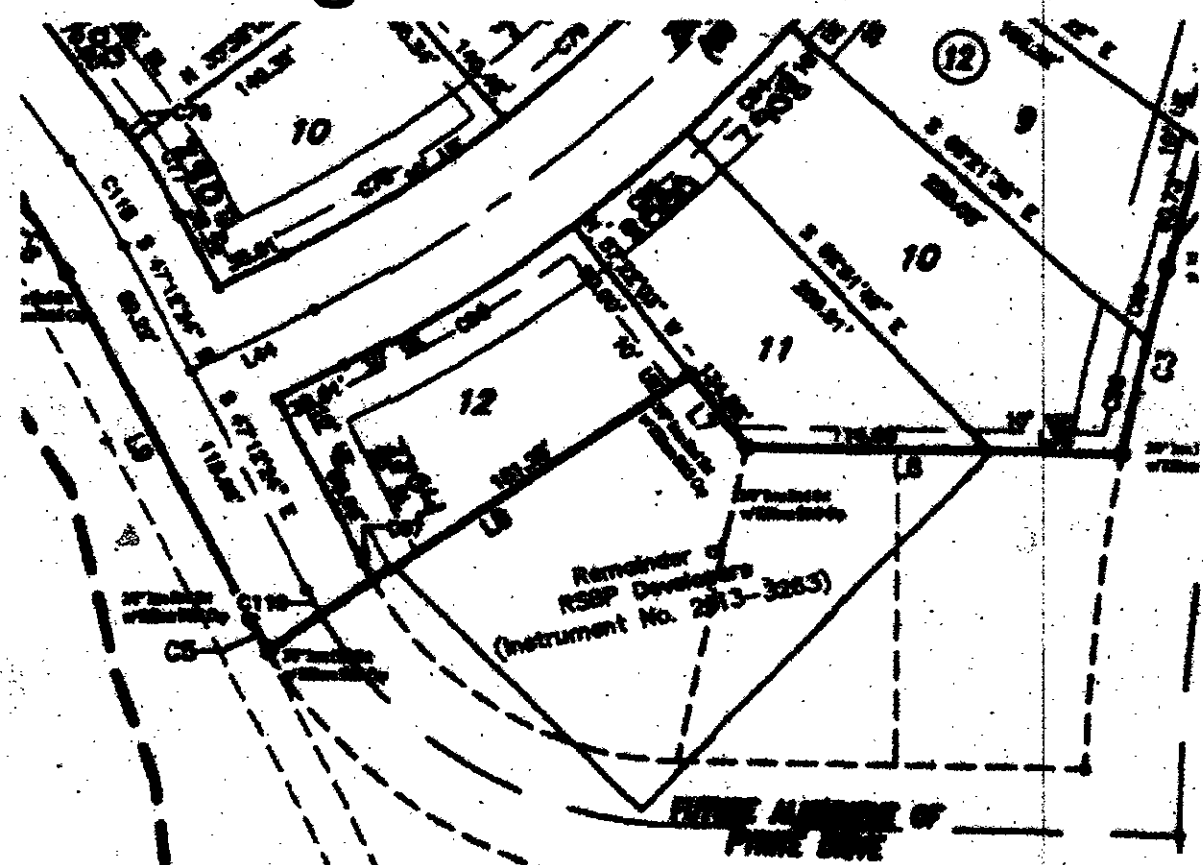


Pages 2

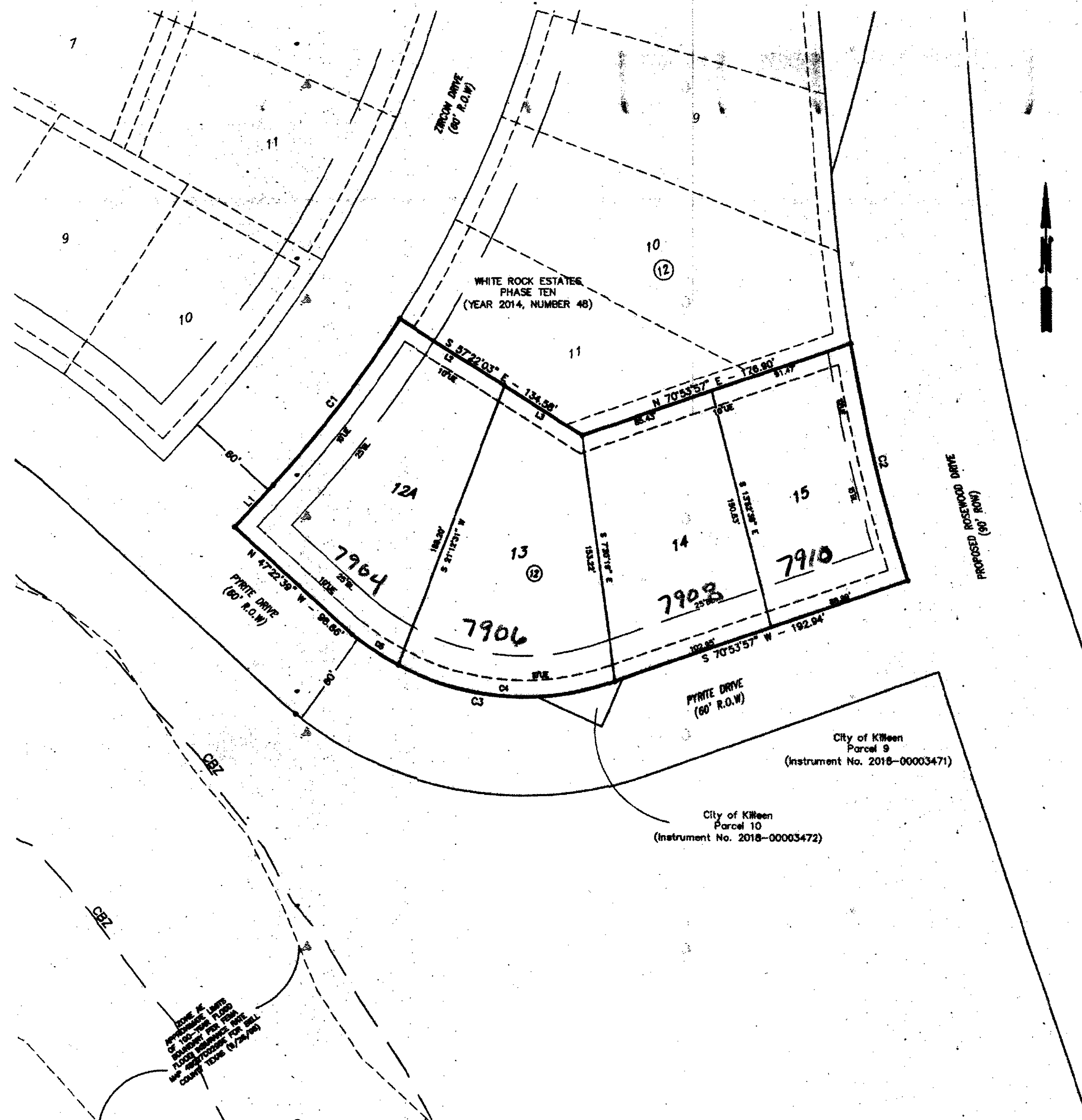
LINE	BEARING	DISTANCE
L1	N 42°47'28" E	35.81'
L2	S 87°22'03" E	77.20'
L3	S 87°22'03" E	87.20'

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEAR.
C1	10°04'28"	730.80'	128.44'	84.80'	N 37°42'47" E	128.25'
C2	8°18'25"	1046.07'	180.80'	75.86'	S 17°18'58" E	180.77'
C3	88°31'24"	170.80'	173.84'	86.25'	N 78°50'51" W	168.18'
C4	48°53'28"	170.80'	126.13'	73.72'	N 88°38'51" W	128.28'
C5	17°57'08"	170.80'	34.82'	17.32'	N 88°23'38" W	34.44'

**LEGEND**  
 CBZ CREEK BUFFER ZONE



INSET OF LOT 12, BLOCK 12  
 WHITE ROCK ESTATES PHASE TEN  
 (YEAR 2013, NO. 48)  
 N.T.S.



- NOTES:**
- ALL CORNERS SHOWN ARE 3/8" IRON ROD SET WITH KILLEEN ENGINEERING CAP UNLESS OTHERWISE NOTED.
  - BEARINGS ARE BASED ON THE TEXAS COORDINATE SYSTEM, CENTRAL ZONE, NAD 83, (CORR 98) AS PER LEICA SMARTNET GPS OBSERVATIONS.
  - PLAT SHALL NOT BE RECORDED UNTIL PYRITE DRIVE IS COMPLETED AND ACCEPTED BY THE CITY.

KNOW ALL MEN BY THESE PRESENTS, that RSP Developers, Inc., a Texas Corporation, whose address is 2901 E. Stan Schlueter Loop, Killeen, Texas 76942, being the sole owner of that 1.420 acre tract of land in Bell County, Texas, part of the A.H. Wood Survey, Abstract No. 886, which is more fully described in the dedication of WHITE ROCK ESTATES, PHASE ELEVEN being a replat of Lot 12, Block 12 White Rock Estates Phase Ten and 1.058 acres out of A.H. Wood Survey, Abstract Number 886, as shown by the plat hereto attached hereto, and made a part hereof, and approved by the Planning and Zoning Commission of the City of Killeen, Bell County, Texas, does hereby accept said WHITE ROCK ESTATES, PHASE ELEVEN being a replat of Lot 12, Block 12 White Rock Estates Phase Ten and 1.058 acres out of A.H. Wood Survey, Abstract Number 886, as an addition to the City of Killeen, Bell County, Texas, and hereby dedicates to said city a streets, easements, 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 shown and as authorized by the City of Killeen. The utility and drainage easements shown on said plat are dedicated to said city for its use and maintenance of any and all public utilities and drainage utilities which the city may install or permit to be installed or maintained.

For: RSP Developers, Inc., a Texas Corporation  
 By: *Gary W. Panser, Jr.*  
 Gary W. Panser, Jr., President

STATE OF TEXAS  
 COUNTY OF BELL

This instrument was acknowledged before me on the 6 day of March, 2020 by Gary W. Panser, Jr., President of RSP Developers, Inc.

CYNTHIA A. MURPHY  
 Notary Public, State of Texas  
 Comm. Expires 08-29-2023  
 Notary ID 11718961

*Cynthia A. Murphy*  
 Notary Public, State of Texas

Approved this 25<sup>th</sup> day of April, 2020 by the Planning and Zoning Commission of the City of Killeen, Texas.

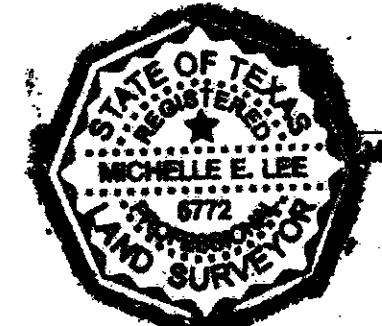
*Vicki Lathan*  
 Chairman, Planning and Zoning Commission  
*Wanda Jones*  
 Secretary, Planning and Zoning Commission

FILED FOR RECORD this 25 day of April, 2020 A.D.

Year 2020 Number 10 Plat Book is of Bell County, Texas.

Deduction Instrument in Instrument No.          Official 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 particular corner monuments shown hereon were properly placed or found under my personal supervision, in accordance with the Subdivision Regulations of the City of Killeen, Texas. This subdivision, WHITE ROCK ESTATES, PHASE ELEVEN being a replat of Lot 12, Block 12 White Rock Estates Phase Ten and 1.058 acres out of A.H. Wood Survey, Abstract Number 886, is located within the City Limits of Killeen, Texas.

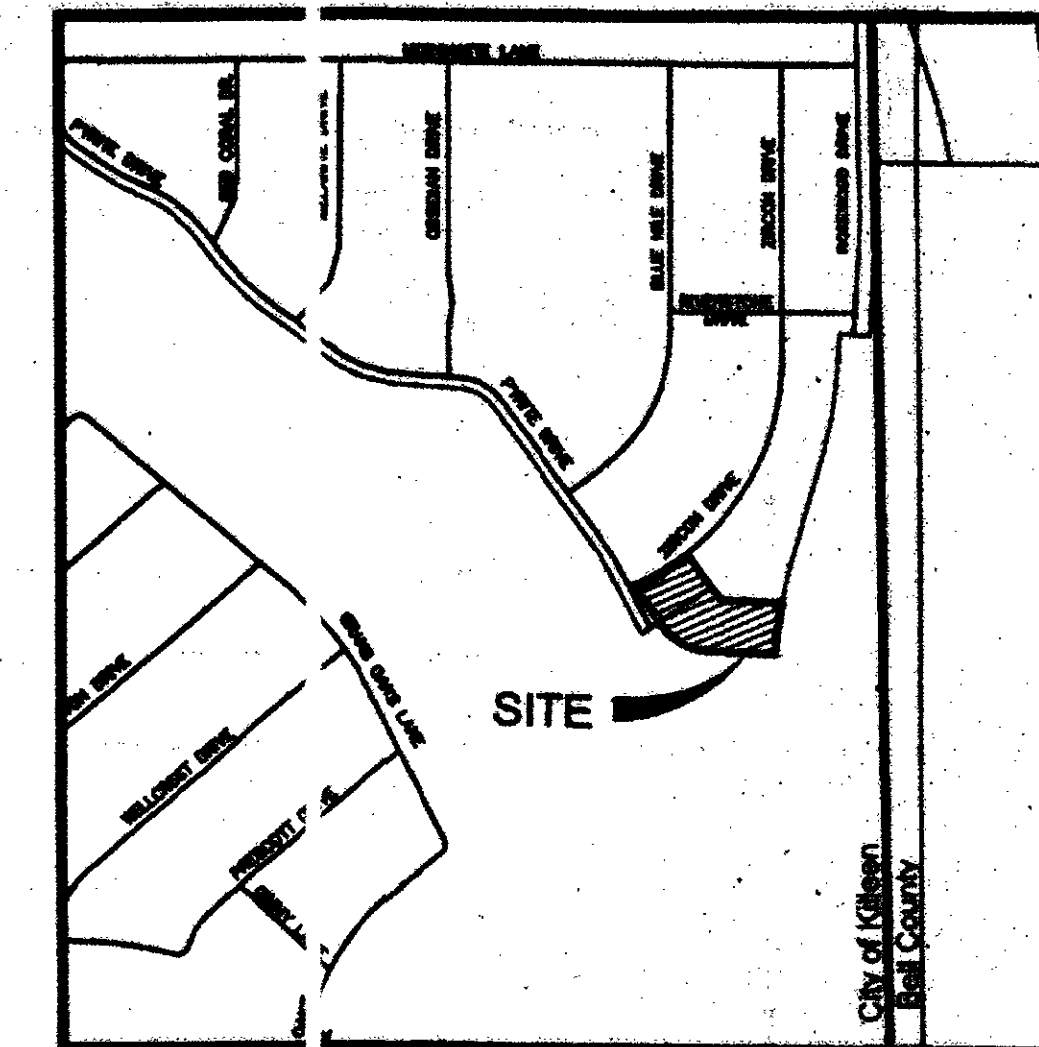


*Michelle E. Lee*  
 Michelle E. Lee, NPLS (TX 5772)

TAX CERTIFICATE  
 The Bell County Tax Appraisal District, by 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 9<sup>th</sup> day of April, 2020.

BELL COUNTY TAX APPRAISAL DISTRICT  
 By: *Margan Dowers*



VICINITY MAP  
 N.T.S.

**KILLEEN ENGINEERING & SURVEYING, LTD**  
 2901 E. Stan Schlueter Loop  
 Killeen, Texas 76542  
 OFFICE: (254) 526-3981 FAX: (254) 526-4351  
 TYPERS REGISTRATION NO. F-4200  
 TIPS REGISTRATION NO. 10194541

WHITE ROCK ESTATES, PHASE ELEVEN BEING  
 A REPLAT OF LOT 12, BLOCK 12, WHITE ROCK  
 ESTATES PHASE TEN AND 1.058 ACRES OUT OF  
 A.H. WOOD SURVEY, ABSTRACT NO. 886  
 KILLEEN, BELL COUNTY, TEXAS

Project No.:	2018-002
Acres:	1.420
No. of Lots:	4
Scale:	1" = 50'
Date:	3/20/2020
Design By:	MEL / AEN
Sheet No.:	1 of 1