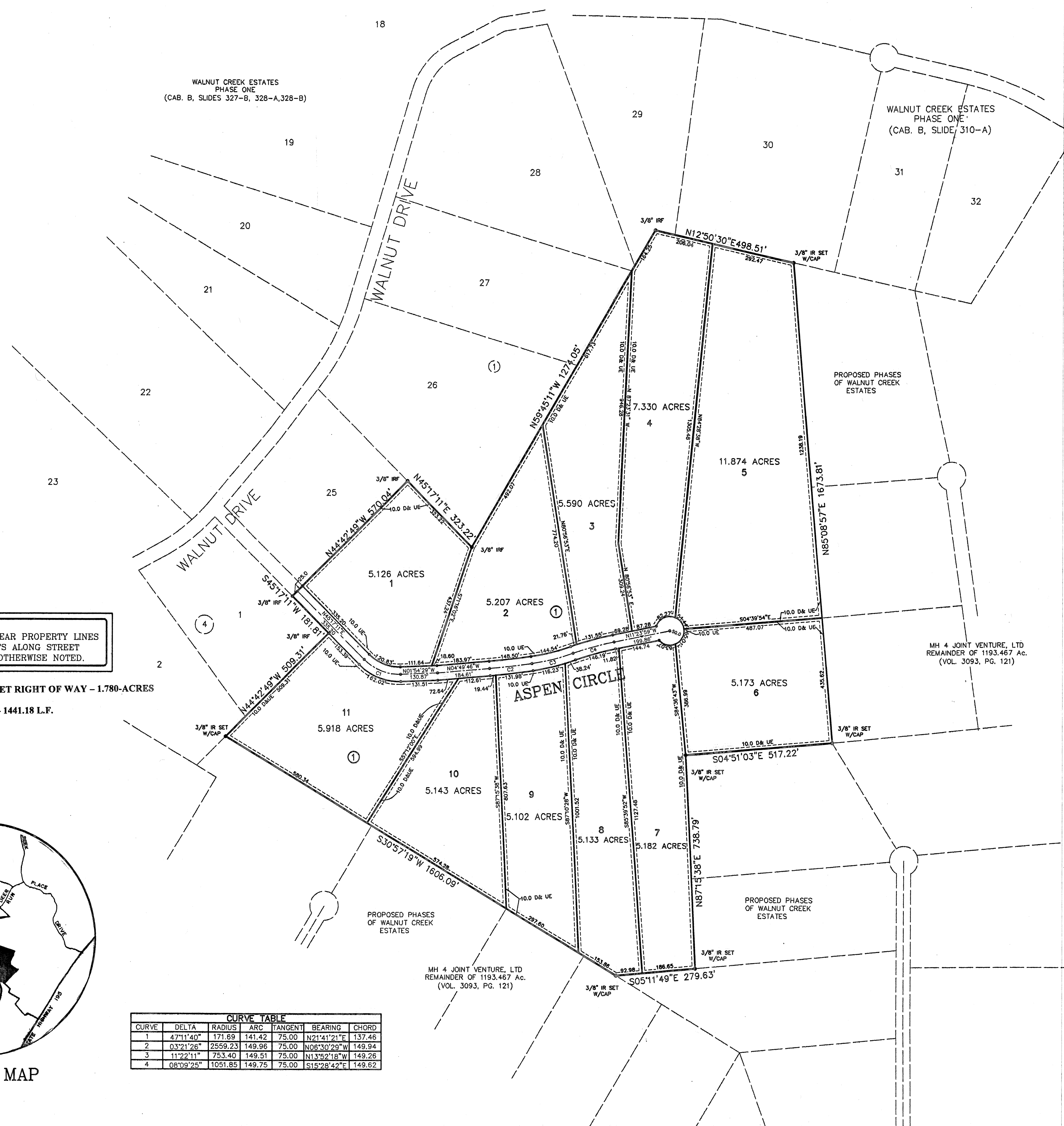




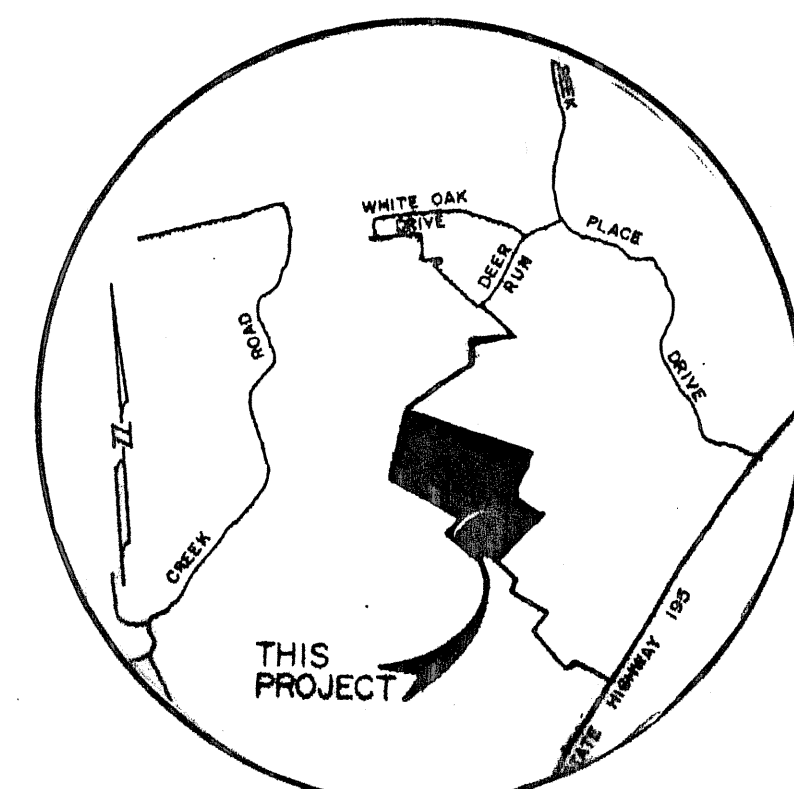
WALNUT CREEK ESTATES
PHASE ONE
(CAB. B, SLIDES 327-B, 328-A, 328-B)

WALNUT CREEK ESTATES
PHASE ONE
(CAB. B, SLIDE 310-A)



NOTE:
ALL EASEMENTS AT SIDE AND REAR PROPERTY LINES
ARE 10.0' WIDE. ALL EASEMENTS ALONG STREET
R.O.W. ARE 10.0' WIDE UNLESS OTHERWISE NOTED.

ACREAGE CONTAINED IN STREET RIGHT OF WAY - 1.780-ACRES
LINEAR FOOTAGE OF STREET - 1441.18 L.F.



VICINITY MAP
N.T.S.

CURVE	DELTA	RADIUS	ARC	TANGENT	BEARING	CHORD
1	47°11'46"	171.89	141.42	75.00	N21°41'21"E	137.46
2	03°21'26"	2559.23	149.96	75.00	N08°30'29"W	149.94
3	112°21'11"	753.40	149.51	75.00	N13°52'18"W	149.26
4	08°09'26"	1051.85	149.75	75.00	S19°28'42"E	149.82

KNOW ALL MEN BY THESE PRESENTS, that MH 4 JOINT VENTURE, LTD., whose address is P.O. BOX 1183, KILLEEN, TEXAS 76540 being the sole owner of that certain 68.558 acre tract, being a part of the W. Haggard Survey Abstract No. 459, A. E. Dennis Survey, Abstract No. 1147, and the Elizabeth Berry Survey, Abstract No. 1018 which is more fully described in the Dedication of WALNUT CREEK ESTATES, PHASE TWO, Bell County, Texas, as shown on the plat hereof, attached hereto, and made a part hereon, and MH 4 JOINT VENTURE, LTD. does hereby adopt said WALNUT CREEK ESTATES, PHASE TWO as an addition to Bell County, Texas, and for the purpose of selling lots and blocks of land with reference thereto, and for all other purposes do hereby dedicate to the County of Bell, 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 County of Bell. The utility easements shown on said plat are dedicated to the public, for the installation and maintenance of any and all public utilities, which the County may elect to install and maintain or permit to be installed and maintained.

WITNESS the execution hereof, this 20th day of October, 2000.

For: MH 4 Joint Venture, Ltd.
William Hickman
William Hickman, Partner
MH 4 JOINT VENTURE, LTD.

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared William Hickman, Partner of MH 4 Joint Venture, Ltd., known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that the same was the act of MH 4 JOINT VENTURE, LTD., and that he executed the same for the purpose and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 20th day of October, 2000.

BONNIE MITCHELL
Notary Public
STATE OF TEXAS
My Comm. Exp. 10/31/2004

Bonnie Mitchell
NOTARY PUBLIC, STATE OF TEXAS

APPROVED this 14th day of May, 2001, by the Commissioner's Court and may be filed for record in the Plat Records of Bell County, by the County Clerk.

Robert Sutton
COUNTY JUDGE
Bob Sutton
COUNTY CLERK

NOTARY PUBLIC, STATE OF TEXAS
Date: May 14, 2001

PENNY WARD
Notary Public, State of Texas
My Commission Expires 07/19/2002

FILED FOR RECORD this 15th day of May, 2001, A.D. in Cabinet C, Slide 268, Plat Records of Bell County, Texas.

KNOW ALL MEN BY THESE PRESENTS,

That I, Gale E. 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 County of Bell, Texas, and this subdivision is within the County Limits of Bell County, Texas.

Gale E. Mitchell
Gale E. Mitchell
Registered Professional Land Surveyor, No. 1602



KNOW ALL MEN BY THESE PRESENTS,

That I, Mike W. Kriegel, Registered Professional Engineer, do hereby certify that I prepared all necessary drainage calculations and designed all drains and appurtenances in accordance with the subdivision regulations of Bell County, Texas.

Mike W. Kriegel
Mike W. Kriegel
Registered Professional Engineer, No. 83017



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 7 Day of May, A.D. 2000

BELL COUNTY TAX APPRAISAL DISTRICT
By: *Deanna Lewis*

NO.	DATE	REVISIONS
1	5/2/01	ESLTS WIDTH
1	5/2/01	LOT LINE 3 & 4
		REMARKS
		BY

FINAL PLAT
WALNUT CREEK ESTATES
PHASE TWO
BELL COUNTY, TEXAS

MITCHELL & ASSOCIATES, INC.
ENGINEERING & SURVEYING
102 N COLLEGE ST KILLEEN, TEXAS 254-634-5541

DWG No. 13944-D
DATE: 9/1/01
SCALE: 1"=200'
FOLDER: 951/61
BLOCK: 11 - LOTS
AREA: 68.558 ACRES

M & A

BC