

STATE OF TEXAS §
COUNTY OF BELL §

KNOW ALL MEN BY THESE PRESENTS, that Jung Soon Choi-Moon, whose address is 1109 S. Fort Hood Street, Killeen, Texas, 76542, being the sole owner of that certain 1.246 acre tract of land in Bell County, Texas, part of the Azra Webb Survey, Abstract No. 857, which is more fully described in the dedication of YO CHOI ADDITION, as shown by the plat hereof, attached hereto, and made a part hereon, and approved by the Executive Director of Planning and Development Services of the City of Killeen, Bell County, Texas and Jung Soon Choi-Moon, does hereby adopt said YO CHOI ADDITION, as an addition to the City of Killeen, Bell County, Texas, and hereby dedicates 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 utility easements shown on said are dedicated to said city for 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 the 10 day of Feb, 2011.

By: Jung Choi
Jung Soon Choi-Moon, Owner

Sworn to and subscribed before me this 10 day of Feb, 2011, A.D.



Peggy Allen
NOTARY PUBLIC, STATE OF TEXAS
My Commission Expires: 9-25-11

CITY PLANNING AND DEVELOPMENT SERVICES

APPROVED this 7th day of March, 2011, A.D. by the Planning and Development Services Department of the City of Killeen, Bell County, Texas.

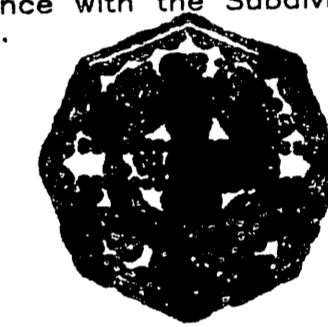
Tom Orr
Executive Director, Planning and Development Services

Ficki Macken
Planning Secretary

SURVEYORS' CERTIFICATE:

I, A. W. Kessler, Registered Professional Land Surveyor, do hereby certify that this plat was prepared from a survey made on the ground of the land and that all perimeter boundary corner monuments shown hereon were found or placed in accordance with the Subdivision and Property Development Regulations of the City of Killeen, Texas.

A. W. Kessler 3-17-11
A. W. Kessler
Registered Professional Land Surveyor No. 1852
State of Texas



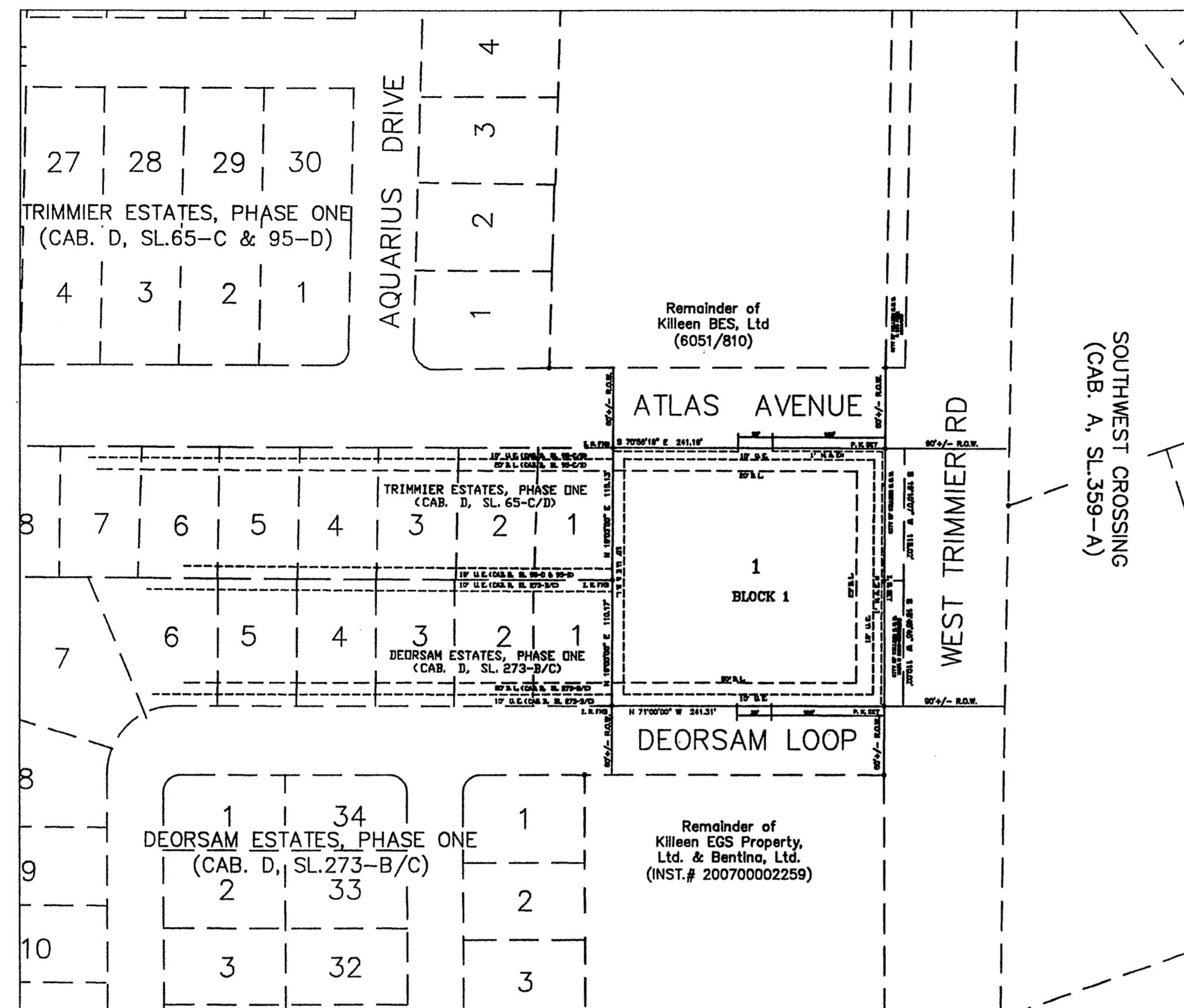
TAX CERTIFICATE:

The Bell County Tax Appraisal District, the taxing authority for all taxing 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.

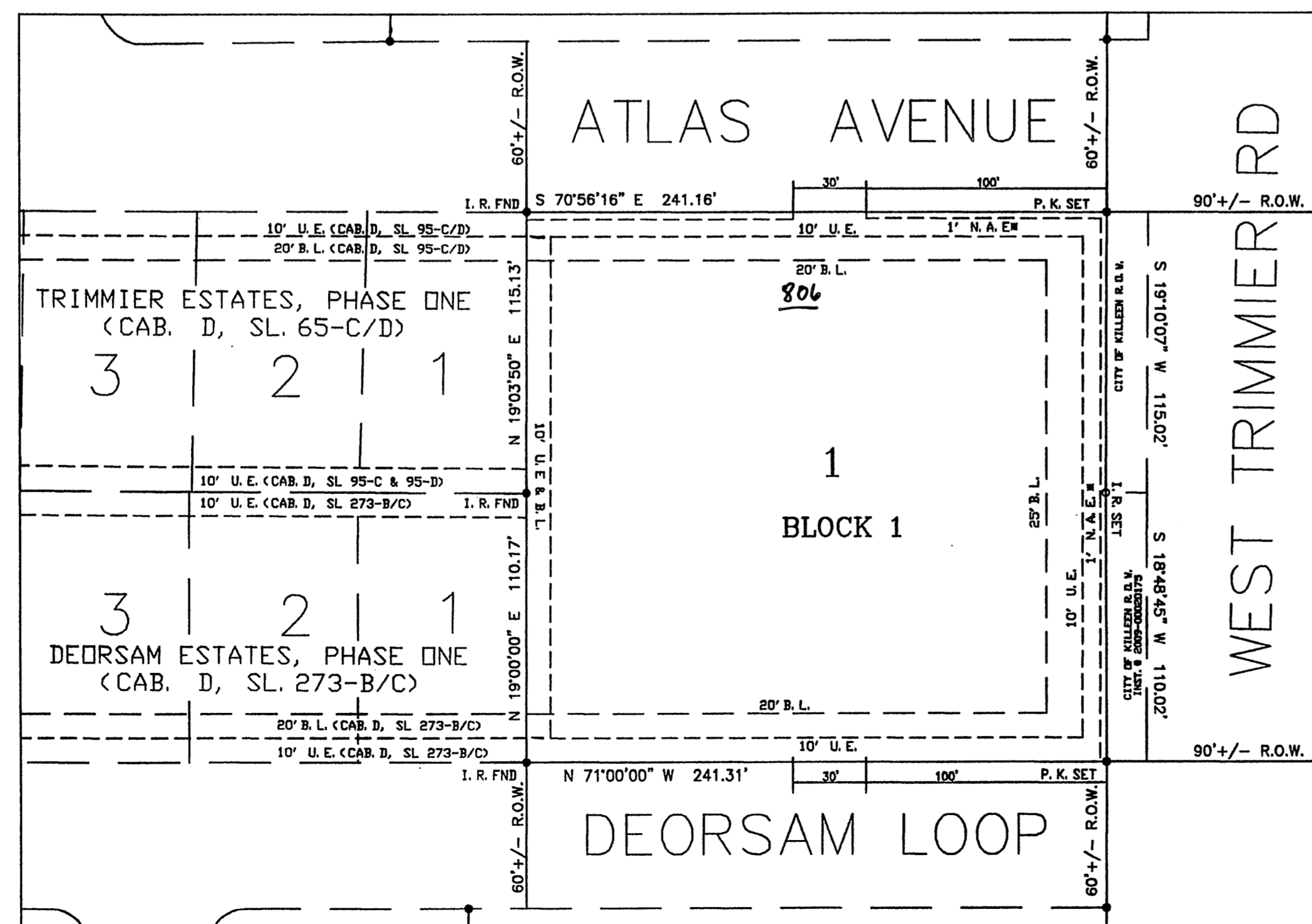
Dated this 23rd day of March, A.D. 2011.

BELL COUNTY TAX APPRAISAL DISTRICT
By: Melissa Matade

SURVEY: AZRA WEBB SURVEY, A-857
NUMBER OF BLOCKS: 1
NUMBER OF LOTS: 1
TOTAL ACREAGE: 1.246 ACRES
DATE: FEBRUARY 3, 2011
SURVEYOR: VERA & ASSOCIATES, LC.
3707 SIERRA DRIVE
GEORGETOWN, TEXAS 78628
(512) 864-9804/(512) 864-7650 fax



YO CHOI ADDITION
SCALE: 1"=100'



YO CHOI ADDITION
SCALE: 1"=50'

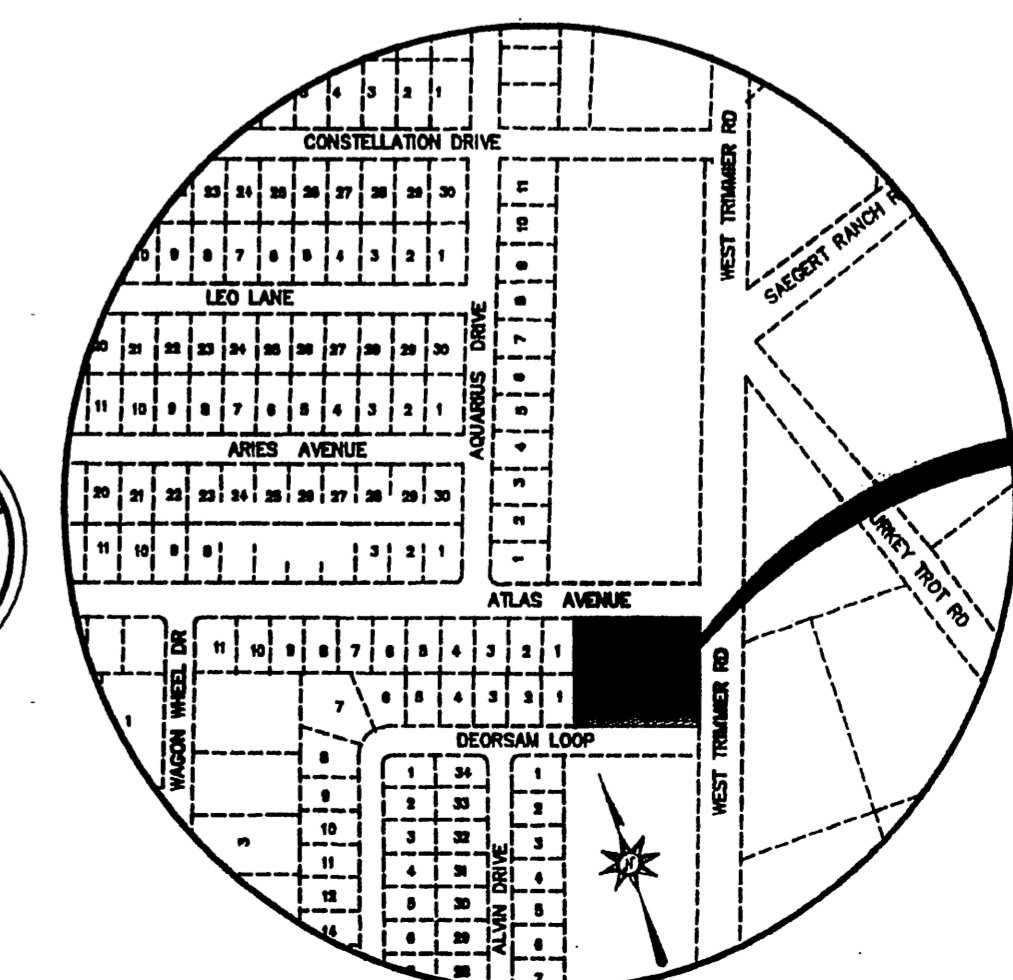
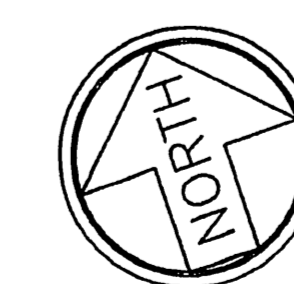
LEGEND	
●	- INDICATES IRON RODS OR CORNER MONUMENTATION FOUND (R.F.ND).
○	- INDICATES IRON ROD WITH CAPS MARKED "CORNER, 1852" SET (IRS).
U.E.	- INDICATES PUBLIC UTILITY EASEMENT
B.L.	- INDICATES BUILDING SETBACK LINE
N.A.E.	- INDICATES 1' NON-ACCESS EASEMENT

BUILDING LINE NOTE:
BUILDING LINES SHALL BE AS ESTABLISHED AND DICTATED IN CHAPTER 31 (ZONING) OF THE CITY OF KILLEEN CODE OF ORDINANCES AND MAY VARY FROM THOSE SHOWN HEREON.

THIS TRACT IS NOT WITHIN THE 100-YEAR FLOOD BOUNDARY AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP NUMBER 48027C0290E, CITY OF KILLEEN, BELL COUNTY, TEXAS, EFFECTIVE SEPT. 25, 2008.

*NON-ACCESS EASEMENT NOTES:
1. THERE IS A ONE-FOOT NON-ACCESS EASEMENTS ALONG THE ENTIRE FRONTAGE OF ATLAS AVE. AND WEST TRIMMER RD. AND ACCESS POINTS AS SHOWN HEREON MAY VARY AS APPROVED BY THE CITY ENGINEER.

PROJ. YO-CHOI	DATE: MARCH, 2011
AUTHORIZED BY: CM	DRAWN BY: WK
	APPROVED BY:

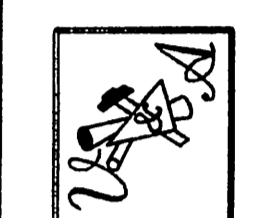


PROJECT LOCATION

VICINITY MAP
N.T.S.

Recorded Date April 15, 2011
Cabinet D Slide 318-C
Instrument # 2011-00012537

VERA & ASSOCIATES, LC
3707 SIERRA DRIVE
GEORGETOWN, TEXAS
PHONE: 512-864-7650
FAX: 512-864-5101



FINAL PLAT
YO CHOI ADDITION
City of Killeen, Bell County, Texas

PROJECT INFORMATION	TOTAL ACRES: 1.246
	TOTAL BLOCKS: 1
	TOTAL LOTS: 1