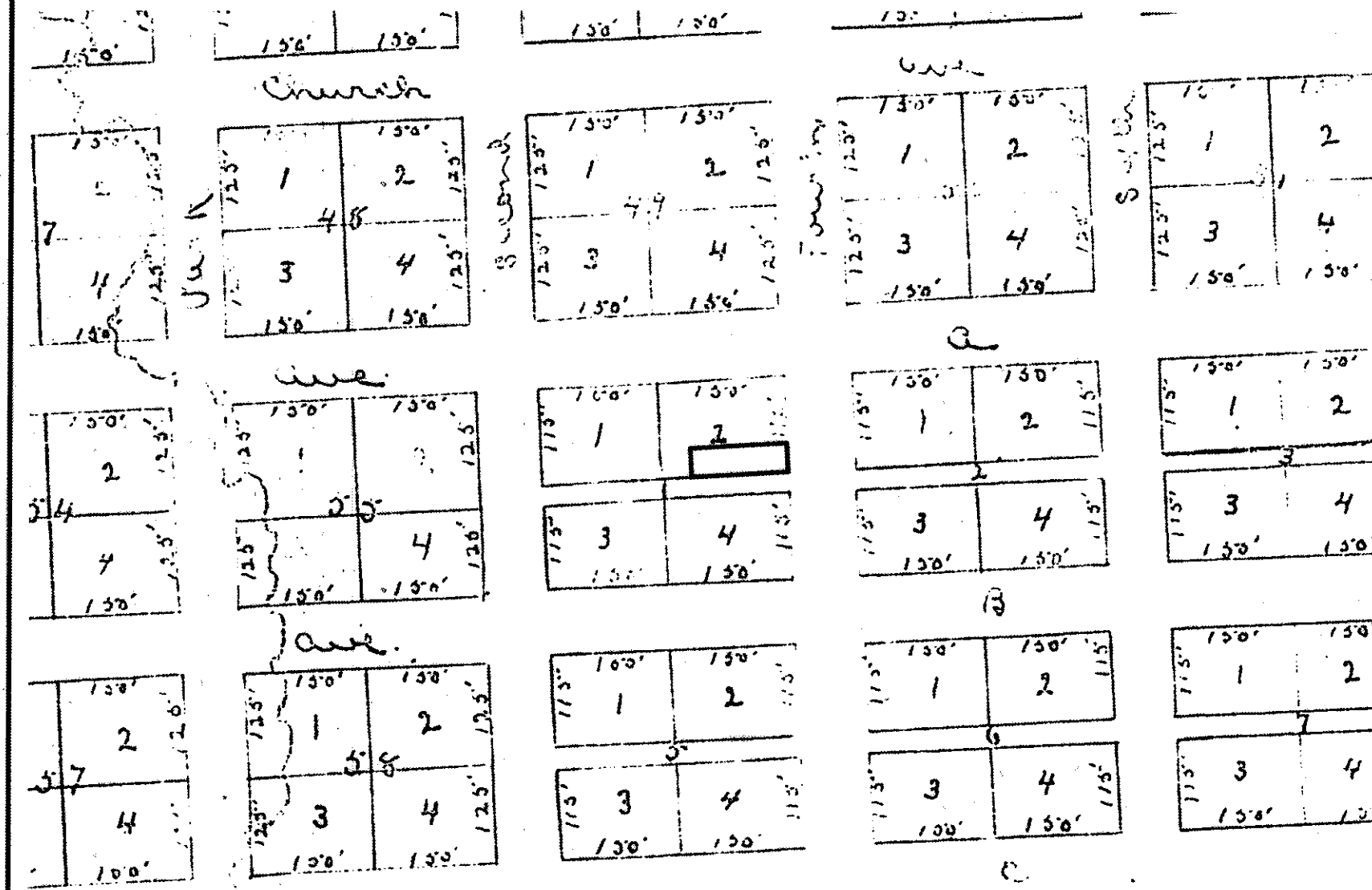


**FINAL PLAT
SWEET EATS BAKERY ADDITION
WITHIN THE CITY LIMITS OF THE CITY OF KILLEEN,
BELL COUNTY, TEXAS**

(SWEET EATS BAKERY ADDITION, IS A REPLAT OF A PART OF LOT 2, BLOCK 1, ORIGINAL TOWN OF KILLEEN, AN ADDITION IN THE CITY OF KILLEEN, BELL COUNTY, TEXAS.)

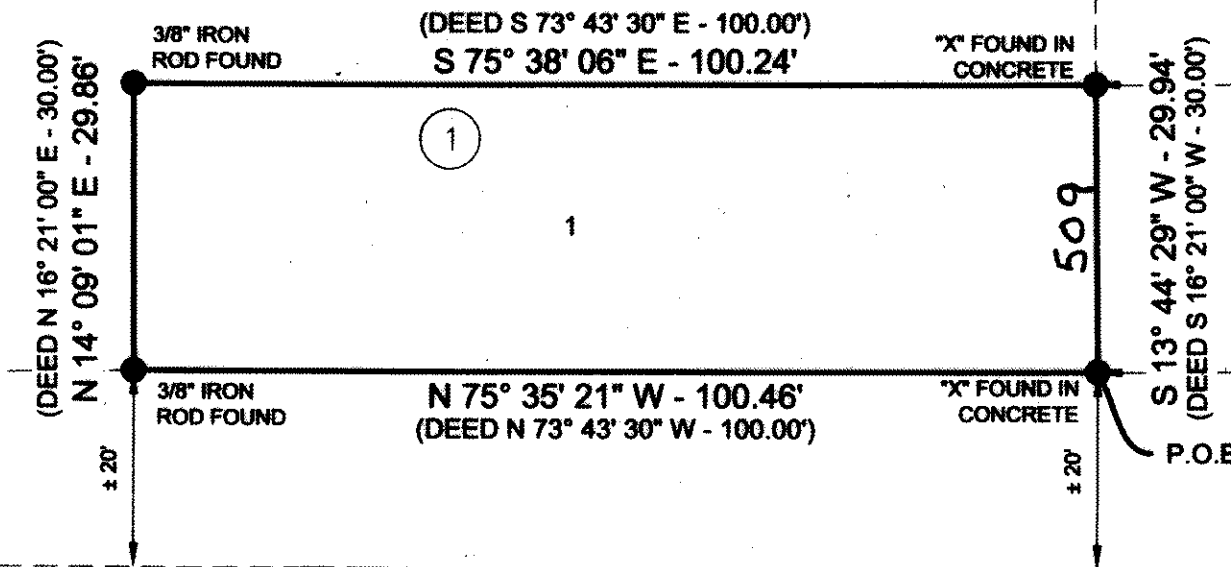
**E. AVENUE A
(80' ROW)**



CENTRAL COUNTY CENTER
MENTAL HEALTH
(VOL. 2513, PAGE 725)
LOT 1, BLOCK 1
ORIGINAL TOWN OF KILLEEN
(VOL. 49, PAGE 58)

FIRST NATIONAL BANK OF TEXAS
PART OF LOT 2, BLOCK 1
ORIGINAL TOWN OF KILLEEN
(VOL. 49, PAGE 58)

20' ALLEY



**N. 4TH STREET
(80' ROW)**

ORIGINAL TOWN OF KILLEEN, AN ADDITION TO THE CITY OF KILLEEN, TEXAS,
RECORDED IN VOLUME 49, PAGE 58, PLAT RECORDS OF BELL COUNTY, TEXAS
SCALE: N.T.S.

LEGEND

- PROPERTY BOUNDARY
- - - EASEMENT LINES
- - - ADJOINING TRACT PROPERTY LINES
- IRON ROD FOUND
- IRON ROD SET
- ① **UNLESS OTHERWISE NOTED**
- ① BLOCK NUMBER

DON HUCKABY ETUX
DEBORAH K. HUCKABY
(VOL. 3570, PAGE 367)
PART OF LOT 3, BLOCK 1
ORIGINAL TOWN OF KILLEEN
(VOL. 49, PAGE 58)

VERNON LOTT & COMPANY
(VOL. 3610, PAGE 350)
PART OF LOT 4, BLOCK 1
ORIGINAL TOWN OF KILLEEN
(VOL. 49, PAGE 58)

VERNON LOTT & COMPANY
(VOL. 3610, PAGE 350)
PART OF LOT 4, BLOCK 1
ORIGINAL TOWN OF KILLEEN
(VOL. 49, PAGE 58)

CENTEX GALA PROPERTIES
MANAGEMENT, LLC
(INSTR. NO. 2015-00049358)
PART OF LOT 4, BLOCK 1
ORIGINAL TOWN OF KILLEEN
(VOL. 49, PAGE 58)

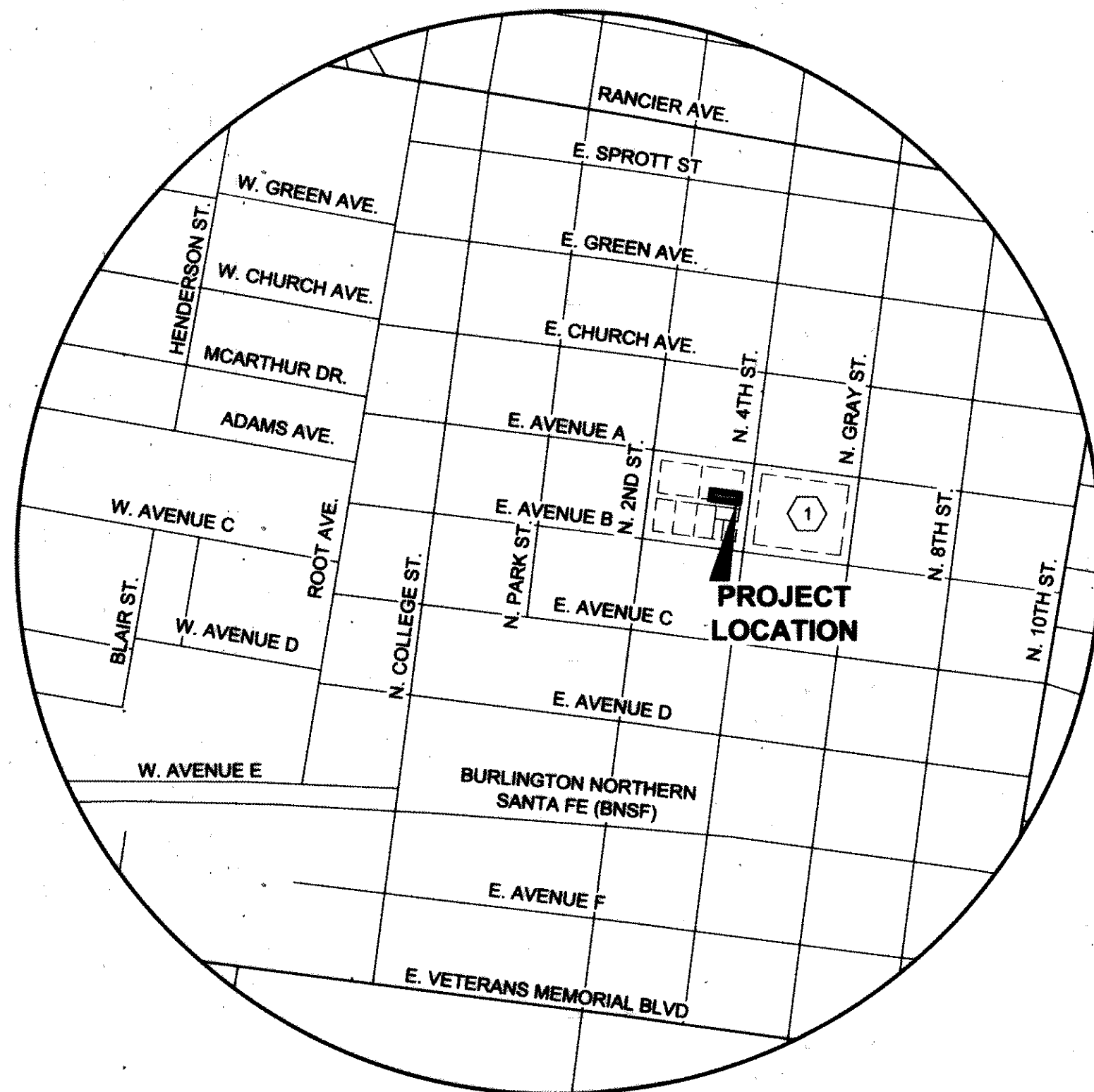
**E. AVENUE B
(80' ROW)**

NOTES:

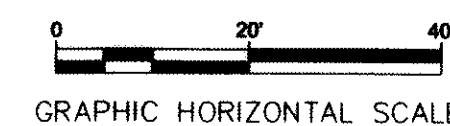
1. THE BUILDING SETBACK LINES FOR THIS TRACT SHALL BE DETERMINED AS REQUIRED BY THE APPLICABLE ZONING SECTION OF THE CITY CODE OF ORDINANCES AS RELATED TO THE DEVELOPMENT OF THIS TRACT UNLESS SHOWN HERON.
2. THE BEARINGS SHOWN HERON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 83, PER LEICANET GPS OBSERVATION. ALL DISTANCES ARE SURFACE DISTANCE.
3. ALL CORNERS ARE 1/2 IRON ROD SET W/ QUINTERO CAP, UNLESS OTHERWISE NOTED.
4. NO PORTION OF THIS PROPERTY LIES WITHIN THE FEMA 100 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP, FEMA MAP 48027C0280E WHICH BEARS AN EFFECTIVE DATE OF SEPTEMBER 26, 2008.

KEY NOTES:

1. FIRST NATIONAL BANK OF TEXAS
ALL OF LOT 4, BLOCK 2
ORIGINAL TOWN OF KILLEEN
(VOL. 49, PAGE 58)



LOCATION MAP
SCALE: NTS



KNOW ALL MEN BY THESE PRESENTS, THAT EDWARD B. FREEMAN AND TAMARA P. FREEMAN, BEING THE SOLE OWNERS OF THAT CERTAIN 0.089 ACRE TRACT IN BELL COUNTY, TEXAS, BEING PART OF LOT 2, BLOCK 1, ORIGINAL TOWN OF KILLEEN, IN THE CITY OF KILLEEN, BELL COUNTY, TEXAS, ACCORDING TO THE PLAT OF RECORD IN VOLUME 49, PAGE 58 OF THE PLAT RECORDS OF BELL COUNTY, TEXAS, SHOWN AND ATTACHED HERETO AND INCORPORATED HEREIN FOR ALL PURPOSES, DOES HEREBY SUBDIVIDE THE HEREIN DESCRIBED PROPERTY INTO LOTS AND BLOCKS, ACCORDING TO THE PLAT HEREOF, TO BE KNOWN AS SWEET EATS BAKERY ADDITION TO THE CITY OF KILLEEN, BELL COUNTY, TEXAS, AS SHOWN BY THE PLAT HEREOF, ATTACHED HERETO, AND MADE A PART HEREOF, AND APPROVED BY THE PLANNING & ZONING COMMISSION OF THE CITY OF KILLEEN, BELL COUNTY, TEXAS, DOES HEREBY ADOPT SAID SWEET EATS BAKERY ADDITION AS AN ADDITION TO THE CITY OF KILLEEN, BELL COUNTY, TEXAS, AND FOR THE PURPOSE OF SELLING LOTS AND BLOCKS OF LAND WITH REFERENCE THERETO AND FOR THE PROPERTY DEVELOPMENT OF SAID LAND BY ITS OWNERS AND FOR ALL OTHER PURPOSES; AND DOES HEREBY DEDICATE TO THE CITY OF KILLEEN, ALL STREETS, AVENUES, ROADS, DRIVES, ALLEYS AND ASSOCIATED POTABLE WATER, SANITARY SEWER, AND STORM SEWER SYSTEMS AS SHOWN ON SAID PLAT, AND FINAL CONSTRUCTION DRAWINGS THE SAME TO BE USED AS PUBLIC THOROUGHFARES AND PUBLIC UTILITIES WHEN AND AS AUTHORIZED BY THE CITY OF KILLEEN, BELL COUNTY, TEXAS.

THE UTILITY AND DRAINAGE EASEMENTS SHOWN ON SAID PLAT ARE DEDICATED TO THE 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 19th DAY OF January, 2017

Edward B. Freeman
EDWARD B. FREEMAN, OWNER

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS 19th DAY OF January, 2017, PERSONALLY APPEARED EDWARD B. FREEMAN 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 HEREOF.

JESSICA QUINTERO
My Commission Expires: April 10, 2019

Jessica Quintero
NOTARY PUBLIC STATE OF TEXAS
MY COMMISSION EXPIRES: April 10, 2019

WITNESS THE EXECUTION HEREOF, ON THIS 19th DAY OF January, 2017

Tamara P. Freeman
TAMARA P. FREEMAN, OWNER

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS 19th DAY OF January, 2017, PERSONALLY APPEARED TAMARA P. FREEMAN KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT. IT HAS BEEN ACKNOWLEDGED TO ME THAT SHE EXECUTED THE FOREGOING INSTRUMENT AS THE OWNER OF THE PROPERTY DESCRIBED HEREOF.

JESSICA QUINTERO
My Commission Expires: April 10, 2019

Jessica Quintero
NOTARY PUBLIC STATE OF TEXAS
MY COMMISSION EXPIRES: April 10, 2019

PLANNING AND ZONING COMMISSION

THIS PLAT HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF KILLEEN, TEXAS.
APPROVED THIS 21st DAY OF November, 2016, A.D. BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF KILLEEN, TEXAS.

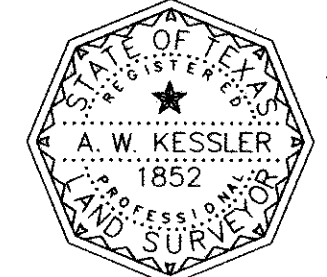
Chairman
CHAIRMAN, PLANNING AND ZONING COMMISSION

Secretary
SECRETARY, PLANNING AND ZONING COMMISSION

SURVEYORS' CERTIFICATE:

I, A. W. KESSLER, 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.

A. W. Kessler 11-28-16
A. W. KESSLER
R. P. L. S. NO. 1852
415 E. AVENUE D
KILLEEN, TX 76541



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 20th DAY OF January, 2017, A.D.

By: *Megan Borne*
BELL COUNTY TAX APPRAISAL DISTRICT

COUNTY CLERK INFORMATION:

FILED FOR RECORD THIS 16th DAY OF February, 2017, IN YEAR 2017, PLAT # 20
PLAT RECORDS OF BELL COUNTY, TEXAS, AND DEDICATION INSTRUMENT # 2017-00041841 OFFICIAL RECORDS OF REAL PROPERTY, BELL COUNTY, TEXAS.

BY: _____

SURVEY:	ALEX THOMPSON SURVEY, A-813	OWNER:	EDWARD B. FREEMAN AND TAMARA P. FREEMAN 1010 W. JASPER DRIVE KILLEEN, TEXAS
NUMBER OF BLOCKS:	1	SURVEYOR:	QUINTERO ENGINEERING, LLC 415 E. AVENUE D KILLEEN, TEXAS 76541 (254) 493-9962
NUMBER OF LOTS:	1		
TOTAL ACREAGE:	0.089 AC.		
DATE:	NOVEMBER, 2016		

QE
QUINTERO ENGINEERING LLC
415 E. AVENUE D KILLEEN, TEXAS 76541
PHONE: (254) 493-9962
FAX: (254) 432-7070
T.B.P.E. FIRM NO.: 14709 T.B.P.L.S. FIRM NO.: 101941111

**FINAL PLAT
SWEET EATS BAKERY ADDITION
KILLEEN, BELL COUNTY, TEXAS**

SWEET EATS BAKERY ADDITION, IS A REPLAT OF A PART OF LOT 2, BLOCK 1, ORIGINAL TOWN OF KILLEEN, AN ADDITION IN THE CITY OF KILLEEN, BELL COUNTY, TEXAS.

DRAWING NO.:
P1