

KNOW ALL MEN BY THESE PRESENTS, that Yong Su Ko and Sun Hung Ko, whose address is 4921 Lakeshore Drive, Killeen, TX, 76543 being the sole owner of that certain 0.457 acre tract of land in Bell County, Texas, part of the Hadden O'Neal Survey, Abstract No. 645, which is more fully described in the dedication of YONG KILLEEN ADDITION as shown by the plat hereof, attached hereto, and made a part hereof, and approved by the City of Killeen, Bell County, Texas, does hereby adopt said YONG KILLEEN 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, Bell County, Texas. The utility and drainage easements shown on said plat are dedicated to said city for the installation and maintenance of any and all public utilities and drainage utilities, which the city may install or permit to be installed or maintained.

WITNESS the execution hereof, on this 15th day of June, 2021.

For: Yong Su Ko
 For: Sun Hung Ko

Before me, the undersigned authority, on this day personally appeared Bruce Whitis 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 herein.

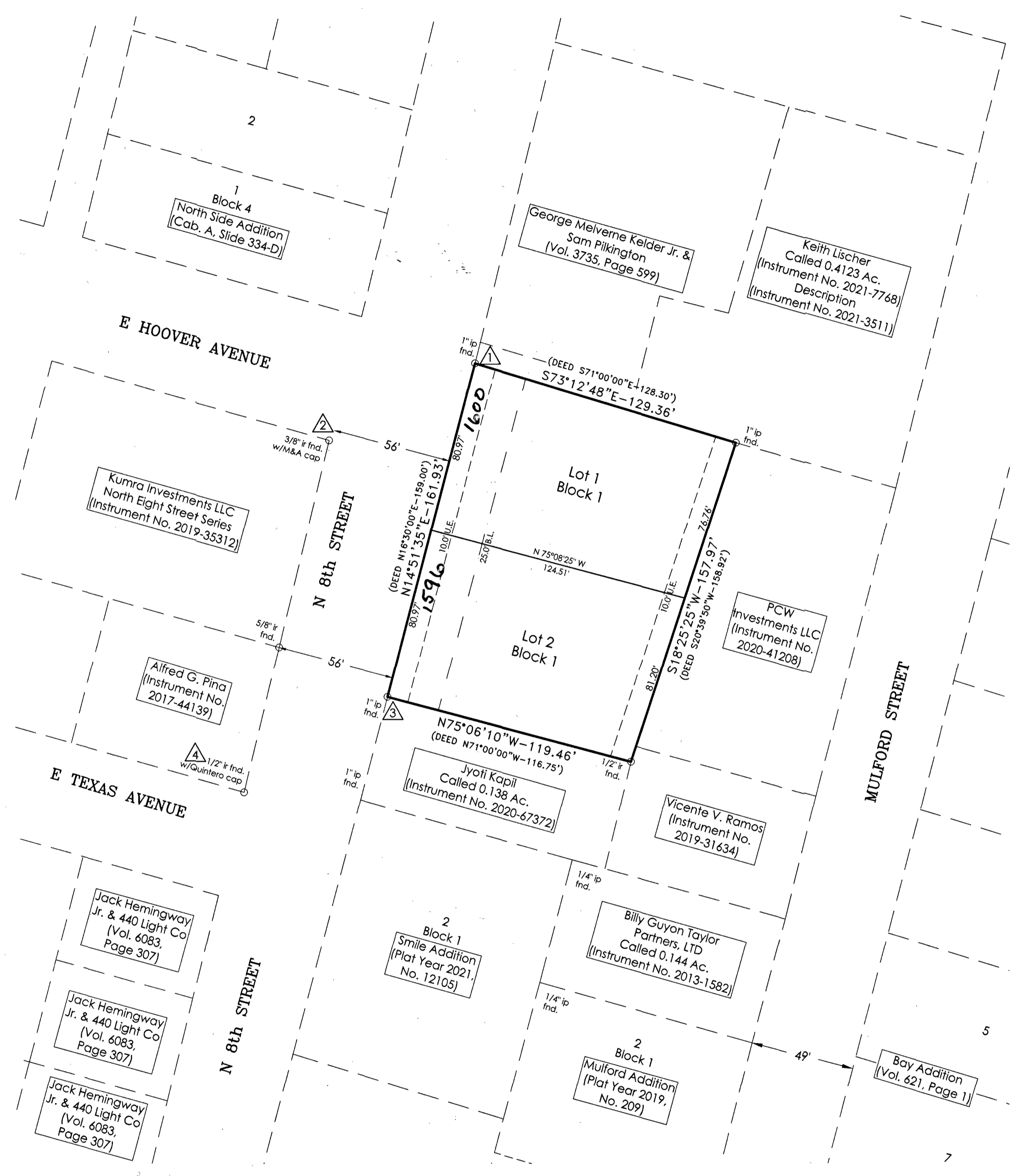
B. Henderson
 NOTARY PUBLIC STATE OF TEXAS
 My Commission Expires 12/20/2024

APPROVED this 22nd day of June, 2021, by the Planning Director of the City of Killeen, Texas.

Walter Medina
 PLANNING DIRECTOR
Kristina Stueckler
 PLANNING ASSISTANT

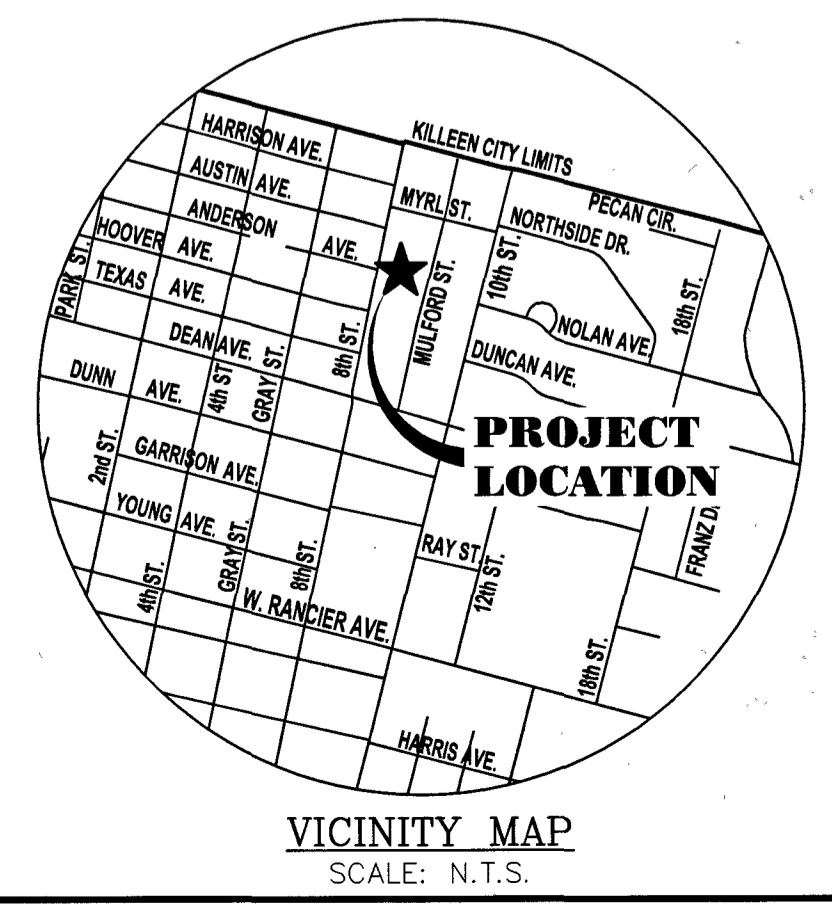
KNOW ALL MEN BY THESE PRESENTS,
 That I, Mike W. Krieger, Registered Professional Land Surveyor, do hereby certify that I did prepare this plat from an actual and accurate survey of the land, that the corner monuments shown hereon were properly placed under my personal supervision in accordance with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

Mike W. Krieger
 Registered Professional
 Land Surveyor, No. 4330



YONG KILLEEN ADDITION
 KILLEEN, BELL COUNTY, TEXAS
 FINAL PLAT

No.	DATE	REMARKS	BY
1	5/28/2021	CITY OF KILLEEN COMMENTS	FRB



Lot	Block	Area
1	Block 1	10004 Sq. Ft.
2	Block 1	9882 Sq. Ft.

△ to △	562°26'13"W-78.14'
△ to △	556°42'41"W-81.52'
△	1" iron pipe found
△	1" iron pipe found
△	3/8" iron rod found with M&A cap
△	3/8" iron rod found with Quintero cap

NOTES:

- All bearings are based upon the Texas Coordinate System, NAD 83 (CORS 96), Texas Central Zone as determined by Leica Texas Smartnet GPS observations. All distances are surface distance. Combined scale factor=1.0001168.
- This subdivision is located in zone X, areas determined to be outside the 0.2% annual chance floodplain, as indicated on the U.S. FEMA Agency Boundary Map. (Flood Insurance Rate Map), Map No. 48027C**E, effective date September 26, 2008 for Bell County, Texas.
- Water impact fees are hereby assessed and established in accordance with City Of Killeen Ordinance No. 21-015 at a rate of \$1,161 per service unit. Wastewater impact fees are hereby assessed and established in accordance with City of Killeen Ordinance No. 21-015 at a rate of \$418 per service unit. Impact fees shall be paid at the time of building permits.

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 10 day of June, 2021 A.D.
 By: *[Signature]*
 Bell County Tax Appraisal District

FILED FOR RECORD this 22nd day of June, 2021
 Plat Records of Bell County, Texas, and Dedication Instrument # 2021-39495
 Official Records of Real Property, Bell County, Texas

MITCHELL & ASSOCIATES, INC.
 ENGINEERING & SURVEYING
 102 N. COLLEGE
 KILLEEN, TEXAS 76541
 PHONE: (254) 634-5541
 FAX: (254) 634-2141
 T. B. L. S. FIRM REGISTRATION NO. 100294-00
 TEXAS BOARD OF PROFESSIONAL ENGINEERS FIRM REGISTRATION NO. 100294-00

DWG No. 21-00-D-S
 DRAWN BY: FRB
 DATE: MAY 2021
 SCALE: AS SHOWN
 FB/LB: **
 2 LOTS
 1 BLOCK
 AREA: 0.457 Ac.

INST # 2021-39495