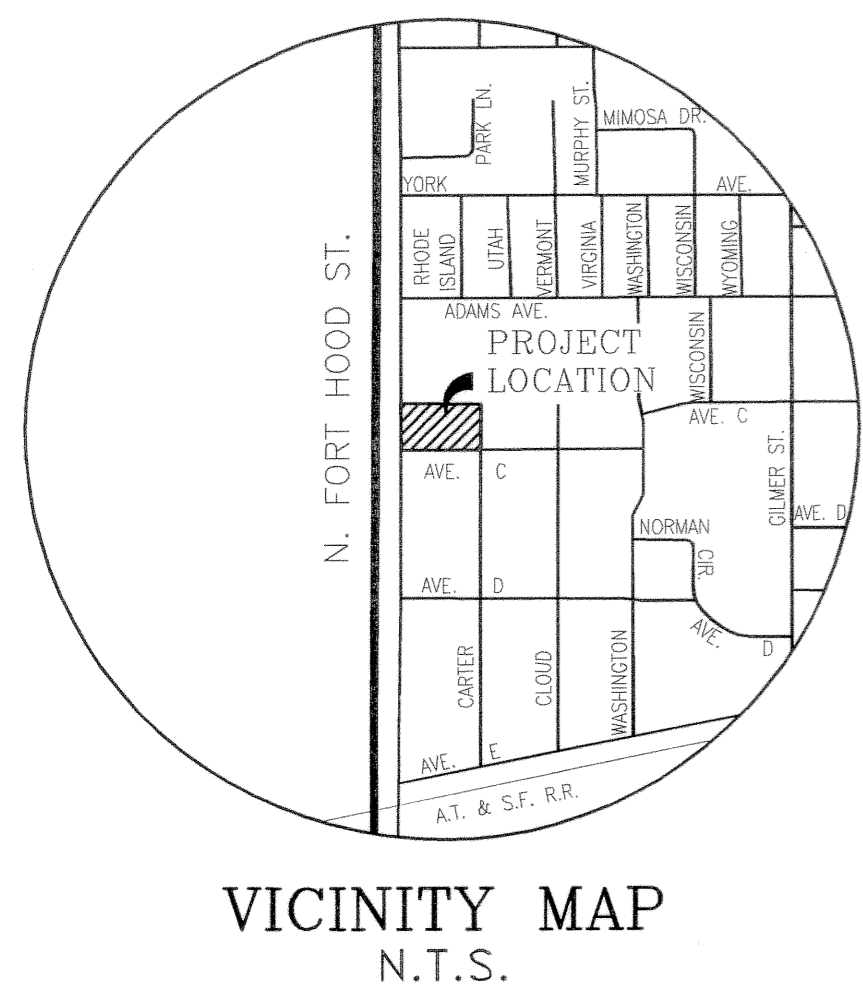
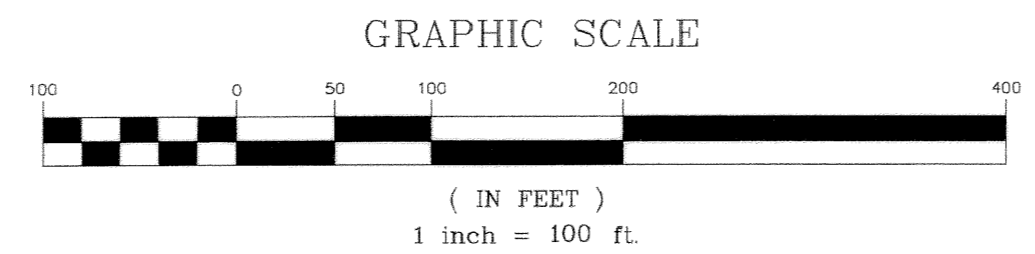


SUNSET ADDITION
(VOL. 592, PG. 522)
SCALE: 1"=100'



NOTE: THE THOROUGHFARE PLAN CALLS FOR FT HOOD STREET TO HAVE A 110.0' R.O.W.

LINE	LENGTH	BEARING
L1	129.95	N18°57'56"E
L2	208.07	S71°07'56"E
L3	130.00	S19°00'00"W
L4	207.99	N71°07'10"W



KNOW ALL MEN BY THESE PRESENTS, that Austaco II Real Estate Partners, Ltd., whose address is 500 N. Capital of Texas Highway, Building Two, Austin, Texas 78746 being the sole owner of that certain 0.621 acre tract of land in Bell County, Texas, part of the Alex Thompson Survey, Abstract No. 813 which is more fully described in the dedication of **SUNSET ADDITION PHASE 2, BEING A REPLAT OF LOTS 1-4, BLOCK 1, SUNSET ADDITION** 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 Austaco II Real Estate Partners, Ltd., do hereby adopt said **SUNSET ADDITION PHASE 2, BEING A REPLAT OF LOTS 1-4, BLOCK 1, SUNSET ADDITION**, 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 29th day of August, 2005.

For Austaco II Real Estate Partners, Ltd.
Dirk A. Dozier
Dirk A. Dozier

Before me, the undersigned authority, on this day personally appeared Dirk A. Dozier 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.

Judy C. Moffett
NOTARY PUBLIC STATE OF TEXAS
My Commission Expires: _____

APPROVED this the 3rd day of October, 2005, by the Planning and Zoning Commission of the City of Killeen, Bell County, Texas.
James L. Cole
CHAIRMAN, PLANNING COMMISSION
Picki Mankin
SECRETARY, PLANNING COMMISSION

FILED FOR RECORD this 10th day of November, 2005, in Cabinet D, Slide 84C. Plat Records of Bell County, Texas. Vol. 5893, pg 118

KNOW ALL MEN BY THESE PRESENTS,

That I, Gary W. Mitchell, Registered Professional Land Surveyor, do hereby certify that I did prepare this plat from an actual and accurate survey of the land, that the corner monuments shown hereon were properly placed under my personal supervision in accordance with the subdivision regulations of the City of Killeen, Texas, and this subdivision is within the City Limits of Killeen, Texas.



Gary W. Mitchell
Gary W. Mitchell
Registered Professional
Land Surveyor, No. 4982.

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 5th day of October, A.D. 2005
BELL COUNTY TAX APPRAISAL DISTRICT
By: *Terry J. Lewis*

No.	DATE	REMARKS	BY
1	9/7/05	ADDRESS CITY COMMENTS	SMK
2	9/2/05	REVISED NON-ACCESS EMT	BE

SUNSET ADDITION PHASE 2
 BEING A REPLAT OF LOTS 1-4, BLOCK 1, SUNSET ADDITION
 KILLEEN, BELL COUNTY, TEXAS
 FINAL PLAT
 SHEET TITLE:

MITCHELL & ASSOCIATES, INC.
ENGINEERING & SURVEYING
102 N. COLLEGE STREET
KILLEEN, TEXAS 76541
PHONE: (254) 634-5541
FAX: (254) 634-2141

DWG No.	DATE	SCALE	FB/LB:	LOTS: 1	AREAS:
05-37B-D	7-19-05	1"=100'	1430/87	BLOCKS: 1	0.621 ACRE