

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 1 OF 7
SEPTEMBER, 2017

DESCRIPTION FOR TRACT 12

BEING A 0.8243 ACRE (35,908 SQUARE FEET) TRACT OF LAND, MORE OR LESS, IN THE J.S. WILDER SURVEY, ABSTRACT NO. 912, BELL COUNTY, TEXAS, AND BEING PART OF THAT TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 576, PAGE 412 OF THE OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS (O.P.R.B.C.T.), SAME BEING A PART OF OLD FARM-TO-MARKET ROAD 439 (FM 439) (A CALLED 70 FOOT RIGHT-OF-WAY (R.O.W.)), (NOW KNOWN AS WESTCLIFF ROAD – A VARIABLE WIDTH R.O.W. - NO RECORDING INFORMATION FOUND), SAID 0.8243 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID VOLUME 576, PAGE 412, SAME BEING THE COMMON SOUTHEAST CORNER OF A REMAINING PORTION OF A TRACT OF LAND DESCRIBED AS TRACT 2 IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 585, PAGE 221 O.P.R.B.C.T., HAVING A SURFACE COORDINATE OF NORTH 10,383,534.021, EAST 3,127,854.509, FROM WHICH A 1" IRON PIPE FOUND BEARS SOUTH 70° 40' 09" WEST, A DISTANCE OF 1.35 FEET;

- 1) THENCE NORTH 16° 22' 10" EAST ALONG THE WESTERLY LINE OF SAID VOLUME 576, PAGE 412 AND THE COMMON EASTERLY LINE OF SAID VOLUME 585, PAGE 221, A DISTANCE OF 13.00 FEET TO THE NORTHWEST CORNER OF SAID VOLUME 579, PAGE 412, SAME BEING THE NORTHEAST CORNER OF SAID VOLUME 585, PAGE 221, ALSO BEING IN THE SOUTH LINE OF THE PRESCRIPTIVE R.O.W. OF FM 439;
- 2) THENCE SOUTH 73° 48' 54" EAST ALONG THE NORTHERLY LINE OF SAID VOLUME 576, PAGE 412 AND ALONG THE COMMON SOUTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, A DISTANCE OF 1855.70 FEET TO THE NORTHEAST CORNER OF SAID VOLUME 579, PAGE 412, SAME BEING THE NORTHWEST CORNER OF A TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 576, PAGE 275 O.P.R.B.C.T.;
- 3) THENCE SOUTH 16° 22' 40" WEST, ALONG THE EASTERLY LINE OF SAID VOLUME 579, PAGE 412 AND THE COMMON WESTERLY LINE OF SAID VOLUME 576, PAGE 275, A DISTANCE OF 16.00 FEET TO THE SOUTHEAST CORNER OF SAID VOLUME 579, PAGE 412, SAME BEING THE SOUTHWEST CORNER OF SAID 576, PAGE 275;

THENCE ALONG THE SOUTHERLY LINE OF SAID VOLUME 579, PAGE 412, SAME BEING THE COMMON SOUTHERLY R.O.W. LINE OF OLD FM 439 AS FOLLOWS:

- 4) NORTH 73° 43' 20" WEST, PASSING A X-CUT FOUND AT A DISTANCE OF 106.68 FEET, OFFSET LEFT A DISTANCE OF 1.44 FEET, CONTINUING IN ALL A TOTAL DISTANCE OF 217.44 FEET;
- 5) SOUTH 89° 34' 42" WEST, A DISTANCE OF 104.40 FEET;

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 2 OF 7
SEPTEMBER, 2017

DESCRIPTION FOR TRACT 12

- 6) NORTH 73° 43' 20" WEST, PASSING A 1/2" CAPPED IRON ROD FOUND AT A DISTANCE OF 7.23 FEET, OFFSET LEFT A DISTANCE 1.01 FEET, PASSING A 3/8" IRON ROD FOUND AT A DISTANCE OF 159.63 FEET, OFFSET LEFT A DISTANCE OF 0.58 FEET, CONTINUING IN ALL A TOTAL DISTANCE OF 200.00 FEET;
- 7) NORTH 57° 01' 23" WEST, A DISTANCE OF 104.40 FEET;
- 8) NORTH 73° 43' 20" WEST, PASSING A 3/8" IRON ROD FOUND AT A DISTANCE OF 39.81 FEET, OFFSET LEFT A DISTANCE 1.55 FEET, PASSING A 3/8" IRON ROD FOUND AT A DISTANCE OF 1119.36 FEET, OFFSET LEFT A DISTANCE OF 0.80 FEET, CONTINUING IN ALL A TOTAL DISTANCE OF 1238.26 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 0.8243 ACRE (35,908 SQUARE FEET) OF LAND, MORE OR LESS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 3 OF 7
SEPTEMBER, 2017

DESCRIPTION FOR TRACT 12

A PLAT OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS DESCRIPTION.

BASIS OF BEARING: TEXAS COORDINATE SYSTEM, NAD 83 (EPOCH 2011), NORTH CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE COORDINATES AND SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK.


THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

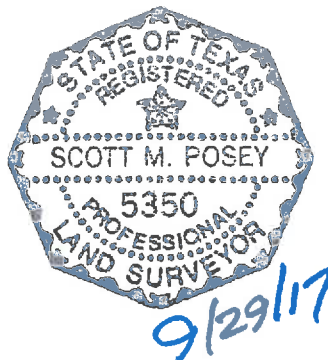
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM F.M. 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.


SCOTT M. POSEY
TEXAS REGISTRATION NO. 5350



LAMB-STAR ENGINEERING, L.P.
5700 W. PLANO PARKWAY, SUITE 1000
PLANO, TEXAS 75093
PH. (214) 440-3600
FIRM REGISTRATION CERTIFICATE NO. 10048300
SEPTEMBER 29, 2017

**J.S. WILDER SURVEY
ABSTRACT No. 913**

**EXHIBIT "A"
PAGE 4 OF 7**

PK NAIL
W/SHINER
FOUND

60D NAIL
FOUND

ASHLEY ALVIA WEST
INST No. 20150021273
D.P.R.B.C.T.

SECOND REPEAT
OF BLACKWELL
ACRES
CAB. A,
SLIDE 57-D
D.P.R.B.C.T.

BLOCK 6

1-1/2" IPF

0.8243 AC.
[35,908 SQ. FT.]

BLOCK 1
TA

1/2" IRF

1-1/4" IPF

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 412
O.P.R.B.C.T.

3/8" IRF

EXISTING
RIGHT-OF-WAY LINE

60D NAIL
FOUND

WESTCLIFF ROAD
170' R.O.W.

APPROX. SURVEY LINE

1/2" CIRF

EXISTING RIGHT-OF-WAY LINE

1" IPF

OLD FM 439
170' R.O.W.

S 73°48'54" E 1855.70'

3/8" IRF

STATE OF TEXAS
VOL. 585, PG. 221
O.P.R.B.C.T.

1" IPF BEARS
S70°40'09"W
1.35'

1" IPF

N 73°43'20" W
1238.26'

3/8" IRF

3/8" IRF

1-1/4" IPF

EVENING HOLLOW
ADDITION
CAB. A,
SLIDE 9-D
O.P.R.B.C.T.

BLOCK 1

3/8" IRF

3/8" IRF

1" IPF

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 412
O.P.R.B.C.T.

3/8" IRF

3/8" IRF

1" IPF

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 412
O.P.R.B.C.T.

3/8" IRF

3/8" IRF

1" IPF

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 412
O.P.R.B.C.T.

3/8" IRF

3/8" IRF

1" IPF

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 412
O.P.R.B.C.T.

3/8" IRF

3/8" IRF

1" IPF

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 412
O.P.R.B.C.T.

3/8" IRF

3/8" IRF

1" IPF

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 412
O.P.R.B.C.T.

3/8" IRF

3/8" IRF

1" IPF

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 412
O.P.R.B.C.T.

3/8" IRF

3/8" IRF

1" IPF

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 412
O.P.R.B.C.T.

3/8" IRF

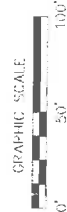
3/8" IRF

1" IPF

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 412
O.P.R.B.C.T.

3/8" IRF



**J.S. WILDER SURVEY
ABSTRACT No. 912**

A PLAT OF A SURVEY
FOR TRACT 12
FARM-TO-MARKET 439
A 0.8243 AC., [35,908 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
J.S. WILDER SURVEY,
ABSTRACT NO. 912 AND
J.S. WILDER SURVEY,
ABSTRACT NO. 913
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

- LEGEND**
- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
 - PARCEL BOUNDARY
 - PROPERTY LINE
 - EXISTING EASEMENT LINE
 - SURVEY LINE
 - P.O.C. = POINT OF COMMENCING
 - P.O.B. = POINT OF BEGINNING
 - O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
 - R.O.W. = RIGHT-OF-WAY
 - IRF = IRON ROD FOUND
 - CIRF = CAPPED IRON ROD FOUND
 - "X" CUT = "X" CUT IN CONCRETE FOUND
 - O = FOUND MONUMENTATION
 - CM = CONTROLLING MONUMENTATION
 - ~ = LINE BREAK (NOT TO SCALE)

A DESCRIPTION OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS PLAT.
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.
COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK
THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2087-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE
VARIOUS SUBDIVISION PLATS AND DEEDS.

**J.S. WILDER SURVEY
ABSTRACT No. 913**

BLOCK 1 PAGE 5 OF 7
EXHIBIT "A"

BLOCK 6
J.F. SCHWERTNER
ADDITION
CAB. A, SLIDE 358-B
O.P.R.B.C.T.

0.8243 AC.
[35,908 SQ. FT.]
STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

STARDUST STREET
(60' R.O.W.)

BLOCK 2
KIND ADDITION
CAB. A,
SLIDE 371-D
O.P.R.B.C.T.

WESLEY KUIP
AND
DAWN KUIP
VOL. 3628,
PG. 670
O.P.R.B.C.T.

MATCHLINE SEE PAGE 4 OF 7

MATCHLINE SEE PAGE 6 OF 7

GRAPHIC SCALE
0 50' 100'



APPROX. SURVEY LINE
S 73°48'54" E 1855.70'

WESTCLIFF ROAD
(VARIABLE WIDTH R.O.W.)
NO RECORDING INFO. FOUND

OLD FM 439
(70' R.O.W.)

MATCHLINE SEE PAGE 6 OF 7

3/8" IRF
STATE OF TEXAS
VOL. 576, PG. 412
O.P.R.B.C.T.

N 73°43'20" W
1238.26'

BLOCK 7
EVENING HOLLOW
ADDITION
1ST EXTENSION
CAB. A,
SLIDE 89-D
O.P.R.B.C.T.

BLOCK 3
EVENING HOLLOW
ADDITION
1ST EXTENSION
CAB. A,
SLIDE 89-D
O.P.R.B.C.T.

BLOCK 4
EVENING HOLLOW
ADDITION
1ST EXTENSION
CAB. A,
SLIDE 89-D
O.P.R.B.C.T.

STARDUST STREET
(60' R.O.W.)

MOONLIGHT DRIVE
(60' R.O.W.)

**J.S. WILDER SURVEY
ABSTRACT No. 912**

A PLAT OF A SURVEY
FOR TRACT 12

OLD FARM-TO-MARKET 439
A 0.8243 AC., [35,908 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE

J.S. WILDER SURVEY,
ABSTRACT NO. 912 AND
J.S. WILDER SURVEY,
ABSTRACT NO. 913
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017



LEGEND

- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
- PARCEL BOUNDARY
- PROPERTY LINE
- EXISTING EASEMENT LINE
- SURVEY LINE
- P.O.B. = POINT OF BEGINNING
- O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
- R.O.W. = RIGHT-OF-WAY
- IRF = IRON ROD FOUND
- CIRF = CAPPED IRON ROD FOUND
- "X" CUT = "X" CUT IN CONCRETE FOUND
- O = FOUND MONUMENTATION
- CM = CONTROLLING MONUMENTATION
- = LINE BREAK (NOT TO SCALE)

A DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.

BASE OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203). ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TxDOT VRS NETWORK

THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:

- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES
- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.
- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.

**J.S. WILDER SURVEY
ABSTRACT No. 913**

EXHIBIT "A"
PAGE 6 OF 7

DONALD W. KULP AND WIFE
DORATHY J. KULP
VOL. 1298, PG. 455
O.P.R.B.C.T.

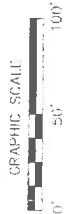
DONALD W. KULP AND WIFE
KATHY J. WIFE DORATHY KULP
VOL. 1805, PG. 655
O.P.R.B.C.T.

KILLEN BIRLE
CHURCH SUBDIVISION
CAB. B, SLIDE 27-A
O.P.R.B.C.T.

GEN SCHWERTNER
SUBDIVISION,
CAB. A,
SLIDE 352-B
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

0.8243 AC.
[35,908 SQ. FT.]



GRAPHIC SCALE

MATCHLINE SEE PAGE 5 OF 7

MATCHLINE SEE
PAGE 7 OF 7

ADDITIONAL SURVEY LINE
S 73°48'54" E 1855.70'

OLD FM 439
(70' R.O.W.)

WESTCLIFF ROAD
(VARIABLE WIDTH R.O.W.)
NO RECORDING INFO. FOUND

STATE OF TEXAS
VOL. 576, PG. 412
O.P.R.B.C.T.

N 73°43'20" W 1238.26'

N 57°01'23" W 104.40'

N 73°43'20" W 200.00'

S 89°34'42" W 104.40'

GALAXY DRIVE
(60' R.O.W.)

3/8" IRF @ 39.81'
O/S: 1.55' LT

3/8" IRF @ 159.63'
O/S: 0.58' LT

1/2" CIRF @ 7.23'
O/S: 1.01' LT

BLOCK 4
25

EVENING HOLLOW ADDITION
1ST EXTENSION
CAB. A, SLIDE 89-D
O.P.R.B.C.T.

BLOCK 2
3

PHASE LINE

EVENING HOLLOW ADDITION
2ND EXTENSION
CAB. A,
SLIDE 379-C
O.P.R.B.C.T.

BLOCK 3
11

WINDWARD DRIVE
(60' R.O.W.)

BLOCK 5
25

KILLEN-WESTCLIFF
C2K DEVELOPMENT
ADDITION
CAB. D, SLIDE 373-A
O.P.R.B.C.T.

BLOCK 1



J.S. WILDER SURVEY
ABSTRACT No. 912

A PLAT OF A SURVEY
FOR TRACT 12
OLD FARM--TO--MARKET 439
A 0.8243 AC., [35,908 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
J.S. WILDER SURVEY,
ABSTRACT NO. 912 AND
J.S. WILDER SURVEY,
ABSTRACT NO. 913
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

- LEGEND**
- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
 - PARCEL BOUNDARY
 - PROPERTY LINE
 - EXISTING EASEMENT LINE
 - SURVEY LINE
 - P.O.B. = POINT OF BEGINNING
 - P.O.C. = POINT OF COMMENCING
 - O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
 - R.O.W. = RIGHT-OF-WAY
 - IRF = IRON ROD FOUND
 - CIRF = CAPPED IRON ROD FOUND
 - "X" CUT = "X" CUT IN CONCRETE FOUND
 - O = FOUND MONUMENTATION
 - CM = CONTROLLING MONUMENTATION
 - - - = LINE BREAK (NOT TO SCALE)

A DESCRIPTION OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS PLAT.

BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203). ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TDDOT VRS NETWORK

THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEN, EAST 2.4 MILES
- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEN, 4 MILES EAST.
- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE
- VARIOUS SUBDIVISION PLATS AND DEEDS

**J.S. WILDER SURVEY
ABSTRACT No. 913**

LEN SCHWERTNER
SUBDIVISION
CAB. A, SLIDE 241-B
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

SCHWERINER DRIVE
(60' R.O.W.)

LEN SCHWERTNER
SUBDIVISION
FIRST
EXTENSION
CAB. A,
SLIDE 322-B
O.P.R.B.C.T.

28

WESTCLIFF ROAD
(VARIABLE WIDTH R.O.W.)
NO RECORDING INFO. FOUND

STATE OF TEXAS
VOL. 576, PG. 275
O.P.R.B.C.T.

FLEETWOOD DRIVE
(60' R.O.W.)

EVENING HOLLOW
ADDITION
3RD EXTENSION
CAB. A, SLIDE 395
O.P.R.B.C.T.

REPLAT OF LOT 1,
BLOCK 13, EVENING
HOLLOW ADDITION
3RD EXTENSION
CAB. A, SLIDE 393-C
O.P.R.B.C.T.

**EXHIBIT "A"
PAGE 7 OF 7**

LAZY RIDGE DRIVE
(60' R.O.W.)

BLOCK 2

2

3/8" IRF

1

3/8" IRF

2

3/8" IRF

1

3/8" IRF

2

3/8" IRF

1

3/8" IRF

2

3/8" IRF

1

3/8" IRF

2

3/8" IRF

1

3/8" IRF

2

3/8" IRF

1

3/8" IRF

2

3/8" IRF

1

0.8243 AC.
[35,908 SQ. FT.]

12

MATCHLINE SEE
SHEET 6 OF 7

APPROX. SURVEY LINE
S 73°48'54" E 1855.70'

CM N 73°43'20" W
217.44'

X-CUT FOUND
@ 106.68'

O/S: 1.44' LT. 2

BLOCK 12

REMAINDER OF LOTS
1-4 REPLAT OF LOTS
1-2, BLOCK 12

EVENING HOLLOW
ADDITION
3RD EXTENSION
CAB. A, SLIDE 395-A
O.P.R.B.C.T.

CEDARHILL DRIVE
(60' R.O.W.)

STATE OF TEXAS
VOL. 576, PG. 275
O.P.R.B.C.T.

BLOCK 13
1-A

1-B

24

25

26

28

29

30

31

32

33

34

35

36

37

38

39

40

41

42

43

44

45

**J.S. WILDER SURVEY
ABSTRACT No. 912**

A PLAT OF A SURVEY
FOR TRACT 12
OLD FARM-TO-MARKET 439
A 0.8243 AC., [35,908 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
J.S. WILDER SURVEY,
ABSTRACT NO. 912 AND
J.S. WILDER SURVEY,
ABSTRACT NO. 913
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

LEGEND

- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
- PARCEL BOUNDARY
- PROPERTY LINE
- EXISTING EASEMENT LINE
- SURVEY LINE
- P.O.B. = POINT OF BEGINNING
- P.O.C. = POINT OF COMMENCING
- O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
- R.O.W. = RIGHT-OF-WAY
- IRF = IRON ROD FOUND
- CIRF = CAPPED IRON ROD FOUND
- "X" CUT = "X" CUT IN CONCRETE FOUND
- O = FOUND MONUMENTATION
- CM = CONTROLLING MONUMENTATION
- ~ = LINE BREAK (NOT TO SCALE)



A DESCRIPTION OF EVEN SURVEY DATE HEREMITH ACCOMPANIES THIS PLAT.
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203). ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00072.
COORDINATE VALUES DERIVED USING THE TxDOT VRS NETWORK
THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.
VARIOUS SUBDIVISION PLATS AND DEEDS

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 1 OF 7
SEPTEMBER, 2017

DESCRIPTION FOR TRACT 13

BEING A 0.8799 ACRE (38,329 SQUARE FEET) TRACT OF LAND, MORE OR LESS, IN THE A. McMILLIN SURVEY, ABSTRACT NO. 559 AND THE J.S. WILDER SURVEY, ABSTRACT NO. 912, BELL COUNTY, TEXAS, AND BEING PART OF THAT TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 576, PAGE 275 OF THE OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS (O.P.R.B.C.T.), SAME BEING A PART OF OLD FARM-TO-MARKET ROAD 439 (FM 439) (A CALLED 70 FOOT RIGHT-OF-WAY (R.O.W.)), (NOW KNOWN AS WESTCLIFF ROAD – A VARIABLE WIDTH R.O.W. - NO RECORDING INFORMATION FOUND), SAID 0.8799 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID VOLUME 576, PAGE 275, SAME BEING THE COMMON SOUTHEAST CORNER OF A TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 576, PAGE 412 O.P.R.B.C.T., HAVING A SURFACE COORDINATE OF NORTH 10,383,013.882, EAST 3,129,635.817, FROM WHICH AN X-CUT FOUND AT THE NORTHWEST CORNER OF THE REMAINDER OF LOT 1A OF THE REPLAT OF LOTS 1-2, BLOCK 12 OF THE EVENING HOLLOW ADDITION 3RD EXTENSION, AN ADDITION TO THE CITY OF KILLEEN, BELL COUNTY, TEXAS, RECORDED IN CABINET D, SLIDE 373-A O.P.R.B.C.T. AND THE NORTHEAST CORNER OF LOT 1, BLOCK 1 OF THE KILLEEN-WESTCLIFFE G2K DEVELOPMENT ADDITION TO THE CITY OF KILLEEN, BELL COUNTY, TEXAS, RECORDED IN CABINET D, SLIDE 373-A O.P.R.B.C.T. BEARS NORTH 74° 29' 48" WEST, A DISTANCE OF 106.69 FEET;

- 1) THENCE NORTH 16° 22' 40" EAST ALONG THE WESTERLY LINE OF SAID VOLUME 576, PAGE 275 AND THE COMMON EASTERLY LINE OF SAID VOLUME 576, PAGE 412, A DISTANCE OF 16.00 FEET TO THE NORTHWEST CORNER OF SAID VOLUME 579, PAGE 275, SAME BEING THE NORTHEAST CORNER OF SAID VOLUME 576, PAGE 412, ALSO BEING IN THE SOUTH LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439;

THENCE ALONG THE NORTHERLY LINE OF SAID VOLUME 576, PAGE 275 AND ALONG THE COMMON SOUTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439 AS FOLLOWS:

- 2) SOUTH 73° 27' 47" EAST, A DISTANCE OF 2033.57 FEET;
- 3) SOUTH 72° 59' 20" EAST, A DISTANCE OF 600.75 FEET TO THE NORTHEAST CORNER OF SAID VOLUME 579, PAGE 275;
- 4) SOUTH 16° 52' 40" WEST, A DISTANCE OF 12.50 FEET TO THE SOUTHEAST CORNER OF SAID VOLUME 579, PAGE 275;

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 2 OF 7
SEPTEMBER, 2017

DESCRIPTION FOR TRACT 13

THENCE ALONG THE SOUTHERLY LINE OF SAID VOLUME 579, PAGE 275, SAME BEING THE SOUTHERLY R.O.W. LINE OF OLD FM 439 AS FOLLOWS:

- 5) NORTH 73° 07' 20" WEST, PASSING A 3/8" IRON ROD FOUND AT A DISTANCE OF 131.56 FEET, OFFSET LEFT A DISTANCE OF 2.71 FEET, PASSING ANOTHER 3/8" IRON ROD FOUND AT A DISTANCE OF 491.32 FEET, OFFSET LEFT A DISTANCE OF 4.42 FEET, CONTINUING IN ALL A TOTAL DISTANCE OF 600.70 FEET;
- 6) NORTH 73° 31' 20" WEST, PASSING A 3/8" IRON ROD FOUND AT A DISTANCE OF 130.14 FEET, OFFSET LEFT A DISTANCE OF 4.98 FEET, PASSING ANOTHER 3/8" IRON ROD FOUND AT A DISTANCE OF 1929.98 FEET, OFFSET LEFT A DISTANCE OF 1.66 FEET, CONTINUING IN ALL A TOTAL DISTANCE OF 2033.50 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 0.8243 ACRE (35,908 SQUARE FEET) OF LAND, MORE OR LESS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 3 OF 7
SEPTEMBER, 2017

DESCRIPTION FOR TRACT 13

A PLAT OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS DESCRIPTION.

BASIS OF BEARING: TEXAS COORDINATE SYSTEM, NAD 83 (EPOCH 2011), NORTH CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE COORDINATES AND SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK.

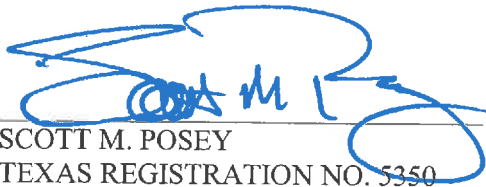
THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

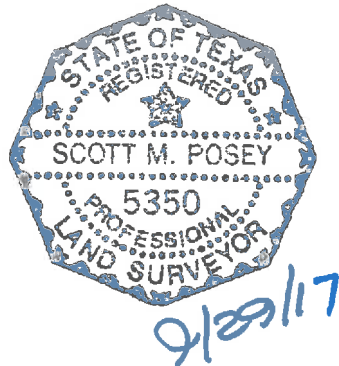
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM F.M. 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.


SCOTT M. POSEY
TEXAS REGISTRATION NO. 5350



LAMB-STAR ENGINEERING, L.P.
5700 W. PLANO PARKWAY, SUITE 1000
PLANO, TEXAS 75093
PH. (214) 440-3600
FIRM REGISTRATION CERTIFICATE NO. 10048300
AUGUST XX, 2017

J.S. WILDER SURVEY
ABSTRACT No. 913

LEN SCHWERTNER SUBDIVISION
 CAB. A, SLIDE 352-B
 O.P.R.B.C.T.

LEN SCHWERTNER SUBDIVISION
 FIRST EXTENSION
 CAB. A, SLIDE 322-B
 O.P.R.B.C.T.

MIGUEL A. ARUDO AND WANDA I. ABUDO
 VOL. 6152, PG. 703
 O.P.R.B.C.T.

STATE OF TEXAS
 VOL. 586, PG. 216
 O.P.R.B.C.T.

EXHIBIT "A"
PAGE 4 OF 7

LAZY RIDGE DRIVE
 (60' R.O.W.)

SCHWERINER DRIVE
 (60' R.O.W.)

WESTCLIFF ROAD
 (VARIABLE WIDTH R.O.W.)
 (NO RECORDING INFO FOUND)

FLEETWOOD DRIVE
 (60' R.O.W.)

CEDARHILL DRIVE
 (60' R.O.W.)

OLD FM 439
 (60' R.O.W.)

APPROX. SURVEY LINE
S 73°27'47" E 2033.57'

N 16°22'40" E 16.00'

N 73°31'20" W 2033.50'

N 74°29'48" W, 106.69'
X-CUT FOUND BEARS
N74°29'48" W, 106.69'
O.P.R.B.C.T.

P.O.B.
N=10,383,013.882
E=3,129,635.817

0.8799 AC.
[38,329 SQ. FT.]

3/8" IRF
@ 1929.98'
O/S: 1.66' LT

1-4
REPLAT OF LOTS 1, 2, 3, 4, 5
REPLAT OF LOT 1, BLOCK 15, EVENING HOLLOW ADDITION 3RD EXTENSION 3RD EXTENSION O.P.R.B.C.T.

1-3
BLOCK 13

1-1-A
REPLAT OF LOT 1, BLOCK 15, EVENING HOLLOW ADDITION 3RD EXTENSION O.P.R.B.C.T.

1-2
BLOCK 12

1-3
BLOCK 13

1-4
BLOCK 14

1-5
BLOCK 15

1-6
BLOCK 16

J.S. WILDER SURVEY
ABSTRACT No. 912

OLD FARM-TO-MARKET 439
A 0.8799 AC., [38,329 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
J.S. WILDER SURVEY,
ABSTRACT NO. 912 AND
J.S. WILDER SURVEY,
ABSTRACT NO. 913
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

LEGEND

EXISTING ROADWAY RIGHT-OF-WAY BOUNDARY LINE

PARCEL BOUNDARY

PROPERTY LINE

EXISTING EASEMENT LINE

SURVEY LINE

P.O.B. = POINT OF BEGINNING

O.P.R.B.C.T. = OFFICIAL PUBLIC RECORD'S BELL COUNTY, TEXAS

R.O.W. = RIGHT-OF-WAY

IRF = IRON ROD FOUND

CIRF = CAPPED IRON ROD FOUND

"X" CUT = "X" CUT IN CONCRETE FOUND

O = FOUND MONUMENTATION

CM = CONTROLLING MONUMENTATION

--- = LINE BREAK (NOT TO SCALE)

STATE OF TEXAS
REGISTERED
SCOTT M. POSEY
PROFESSIONAL LAND SURVEYOR
5350

DESCRIPTION OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS PLAT

BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203). ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK

THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS

EXHIBIT "A"
PAGE 5 OF 7

J.S. WILDER SURVEY
ABSTRACT No. 912

MIGUEL A. ABUDO AND WANDA I. ABUDO
VOL. 6152, PG. 703
O.P.R.B.C.T.

RIVERA ADDITION
CAB. C, SLIDE 11-A
O.P.R.B.C.T.

FIRST CHURCH OF GOD IN CHRIST
ADDITION
CAB. C,
SLIDE 122-A
O.P.R.B.C.T.

VERNON GAYLE EDWARDS AND WIFE, DEBORAH CLORE EDWARDS
VOL. 2695, PG. 161
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

0.8799 AC.
[38,329 SQ. FT.]

OLD FM 439
170' R.O.W.

MEADOWBROOK DRIVE
3/8" IRF
(60' R.O.W.)

STATE OF TEXAS
VOL. 576, PG. 275
O.P.R.B.C.T.

KINGWOOD DRIVE
(60' R.O.W.)

CEDARVIEW DRIVE
(60' R.O.W.)

WESTCLIFF ROAD
(VARIABLE WIDTH R.O.W.)
NO RECORDING INFO. FOUND

S 73°27'47" E 2033.57'

N 73°31'20" W 2033.50'

1 28

2 27

3 26

BLOCK 17

BLOCK 24

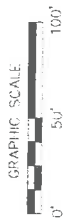
EVENING HOLLOW ADDITION 3RD EXTENSION
CAB. A, SLIDE 395-A
O.P.R.B.C.T.

J.S. WILDER SURVEY
ABSTRACT No. 912

A PLAT OF A SURVEY FOR TRACT 13
OLD FARM-TO-MARKET 439
A 0.8799 AC., [38,329 Sq.Ft.]
TRACT OF LAND SITUATED IN THE
J.S. WILDER SURVEY,
ABSTRACT NO. 912 AND
J.S. WILDER SURVEY,
ABSTRACT NO. 913
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

LEGEND

- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
- PARCEL BOUNDARY
- PROPERTY LINE
- EXISTING EASEMENT LINE
- SURVEY LINE
- P.O.B. = POINT OF BEGINNING
- O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
- R.O.W. = RIGHT-OF-WAY
- IRF = IRON ROD FOUND
- CIRF = CAPPED IRON ROD FOUND
- "X" CUT = "X" CUT IN CONCRETE FOUND
- O = FOUND MONUMENTATION
- CM = CONTROLLING MONUMENTATION
- - - = LINE BREAK (NOT TO SCALE)



MATCHLINE SEE PAGE 4 OF 7

MATCHLINE SEE PAGE 6 OF 7



A DESCRIPTION OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS PLAT.

BASE OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203). ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK

THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 150 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS

**J.S. WILDER SURVEY
ABSTRACT No. 913**

EXHIBIT "A"
PAGE 6 OF 7

WINNIE SCARBROUGH ADDITION
CAB. B, SLIDE 213-B
O.P.R.B.C.T.

ROBERT D. SEGLER AND
WIFE, SUN KIL SEGLER
VOL. 2534, PG. 713
O.P.R.B.C.T.

ROBERT D. SEGLER AND
WIFE, SUN KIL SEGLER
VOL. 2534, PG. 719
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 586, PG. 216
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 271
O.P.R.B.C.T.

13

0.8799 AC.
[38,329 SQ. FT.]

POLK STREET
(60' R.O.W.)

MATCHLINE SEE PAGE 5 OF 7

MATCHLINE SEE PAGE 7 OF 7

APPROX. SURVEY LINE

WESTCLIFF ROAD
(VARIABLE WIDTH R.O.W.)
NO RECORDING INFO. FOUND

OLD FM 439
(70' R.O.W.)

S 73°27'47" E 2033.57'

N 73°31'20" W 2033.50'

S 72°59'20" E 600.75'

N 73°07'20" W 600.70'

STATE OF TEXAS
VOL. 576, PG. 275
O.P.R.B.C.T.

EXISTING
RIGHT-OF-WAY LINE

60"
NAIL FOUND

STATE OF TEXAS
VOL. 576, PG. 275
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 275
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 275
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 275
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 275
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 275
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 275
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 275
O.P.R.B.C.T.

SUNDOWN DRIVE
(60' R.O.W.)

STARLIGHT DRIVE
(60' R.O.W.)

3/8" IRF
@ 130.14'
O/S: 4.98' LT

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

3/8" IRF

**A. McMILLIN SURVEY
ABSTRACT NO. 559**

**J.S. WILDER SURVEY
ABSTRACT No. 912**

A PLAT OF A SURVEY
FOR TRACT 13
OLD FARM-TO-MARKET 439
A 0.8799 AC., [38,329 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
J.S. WILDER SURVEY,
ABSTRACT NO. 912,
J.S. WILDER SURVEY,
ABSTRACT NO. 913 AND
A. McMILLIN SURVEY
ABSTRACT NO. 559
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

A. McMILLIN SURVEY
ABSTRACT NO. 559

J.S. WILDER SURVEY
ABSTRACT No. 912

J.S. WILDER SURVEY
ABSTRACT NO. 913 AND
A. McMILLIN SURVEY
ABSTRACT NO. 559

BELL COUNTY, TEXAS
SEPTEMBER 29, 2017



- LEGEND**
- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
 - PARCEL BOUNDARY
 - PROPERTY LINE
 - EXISTING EASEMENT LINE
 - SURVEY LINE
 - P.O.C. = POINT OF COMMENCING
 - P.O.B. = POINT OF BEGINNING
 - O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
 - R.O.W. = RIGHT-OF-WAY
 - IRF = IRON ROD FOUND
 - CIRF = CAPPED IRON ROD FOUND
 - "X" CUT = "X" CUT IN CONCRETE FOUND
 - O = FOUND MONUMENTATION
 - CM = CONTROLLING MONUMENTATION
 - = LINE BREAK (NOT TO SCALE)

A DESCRIPTION OF EVEN SURVEY DATE HEREMITH ACCOMPANIES THIS PLAT.

BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203). ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TxDOT VRS NETWORK

THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES

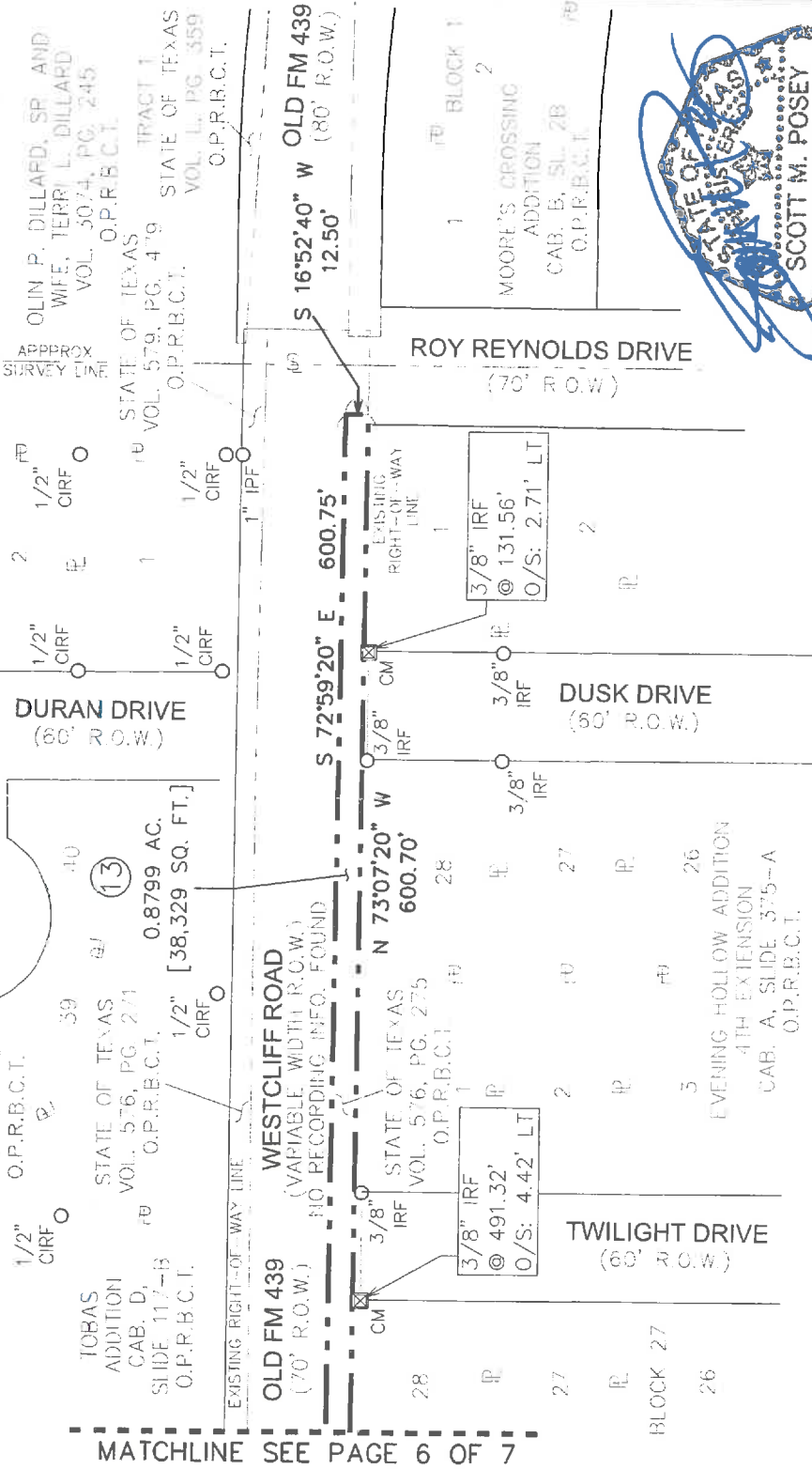
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST. F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.

**A. McMILLIN SURVEY
ABSTRACT NO. 559**

**EXHIBIT "A"
PAGE 7 OF 7**

**G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159**



A PLAT OF A SURVEY
FOR TRACT 13
OLD FARM-TO-MARKET 439
A 0.8799 AC., [38,329 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE

A. McMILLIN SURVEY
ABSTRACT NO. 559 AND
G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

- LEGEND**
- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
 - PARCEL BOUNDARY
 - PROPERTY LINE
 - EXISTING EASEMENT LINE
 - SURVEY LINE
 - P.O.B. = POINT OF BEGINNING
 - O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
 - R.O.W. = RIGHT-OF-WAY
 - IRF = IRON ROD FOUND
 - CIRF = CAPPED IRON ROD FOUND
 - "X" CUT = "X" CUT IN CONCRETE FOUND
 - O = FOUND MONUMENTATION
 - CM = CONTROLLING MONUMENTATION
 - - - = LINE BREAK (NOT TO SCALE)

A DESCRIPTION OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS PLAT.
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203).
ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012

COORDINATE VALUES DERIVED USING THE TxDOT VRS NETWORK

THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:

- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.
- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.
- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.
- VARIOUS SUBDIVISION PLATS AND DEEDS.

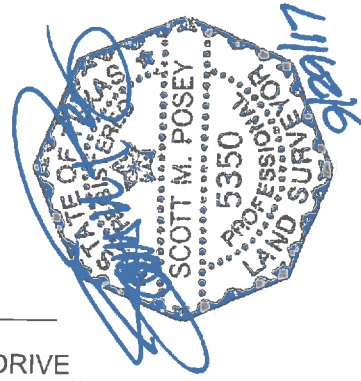


EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 1 OF 3
SEPTEMBER, 2017

DESCRIPTION FOR TRACT 14

BEING A 0.1244 ACRE (5,419 SQUARE FEET) TRACT OF LAND, MORE OR LESS, IN THE A. McMILLIN SURVEY, ABSTRACT NO. 559, BELL COUNTY, TEXAS, AND BEING PART OF THAT TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 576, PAGE 271 OF THE OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS (O.P.R.B.C.T.), SAME BEING A PART OF OLD FARM-TO-MARKET ROAD 439 (FM 439) (A CALLED 70 FOOT RIGHT-OF-WAY (R.O.W.)), (NOW KNOWN AS WESTCLIFF ROAD – A VARIABLE WIDTH R.O.W. - NO RECORDING INFORMATION FOUND), SAID 0.1244 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID VOLUME 576, PAGE 271, SAME BEING THE NORTHWEST CORNER OF A TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 579, PAGE 479 O.P.R.B.C.T., HAVING A SURFACE COORDINATE OF NORTH 10,382,388.036, EAST 3,131,988.603, FROM WHICH THE SOUTHEAST CORNER OF LOT 40 OF THE DURAN ADDITION, AN ADDITION TO THE CITY OF KILLEEN, BELL COUNTY, TEXAS, RECORDED IN CABINET D, SLIDE 152-B O.P.R.B.C.T., SAME BEING IN THE WESTERLY R.O.W. LINE OF DURAN STREET (A CALLED 60 FOOT R.O.W.) BEARS NORTH 02° 14' 50" EAST, A DISTANCE OF 8.89 FEET;

- 1) THENCE SOUTH 16° 52' 40" WEST ALONG THE EASTERLY LINE OF SAID VOLUME 576, PAGE 271 AND THE COMMON WESTERLY LINE OF SAID VOLUME 579, PAGE 479, A DISTANCE OF 11.00 FEET TO THE SOUTHEAST CORNER OF SAID VOLUME 579, PAGE 271, SAME BEING THE SOUTHWEST CORNER OF SAID VOLUME 579, PAGE 479, ALSO BEING IN THE NORTH LINE OF THE PRESCRIPTIVE R.O.W. LINE OF OLD FM 439;
- 2) THENCE NORTH 73° 25' 14" WEST ALONG THE SOUTHERLY LINE OF SAID VOLUME 576, PAGE 271 AND THE COMMON NORTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, A DISTANCE OF 446.16 FEET TO THE SOUTHWEST CORNER OF SAID VOLUME 579, PAGE 271;
- 3) THENCE NORTH 16° 28' 40" EAST ALONG THE WESTERLY LINE OF SAID VOLUME 576, PAGE 271 AND THE COMMON NORTHERLY LINE OF THE PRESCRIPTIVE R.O.W. LINE OF OLD FM 439, A DISTANCE OF 13.00 FEET, FROM WHICH A 3/8" IRON ROD FOUND BEARS NORTH 73° 31' 39" WEST, A DISTANCE OF 41.74 FEET AT THE SOUTHEAST CORNER OF LOT 5, BLOCK 1 OF THE WINNIE SCARBROUGH ADDITION, AN ADDITION TO THE CITY OF KILLEEN, BELL COUNTY, TEXAS, RECORDED IN CABINET B, SLIDE 213-B O.P.R.B.C.T.;
- 4) THENCE SOUTH 73° 31' 21" EAST ALONG A NORTHERLY LINE OF SAID VOLUME 576, PAGE 271, SAME BEING THE NORTHERLY R.O.W. LINE OF OLD FM 439, A DISTANCE OF 46.00 FEET;

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 2 OF 3
SEPTEMBER, 2017

DESCRIPTION FOR TRACT 14

- 5) THENCE SOUTH 73° 07' 21" EAST CONTINUING ALONG A NORTHERLY LINE OF SAID VOLUME 576, PAGE 271, SAME BEING THE NORTHERLY R.O.W. LINE OF OLD FM 439, PASSING A 1/2" CAPPED IRON ROD FOUND AT A DISTANCE OF 279.37 FEET, OFFSET LEFT A DISTANCE OF 8.11 FEET, CONTINUING IN ALL A TOTAL DISTANCE OF 400.24 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 0.1244 ACRE (5,419 SQUARE FEET) OF LAND, MORE OR LESS.

A PLAT OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS DESCRIPTION.

BASIS OF BEARING: TEXAS COORDINATE SYSTEM, NAD 83 (EPOCH 2011), NORTH CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE COORDINATES AND SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK.

THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

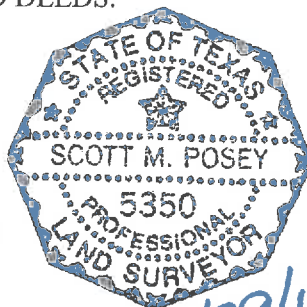
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM F.M. 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.


SCOTT M. POSEY
TEXAS REGISTRATION NO. 5350



LAMB-STAR ENGINEERING, L.P.
5700 W. PLANO PARKWAY, SUITE 1000
PLANO, TEXAS 75093
PH. (214) 440-3600
FIRM REGISTRATION CERTIFICATE NO. 10048300
SEPTEMBER 29, 2017

EXHIBIT "A"
PAGE 3 OF 3

WINNIE SCARBROUGH
ADDITION
CAB. B, SLIDE 213-B
O.P.R.B.C.T.

TOBAS ADDITION
CAB. D, SLIDE 117-B
O.P.R.B.C.T.

POLK STREET
(50' R.O.W.)

DURAN ADDITION
CAB. D,
SLIDE 152-B
O.P.R.B.C.T.

DURAN DRIVE
(60' R.O.W.)

3/8" IRF BEARS
N73°31'39"W, 41.74'

1/2" IRF BEARS
@ 279.37'
O/S: 8.11' LT

SE CORNER BEARS
N02°14'50"E, 8.89'

P.O.B.
N=10,382,388.036
E=3,131,988.603
STATE OF TEXAS
VOL. 579, PG. 479
O.P.R.B.C.T.

S 73°31'21" E
46.00'

S 73°07'21" E
400.24'

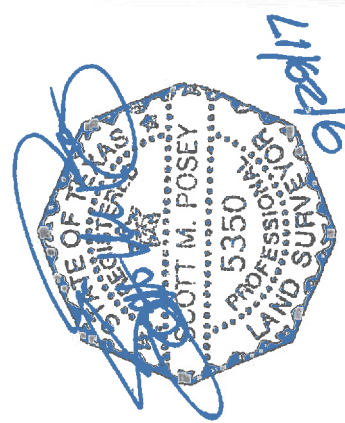
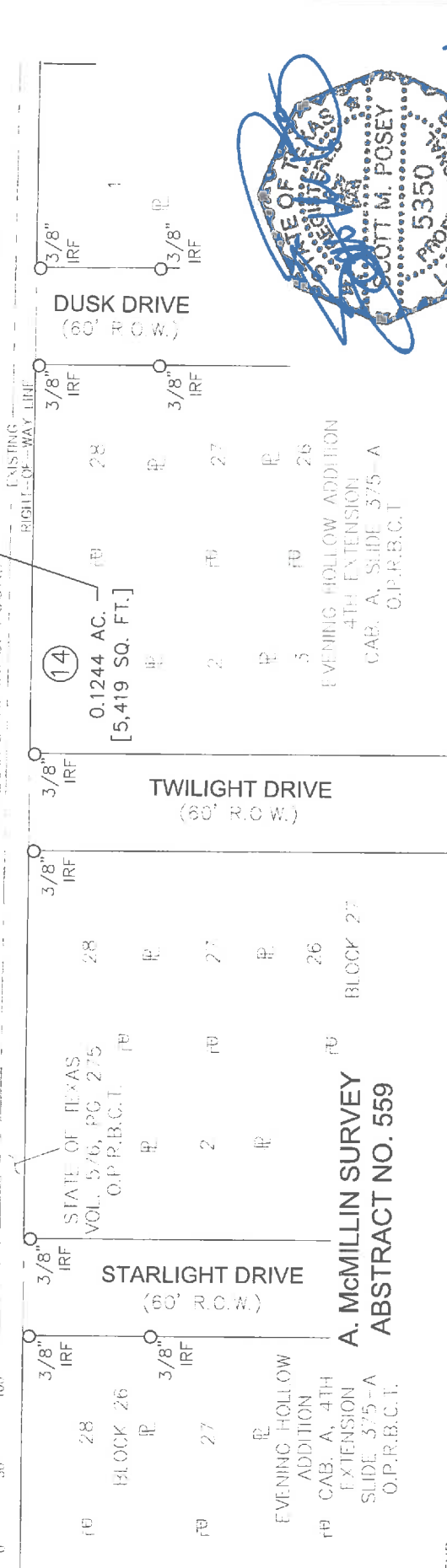
S 16°52'40" W
11.00'

N 73°25'14" W
446.16'

WESTCLIFF ROAD
(VARIABLE WIDTH R.O.W.)
NO RECORDING INFO FOUND

S 16°52'40" W
11.00'

GRAPHING SCALE
0' 50' 100'



A. McMillin Survey
ABSTRACT NO. 559

A PLAT OF A SURVEY
FOR TRACT 14

OLD FARM - TO-MARKET 439
A 0.1244 AC., [5,419 Sq.Ft.]

TRACT OF LAND
SITUATED IN THE

A. McMillin Survey
ABSTRACT NO. 559 AND
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

LEGEND
 --- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
 - - - PARCEL BOUNDARY
 - - - PROPERTY LINE
 - - - EXISTING EASEMENT LINE
 - - - SURVEY LINE
 P.O.C. = POINT OF COMMENCING
 P.O.B. = POINT OF BEGINNING
 O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
 R.O.W. = RIGHT-OF-WAY
 IRF = IRON ROD FOUND
 CIRF = CAPPED IRON ROD FOUND
 "x" CUT = "x" CUT IN CONCRETE FOUND
 O = FOUND MONUMENTATION
 CM = CONTROLLING MONUMENTATION
 --- = LINE BREAK (NOT TO SCALE)

A DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.
 BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (+203).
 ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012
 COORDINATE VALUES DERIVED USING THE TxDOT VRS NETWORK
 THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:
 F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.
 F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.
 F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE
 VARIOUS SUBDIVISION PLATS AND DEEDS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 1 OF 3
SEPTEMBER 2017

DESCRIPTION FOR TRACT 15

BEING A 0.0682 ACRE (2,972 SQUARE FEET) TRACT OF LAND, MORE OR LESS, IN THE A. McMILLIN SURVEY, ABSTRACT NO. 559 AND THE G.W. CARTWRIGHT SURVEY, ABSTRACT 159, BELL COUNTY, TEXAS, AND BEING PART OF THAT TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 579, PAGE 479 OF THE OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS (O.P.R.B.C.T.), SAME BEING A PART OF OLD FARM-TO-MARKET ROAD 439 (FM 439) (A CALLED 70 FOOT RIGHT-OF-WAY (R.O.W.)), (NOW KNOWN AS WESTCLIFF ROAD – A VARIABLE WIDTH R.O.W. - NO RECORDING INFORMATION FOUND), SAID 0.0682 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID VOLUME 579, PAGE 479, SAME BEING THE NORTHEAST CORNER OF A TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 576, PAGE 271 O.P.R.B.C.T., HAVING A SURFACE COORDINATE OF NORTH 10,382,388.036, EAST 3,131,988.603, FROM WHICH THE SOUTHEAST CORNER OF LOT 40 OF THE DURAN ADDITION, AN ADDITION TO THE CITY OF KILLEEN, BELL COUNTY, TEXAS, RECORDED IN CABINET D, SLIDE 152-B O.P.R.B.C.T., SAME BEING IN THE WESTERLY R.O.W. LINE OF DURAN STREET (A CALLED 60 FOOT R.O.W.) BEARS NORTH 02° 14' 50" EAST, A DISTANCE OF 8.89 FEET;

- 1) THENCE SOUTH 73° 07' 20" EAST ALONG A NORTHERLY LINE OF SAID VOLUME 579, PAGE 479, SAME BEING THE NORTHERLY R.O.W. LINE OF OLD FM 439, PASSING A 1/2-INCH CAPPED IRON ROD FOUND AT A DISTANCE OF 57.94 FEET, OFFSET LEFT A DISTANCE OF 8.57 FEET, PASSING A 1-INCH IRON PIPE FOUND AT A DISTANCE OF 177.94 FEET, OFFSET RIGHT A DISTANCE OF 0.65 FEET, CONTINUING IN ALL A TOTAL DISTANCE OF 247.70 FEET TO THE NORTHEAST CORNER OF SAID VOLUME 579, PAGE 479;
- 2) THENCE SOUTH 16° 52' 40" WEST ALONG THE EASTERLY LINE OF SAID VOLUME 579, PAGE 479, A DISTANCE OF 13.00 FEET TO THE SOUTHEAST CORNER OF SAID VOLUME 579, PAGE 479, SAME BEING THE NORTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439;
- 3) THENCE NORTH 72° 39' 35" WEST ALONG THE SOUTHERLY LINE OF SAID VOLUME 579, PAGE 479 AND ALONG THE COMMON NORTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, A DISTANCE OF 247.71 FEET TO THE SOUTHWEST CORNER OF SAID VOLUME 579, PAGE 479, SAME BEING THE SOUTHEAST OF SAID VOLUME 576, PAGE 271;
- 4) THENCE NORTH 16° 52' 40" EAST ALONG THE WESTERLY LINE OF SAID VOLUME 579, PAGE 479 AND THE COMMON EASTERLY LINE OF SAID VOLUME 576, PAGE 271, A DISTANCE OF 11.00 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 0.0682 ACRE (2,972 SQUARE FEET) OF LAND, MORE OR LESS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 2 OF 3
SEPTEMBER 2017

DESCRIPTION FOR TRACT 15

A PLAT OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS DESCRIPTION.

BASIS OF BEARING: TEXAS COORDINATE SYSTEM, NAD 83 (EPOCH 2011), NORTH CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE COORDINATES AND SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK.

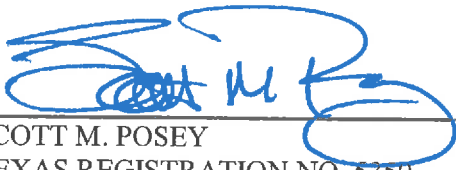
THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

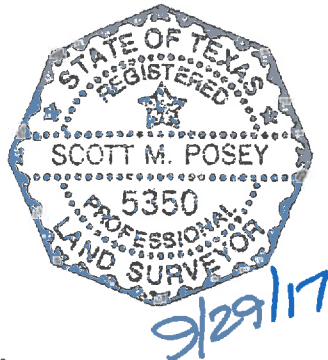
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM F.M. 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.



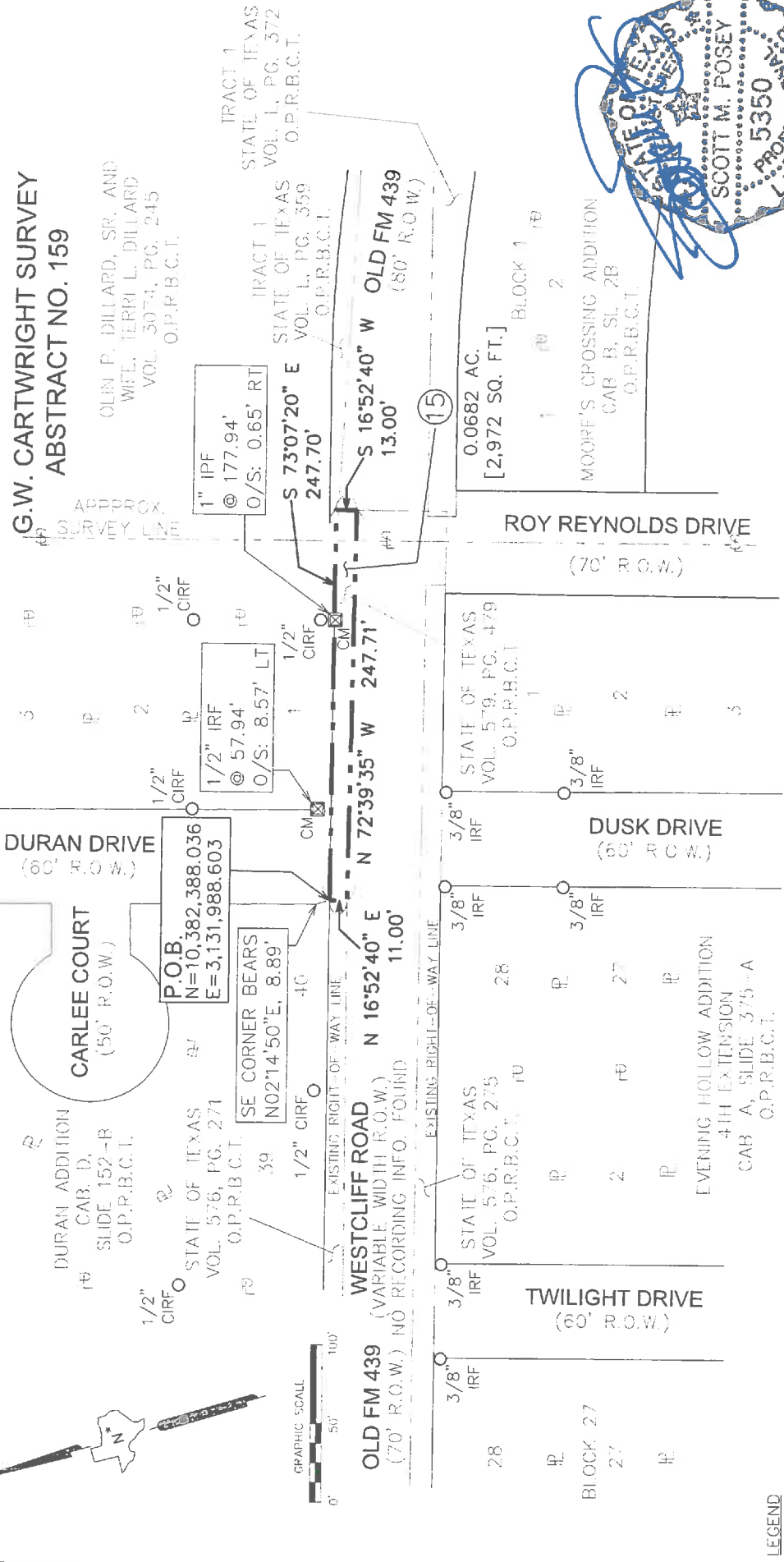
SCOTT M. POSEY
TEXAS REGISTRATION NO. 5350



LAMB-STAR ENGINEERING, L.P.
5700 W. PLANO PARKWAY, SUITE 1000
PLANO, TEXAS 75093
PH. (214) 440-3600
FIRM REGISTRATION CERTIFICATE NO. 10048300
SEPTEMBER 29, 2017

**A. McMillin Survey
Abstract No. 559**

EXHIBIT "A"
PAGE 3 OF 3



A PLAT OF A SURVEY
FOR TRACT 15
OLD FARM-TO-MARKET 439
A 0.0682 AC., [2,972 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
A. McMillin Survey
Abstract No. 559 and
Bell County, Texas
September 29, 2017



A DESCRIPTION OF EVEN SURVEY DATE, HERewith ACCOMPANIES THIS PLAT.
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.
COORDINATE VALUES DERIVED USING THE TxDOT VRS NETWORK
THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.
VARIOUS SUBDIVISION PLATS AND DEEDS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 1 OF 3
SEPTEMBER 2017

DESCRIPTION FOR TRACT 16

BEING A 0.0546 ACRE (2,377 SQUARE FEET) TRACT OF LAND, MORE OR LESS, IN THE G.W. CARTWRIGHT SURVEY, ABSTRACT 159, BELL COUNTY, TEXAS, AND BEING ALL OF THAT TRACT OF LAND DESCRIBED AS TRACT 1 IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME L, PAGE 359 OF THE OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS (O.P.R.B.C.T.), SAME BEING A PART OF OLD FARM-TO-MARKET ROAD 439 (FM 439) (A CALLED 80 FOOT RIGHT-OF-WAY (R.O.W.)), (NOW KNOWN AS WESTCLIFF ROAD – A VARIABLE WIDTH R.O.W. - NO RECORDING INFORMATION FOUND), SAID 0.0546 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID VOLUME L, PAGE 359 – TRACT 1, HAVING A SURFACE COORDINATE OF NORTH 10,382,322.272, EAST 3,132,219.197, FROM WHICH THE SOUTHEAST CORNER OF LOT 1 OF THE DURAN ADDITION, AN ADDITION TO THE CITY OF KILLEEN, BELL COUNTY, TEXAS, RECORDED IN CABINET D, SLIDE 152-B O.P.R.B.C.T. BEARS NORTH 68° 43' 25" WEST, A DISTANCE OF 62.10 FEET;

THENCE ALONG THE NORTHERLY LINE OF SAID VOLUME L, PAGE 359 – TRACT 1, SAME BEING THE NORTHERLY R.O.W. LINE OF OLD FM 439 AS FOLLOWS:

- 1) SOUTH 73° 24' 13" EAST, A DISTANCE OF 91.20 FEET TO THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT HAVING A RADIUS OF 995.37 FEET AND A RADIUS THAT BEARS SOUTH 16° 35' 47" WEST;
- 2) ALONG SAID CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 11° 42' 02", PASSING A 1/2 INCH IRON ROD FOUND AT AN ARC LENGTH OF 134.91 FEET, OFFSET RIGHT A DISTANCE OF 4.42 FEET, ALSO PASSING A 3/8 INCH IRON ROD FOUND AT AN ARC LENGTH OF 135.52 FEET, OFFSET LEFT A DISTANCE OF 0.24 FEET, CONTINUING IN ALL A TOTAL ARC LENGTH OF 203.27 FEET, A CHORD THAT BEARS SOUTH 67° 33' 12" EAST AND A CHORD LENGTH OF 202.92 FEET TO THE EAST CORNER OF SAID VOLUME L, PAGE 359 – TRACT 1, SAME BEING IN THE NORTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439;
- 3) THENCE NORTH 70° 20' 25" WEST ALONG THE SOUTHERLY LINE OF SAID VOLUME L, PAGE 359 – TRACT 1 AND THE COMMON NORTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, A DISTANCE OF 293.48 FEET TO THE SOUTHWEST CORNER OF SAID VOLUME L, PAGE 359 – TRACT 1;
- 4) THENCE NORTH 16° 35' 47" EAST ALONG THE WESTERLY LINE OF SAID VOLUME L, PAGE 359 – TRACT 1, A DISTANCE OF 5.00 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 0.0546 ACRE (2,377 SQUARE FEET) OF LAND, MORE OR LESS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 2 OF 3
SEPTEMBER 2017

DESCRIPTION FOR TRACT 16

A PLAT OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS DESCRIPTION.

BASIS OF BEARING: TEXAS COORDINATE SYSTEM, NAD 83 (EPOCH 2011), NORTH CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE COORDINATES AND SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK.

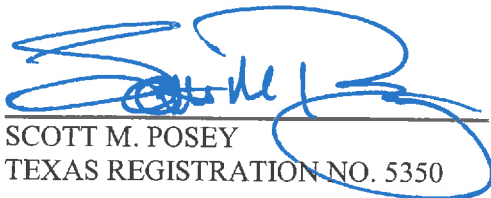
THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

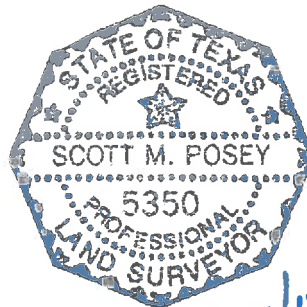
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM F.M. 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.


SCOTT M. POSEY
TEXAS REGISTRATION NO. 5350



9/29/17

LAMB-STAR ENGINEERING, L.P.
5700 W. PLANO PARKWAY, SUITE 1000
PLANO, TEXAS 75093
PH. (214) 440-3600
FIRM REGISTRATION CERTIFICATE NO. 10048300
SEPTEMBER 29, 2017

A. McMILLIN SURVEY ABSTRACT NO. 559

EXHIBIT "A" PAGE 3 OF 5

G.W. CARTWRIGHT SURVEY ABSTRACT NO. 159

OLIN P. DILLARD, SR. AND WIFE, TERRI L. DILLARD
VOL. 3074, PG. 245
O.P.R.B.C.T.

AARON A. MEYER
INST. NO. 201100004084
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 1, PG. 359
O.P.R.B.C.T.

W.H. BACON, JR. AND WIFE, BARBARA ANN BACON
VOL. 907, PG. 247
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 1, PG. 359
O.P.R.B.C.T.

P.O.B.
N=10,382,322.272
E=3,132,219.197

$\Delta = 11'42'02''$
 $R = 995.37'$
 $L = 203.27'$
 $CB = S 67'33'12'' E$
 $CL = 202.92'$

0.0546 AC.
[2,377 SQ. FT.]

S 73°24'13" E
91.20'

WESTCLIFF ROAD N 70°20'25" W
293.48'

(VARIABLE WIDTH R.O.W.)
NO RECORDING INFO. FOUND

DURAN ADDITION
CAB. D.
SLIDE 152-B
O.P.R.B.C.T.

DURAN DRIVE
(60' R.O.W.)

STATE OF TEXAS
VOL. 576, PG. 271
O.P.R.B.C.T.

N 68°43'25" W
62.10'

N 16°35'47" E
5.00'

OLD FM 439
(70' R.O.W.)

DUSK DRIVE
(60' R.O.W.)

APPROX. SURVEY LINE
ROY REYNOLDS DRIVE
(70' R.O.W.)

MOORE'S CROSSING
ADDITION
CAB. B, SLIDE 2B
O.P.R.B.C.T.

EVENING HOLLOW ADDITION
4TH EXTENSION
CAB. A, SLIDE 375-A
O.P.R.B.C.T.

DAN DRIVE
(60' R.O.W.)

STATE OF TEXAS
VOL. L, PG. 372
O.P.R.B.C.T.

STATE OF TEXAS
VOL. L, PG. 372
O.P.R.B.C.T.

STATE OF TEXAS
VOL. L, PG. 372
O.P.R.B.C.T.

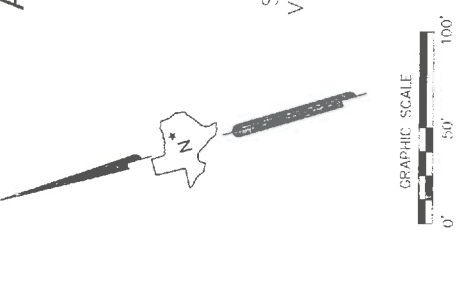
STATE OF TEXAS
VOL. L, PG. 372
O.P.R.B.C.T.



A DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203).
ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.
COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK
THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST, 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE
VARIOUS SUBDIVISION PLATS AND DEEDS

A PLAT OF A SURVEY FOR TRACT 16

OLD FARM--TO-MARKET 439
A 0.0546 AC. [2,377 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
A. McMILLIN SURVEY
ABSTRACT NO. 559 AND
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017



LEGEND

- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
- PARCEL BOUNDARY
- PROPERTY LINE
- EXISTING EASEMENT LINE
- SURVEY LINE
- P.O.C. = POINT OF COMMENCING
- P.O.B. = POINT OF BEGINNING
- O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
- R.O.W. = RIGHT-OF-WAY
- IRF = IRON ROD FOUND
- "X" CUT = "X" CUT IN CONCRETE FOUND
- CM = FOUND MONUMENTATION
- CM = CONTROLLING MONUMENTATION
- - - = LINE BREAK (NOT TO SCALE)

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 1 OF 4
SEPTEMBER 2017

DESCRIPTION FOR TRACT 17

BEING A 0.4147 ACRE (18,064 SQUARE FEET) TRACT OF LAND, MORE OR LESS, IN THE G.W. CARTWRIGHT SURVEY, ABSTRACT 159, BELL COUNTY, TEXAS, AND BEING PART OF THE PRESCRIPTIVE RIGHT-OF-WAY (R.O.W.) (NO RECORDING INFORMATION FOUND) OF OLD FARM-TO-MARKET ROAD 439 (FM 439) (A CALLED 80 FOOT R.O.W.), (NOW KNOWN AS WESTCLIFF ROAD – A VARIABLE WIDTH R.O.W. - NO RECORDING INFORMATION FOUND), SAID 0.4147 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT 1/2 INCH CAPPED IRON ROD FOUND AT THE SOUTHEAST CORNER OF LOT 1 OF THE DURAN ADDITION, AN ADDITION TO THE CITY OF KILLEEN, BELL COUNTY, TEXAS, RECORDED IN CABINET D, SLIDE 152-B OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS (O.P.R.B.C.T.), SAME BEING IN THE WESTERLY LINE OF THAT TRACT OF LAND DESCRIBED IN DEED TO OLIN P. DILLARD, SR. AND WIFE, TERRI L. DILLARD RECORDED IN VOLUME 3074, PAGE 245 O.P.R.B.C.T.;

THENCE SOUTH 64° 14' 44" EAST, A DISTANCE OF 62.77 FEET TO THE NORTHWEST CORNER OF THAT TRACT OF LAND DESCRIBED AS TRACT 1 IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME L, PAGE 359 O.P.R.B.C.T.;

THENCE SOUTH 16° 35' 47" WEST, ALONG THE WESTERLY LINE OF SAID VOLUME L, PAGE 359, A DISTANCE OF 5.00 FEET TO THE SOUTHWEST CORNER OF SAID VOLUME L, PAGE 359, SAME BEING IN THE NORTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, ALSO BEING THE **POINT OF BEGINNING**, HAVING A SURFACE COORDINATE OF NORTH 10,382,317.480, EAST 3,132,217.769;

- 1) THENCE SOUTH 70° 20' 25" EAST ALONG THE NORTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439 AND THE COMMON SOUTHERLY LINE OF SAID VOLUME L, PAGE 359 – TRACT 1, A DISTANCE OF 293.48 FEET TO THE EASTERLY R.O.W. LINE OF OLD FM 439, ALSO BEING THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT HAVING A RADIUS OF 995.37 FEET AND A RADIUS THAT BEARS SOUTH 28° 17' 49" WEST;
- 2) THENCE ALONG THE EASTERLY R.O.W. LINE OF OLD FM 439 AND SAID CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 08° 52' 34", AN ARC LENGTH OF 154.20 FEET, A CHORD THAT BEARS SOUTH 57° 15' 54" EAST AND A CHORD LENGTH OF 154.05 FEET TO THE NORTHEAST CORNER OF THAT TRACT OF LAND DESCRIBED AS TRACT 1 IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME L, PAGE 372 O.P.R.B.C.T.;
- 3) THENCE NORTH 73° 12' 23" WEST ALONG THE SOUTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439 AND THE COMMON NORTHERLY LINE OF SAID VOLUME L, PAGE 372 – TRACT 1, PASSING A 3/8 INCH IRON ROD FOUND AT A DISTANCE OF 420.18 FEET, OFFSET LEFT A DISTANCE OF 16.70 FEET, CONTINUING IN ALL A TOTAL DISTANCE OF 436.74 FEET TO THE NORTHERN MOST NORTHWEST CORNER OF SAID VOLUME L, PAGE 372 – TRACT 1;

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 2 OF 4
SEPTEMBER 2017

DESCRIPTION FOR TRACT 17

- 4) THENCE SOUTH 16° 35' 47" WEST ALONG THE SOUTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439 AND THE COMMON WESTERLY LINE OF SAID VOLUME L, PAGE 372 – TRACT 1, A DISTANCE OF 18.00 FEET TO THE SOUTHERN MOST NORTHWEST CORNER OF SAID VOLUME L, PAGE 372 – TRACT 1;
- 5) THENCE NORTH 73° 24' 13" WEST ALONG THE SOUTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, A DISTANCE OF 4.30 FEET TO THE SOUTHWEST CORNER OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439;
- 6) NORTH 16° 35' 47" EAST ALONG THE WESTERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, A DISTANCE OF 75.00 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 0.4147 ACRE (18,064 SQUARE FEET) OF LAND, MORE OR LESS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 3 OF 4
SEPTEMBER 2017

DESCRIPTION FOR TRACT 17

A PLAT OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS DESCRIPTION.

BASIS OF BEARING: TEXAS COORDINATE SYSTEM, NAD 83 (EPOCH 2011), NORTH CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE COORDINATES AND SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK.

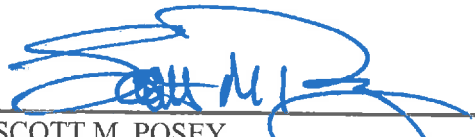
THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

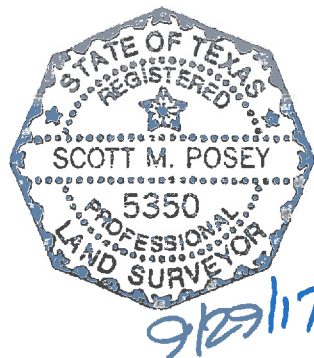
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM F.M. 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.


SCOTT M. POSEY
TEXAS REGISTRATION NO. 5350



LAMB-STAR ENGINEERING, L.P.
5700 W. PLANO PARKWAY, SUITE 1000
PLANO, TEXAS 75093
PH. (214) 440-3600
FIRM REGISTRATION CERTIFICATE NO. 10048300
SEPTEMBER 29, 2017

**A. McMILLIN SURVEY
ABSTRACT NO. 559**

**EXHIBIT "A"
PAGE 4 OF 4**

**G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159**

OLIN P. DILLARD, SR.
AND WIFE, FERRE L. DILLARD
VOL. 3074, PG. 245
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 271
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 271
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 271
O.P.R.B.C.T.

W.H. BACON, JR. AND
WIFE, BARBARA ANN BACON
VOL. 907, PG. 247
O.P.R.B.C.T.

STATE OF TEXAS
VOL. L, PG. 359
O.P.R.B.C.T.

STATE OF TEXAS
VOL. L, PG. 372
O.P.R.B.C.T.

STATE OF TEXAS
VOL. L, PG. 372
O.P.R.B.C.T.

STATE OF TEXAS
VOL. L, PG. 372
O.P.R.B.C.T.

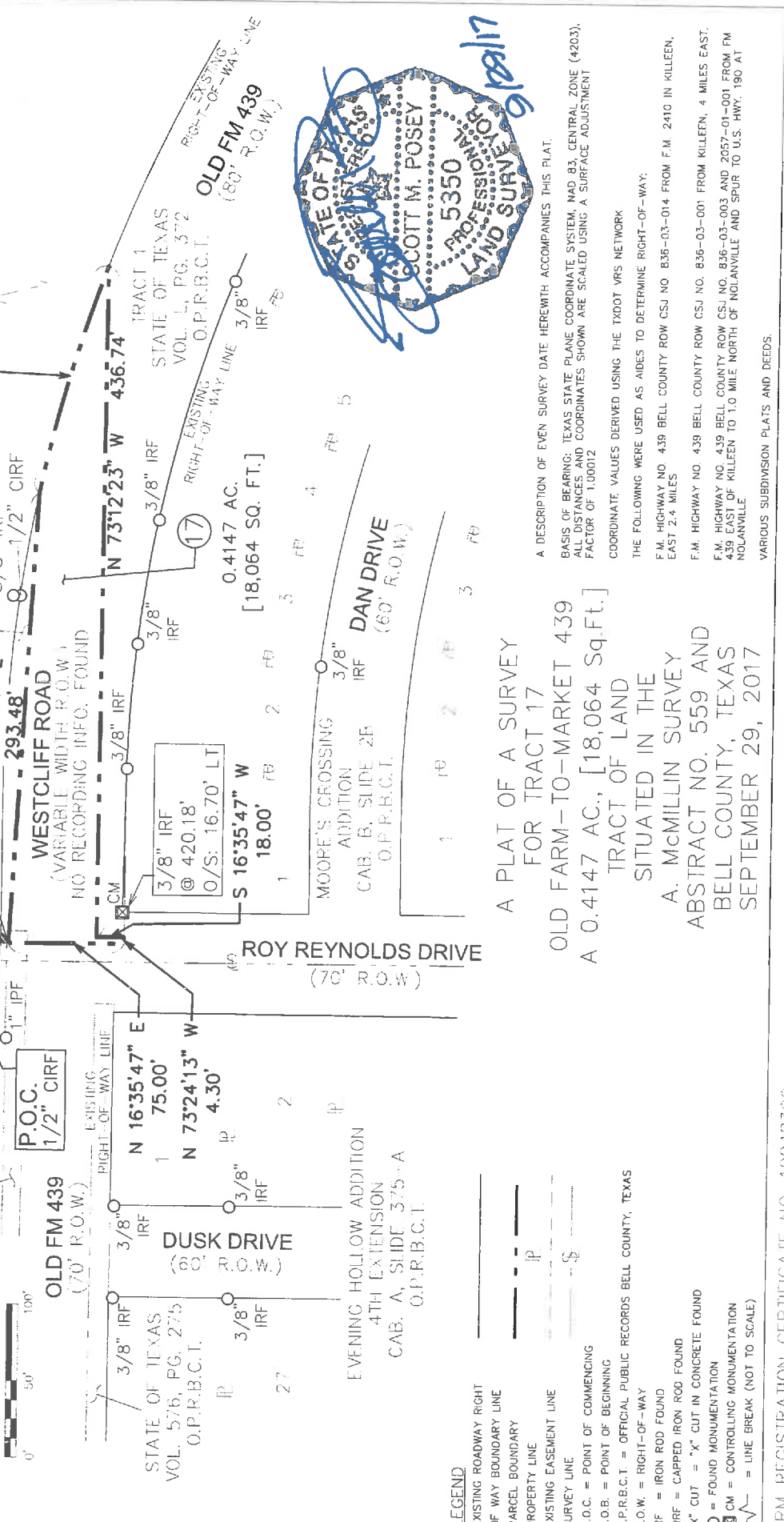
$\Delta = 08^{\circ}52'34"$
 $R = 995.37'$
 $L = 154.20'$
 $CB = S 57^{\circ}15'54" E$
 $CL = 154.05'$

P.O.B.
N=10,382,317.480
E=3,132,217.769

P.O.C.
1/2" CIRF

P.O.B.
N=10,382,317.480
E=3,132,217.769

P.O.C.
1/2" CIRF



A PLAT OF A SURVEY
FOR TRACT 17
OLD FARM-TO-MARKET 439
A 0.4147 AC., [18,064 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
A. McMILLIN SURVEY
ABSTRACT NO. 559 AND
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

A DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203).
ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT
FACTOR OF 1.00012
COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK
THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN,
EAST 2.4 MILES
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST,
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM
439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT
NOLANVILLE
VARIOUS SUBDIVISION PLATS AND DEEDS.

- LEGEND**
- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
 - PARCEL BOUNDARY
 - PROPERTY LINE
 - EXISTING EASEMENT LINE
 - SURVEY LINE
 - P.O.B. = POINT OF BEGINNING
 - P.O.C. = POINT OF COMMENCING
 - O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
 - R.O.W. = RIGHT-OF-WAY
 - IRF = IRON ROD FOUND
 - "X" CUT = "X" CUT IN CONCRETE FOUND
 - O = FOUND MONUMENTATION
 - CM = CONTROLLING MONUMENTATION
 - = LINE BREAK (NOT TO SCALE)

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 1 OF 6
SEPTEMBER 2017

DESCRIPTION FOR TRACT 18

BEING A 2.0002 ACRE (87,128 SQUARE FEET) TRACT OF LAND, MORE OR LESS, IN THE G.W. CARTWRIGHT SURVEY, ABSTRACT 159, BELL COUNTY, TEXAS, AND BEING ALL OF THAT TRACT OF LAND DESCRIBED AS TRACT 1 IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME L, PAGE 372 OF THE OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS (O.P.R.B.C.T.), SAME BEING A PART OF OLD FARM-TO-MARKET ROAD 439 (FM 439) (A CALLED 80 FOOT RIGHT-OF-WAY (R.O.W.)), (NOW KNOWN AS WESTCLIFF ROAD - A VARIABLE WIDTH R.O.W. - NO RECORDING INFORMATION FOUND), SAID 2.0002 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE SOUTHERN MOST NORTHWEST CORNER OF SAID VOLUME L, PAGE 372 - TRACT 1, SAME BEING IN THE SOUTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, AND HAVING A SURFACE COORDINATE OF NORTH 10,382,244.376, EAST 3,132,200.468;

- 1) THENCE NORTH 16° 35' 47" EAST ALONG THE WESTERLY LINE OF SAID VOLUME L, PAGE 372 - TRACT 1 AND THE COMMON SOUTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, A DISTANCE OF 18.00 FEET TO THE NORTHERN MOST NORTHWEST CORNER OF SAID VOLUME L, PAGE 372 - TRACT 1;
- 2) THENCE SOUTH 73° 12' 23" EAST ALONG THE NORTHERLY LINE OF SAID VOLUME L, PAGE 372 - TRACT 1 AND THE COMMON SOUTHERLY LINE OF THE PRESCRIPTIVE R.O.W. LINE OF OLD FM 439, A DISTANCE OF 436.74 FEET TO THE NORTHEAST CORNER OF SAID VOLUME L, PAGE 372 - TRACT 1, SAME BEING THE EASTERLY R.O.W. LINE OF OLD FM 439, ALSO BEING THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT HAVING A RADIUS OF 995.37 FEET AND A RADIUS THAT BEARS SOUTH 37° 10' 24" WEST;
- 3) THENCE ALONG THE EASTERLY LINE OF SAID VOLUME L, PAGE 372 - TRACT 1, SAME BEING THE EASTERLY R.O.W. LINE OF OLD FM 439, AND ALONG SAID CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 46° 25' 06", HAVING AN ARC LENGTH OF 806.40 FEET, A CHORD THAT BEARS SOUTH 29° 37' 03" EAST AND A CHORD LENGTH OF 784.53 FEET TO THE SOUTHEAST CORNER OF SAID VOLUME L, PAGE 372 - TRACT 1, SAME BEING IN THE WESTERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, FROM WHICH A 60D NAIL BEARS ALONG AN ARC WITH A RADIUS OF 995.37 FEET AND AN ARC LENGTH OF 25.47 FEET;
- 4) THENCE SOUTH 15° 34' 45" WEST ALONG THE SOUTHERLY LINE OF SAID VOLUME L, PAGE 372 - TRACT 1 AND THE COMMON WESTERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, A DISTANCE OF 367.11 FEET TO THE SOUTHWEST CORNER OF SAID VOLUME L, PAGE 372 - TRACT 1, SAME BEING IN THE WESTERLY R.O.W. LINE OF OLD FM 439, ALSO BEING THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT HAVING A RADIUS OF 994.93 FEET AND A RADIUS THAT BEARS SOUTH 84° 07' 01" EAST;

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 2 OF 6
SEPTEMBER 2017

DESCRIPTION FOR TRACT 18

THENCE ALONG THE WESTERLY LINE OF SAID VOLUME L, PAGE 372 – TRACT 1, SAME BEING THE WESTERLY R.O.W. LINE OF OLD FM 439 AS FOLLOWS:

- 5) ALONG SAID CURVE TO THE RIGHT HAVING A DELTA ANGLE OF $02^{\circ} 25' 48''$, AN ARC LENGTH OF 42.20 FEET, A CHORD THAT BEARS NORTH $07^{\circ} 05' 53''$ EAST AND A CHORD LENGTH OF 42.20 FEET;
- 6) NORTH $08^{\circ} 18' 47''$ EAST, A DISTANCE OF 69.67 FEET TO THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE LEFT HAVING A RADIUS OF 915.37 FEET AND A RADIUS THAT BEARS NORTH $81^{\circ} 43' 38''$ WEST;
- 7) ALONG SAID CURVE TO THE LEFT HAVING A DELTA ANGLE OF $81^{\circ} 40' 35''$, PASSING A 1/2 INCH IRON ROD FOUND AT AN ARC LENGTH OF 140.56 FEET, ALSO PASSING A 3/8 INCH IRON ROD FOUND AT AN ARC LENGTH OF 1281.74 FEET, OFFSET LEFT A DISTANCE OF 0.13 FEET, CONTINUING IN ALL A TOTAL ARC LENGTH OF 1304.88 FEET, A CHORD THAT BEARS NORTH $32^{\circ} 33' 55''$ WEST AND A CHORD LENGTH OF 1197.17 FEET;
- 8) NORTH $73^{\circ} 24' 13''$ WEST, PASSING A 3/8 INCH IRON ROD FOUND AT A DISTANCE OF 70.40 FEET, OFFSET RIGHT A DISTANCE OF 1.25 FEET, CONTINUING IN ALL A TOTAL DISTANCE OF 86.90 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 2.0002 ACRE (87,128 SQUARE FEET) OF LAND, MORE OR LESS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 3 OF 6
SEPTEMBER 2017

DESCRIPTION FOR TRACT 18

A PLAT OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS DESCRIPTION.

BASIS OF BEARING: TEXAS COORDINATE SYSTEM, NAD 83 (EPOCH 2011), NORTH CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE COORDINATES AND SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK.

THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

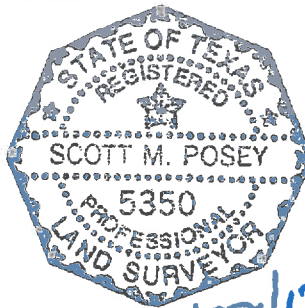
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM F.M. 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.



SCOTT M. POSEY
TEXAS REGISTRATION NO. 5350



LAMB-STAR ENGINEERING, L.P.
5700 W. PLANO PARKWAY, SUITE 1000
PLANO, TEXAS 75093
PH. (214) 440-3600
FIRM REGISTRATION CERTIFICATE NO. 10048300
SEPTEMBER 29, 2017

**A. McMILLIN SURVEY
ABSTRACT NO. 559**

**EXHIBIT "A"
PAGE 4 OF 6**

**G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159**

W.H. BACON, JR. AND
WIFE, BARBARA ANN BACON
VOL. 907, PG. 247
O.P.R.B.C.T.

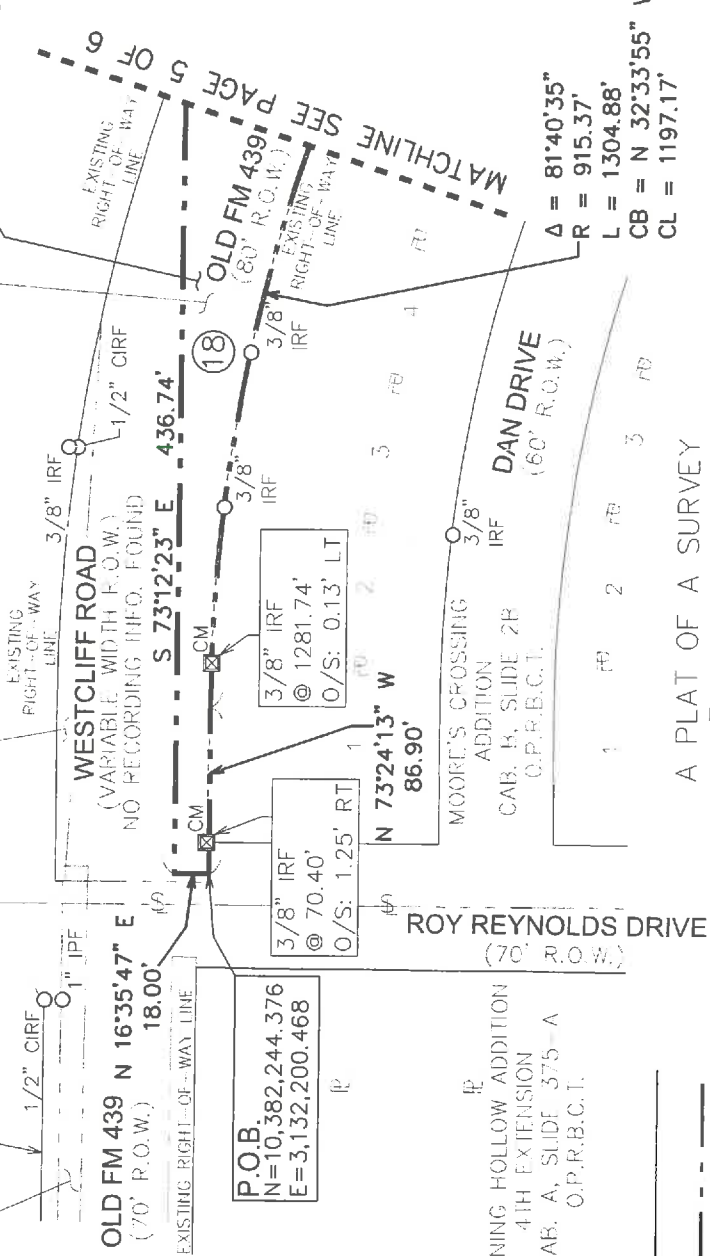
OLIN F. DILLARD, SR. AND
WIFE, TERRI L. DILLARD
VOL. 5074, PG. 245
O.P.R.B.C.T.

TRACT 1
STATE OF TEXAS
VOL. L, PG. 372
O.P.R.B.C.T.

TRACT 1
STATE OF TEXAS
VOL. L, PG. 359
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 576, PG. 271
O.P.R.B.C.T.

2.0002 AC.
[87,128 SQ. FT.]



A DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203).
ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT
FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TxDOT VRS NETWORK
THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO 836-03-014 FROM E.M. 2410 IN KILLEEN,
EAST 2.4 MILES
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO 836-03-001 FROM KILLEEN, 4 MILES EAST.
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM
439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT
NOLANVILLE.
VARIOUS SUBDIVISION PLATS AND DEEDS.

A PLAT OF A SURVEY
FOR TRACT 18
OLD FARM-TO-MARKET 439
A 2.0002 AC., [87,128 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

- LEGEND**
- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
 - PARCEL BOUNDARY
 - PROPERTY LINE
 - EXISTING EASEMENT LINE
 - SURVEY LINE
 - P.O.C. = POINT OF COMMENCING
 - P.O.B. = POINT OF BEGINNING
 - O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
 - R.O.W. = RIGHT-OF-WAY
 - IRF = IRON ROD FOUND
 - CIRF = CAPPED IRON ROD FOUND
 - "X" CUT = "X" CUT IN CONCRETE FOUND
 - O = FOUND MONUMENTATION
 - CM = CONTROLLING MONUMENTATION
 - = LINE BREAK (NOT TO SCALE)

W.H. BACON, JR. AND WIFE, BARBARA ANN BACON
VOL. 907, PG. 247
O.P.R.B.C.T.

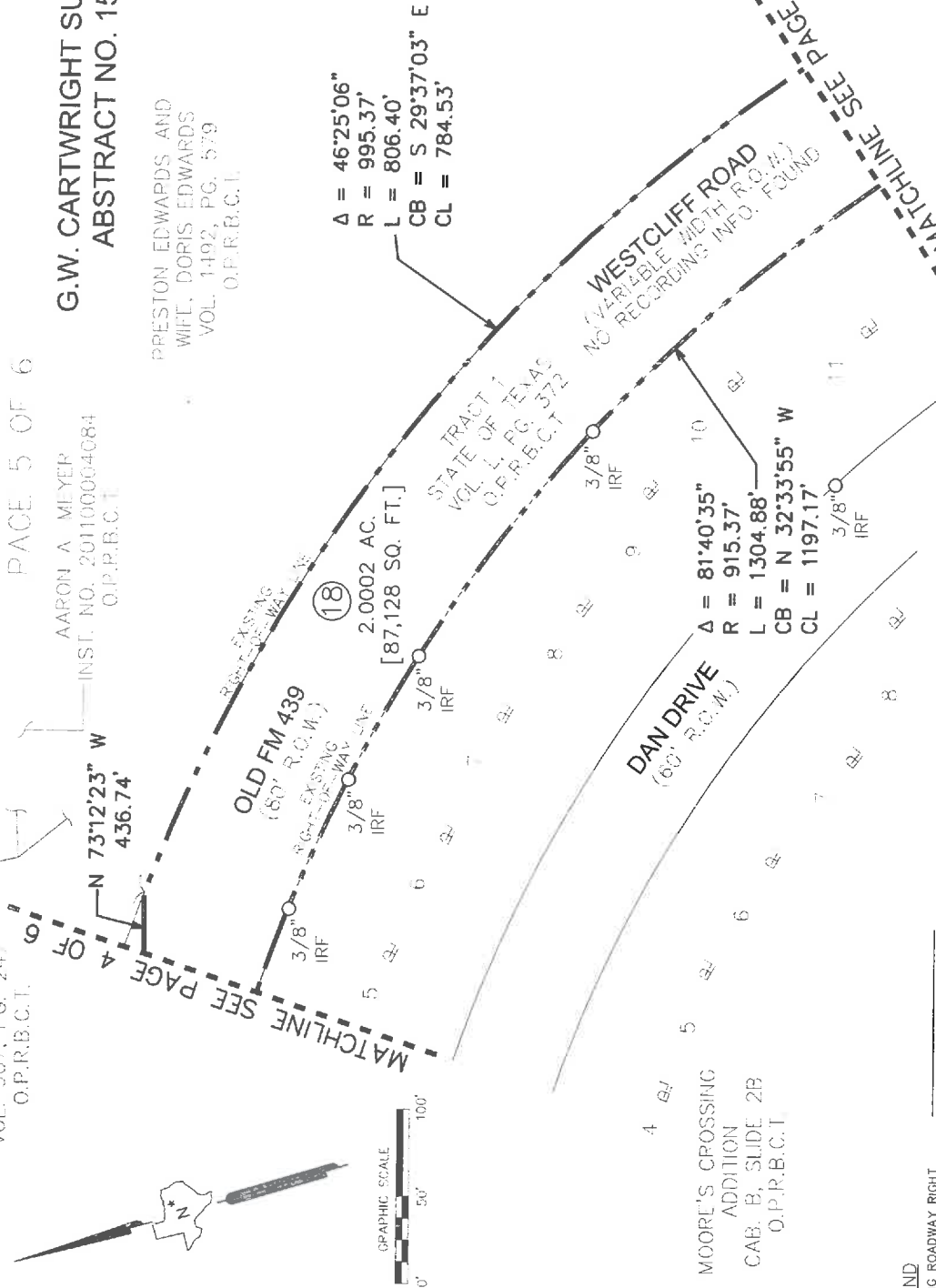
EXHIBIT "A"
PAGE 5 OF 6

AARON A. MEYER
INST. NO. 201100004084
O.P.R.B.C.T.

G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159

PRESTON EDWARDS AND
WIFE, DORIS EDWARDS
VOL. 1492, PG. 579
O.P.R.B.C.T.

(B)



$\Delta = 46^{\circ}25'06''$
 $R = 995.37'$
 $L = 806.40'$
 $CB = S 29^{\circ}37'03'' E$
 $CL = 784.53'$

$\Delta = 81^{\circ}40'35''$
 $R = 915.37'$
 $L = 1304.88'$
 $CB = N 32^{\circ}33'55'' W$
 $CL = 1197.17'$

- LEGEND**
- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
 - PARCEL BOUNDARY
 - PROPERTY LINE
 - EXISTING EASEMENT LINE
 - SURVEY LINE
 - P.O.B. = POINT OF BEGINNING
 - O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
 - R.O.W. = RIGHT-OF-WAY
 - IRF = IRON ROD FOUND
 - CIRF = CAPPED IRON ROD FOUND
 - "X" CUT = "X" CUT IN CONCRETE FOUND
 - O = FOUND MONUMENTATION
 - CM = CONTROLLING MONUMENTATION
 - - - = LINE BREAK (NOT TO SCALE)

A PLAT OF A SURVEY
FOR TRACT 18
OLD FARM-TO-MARKET 439
A 2.0002 AC., [87,128 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017



A DESCRIPTION OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS PLAT.
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (+203), ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.
COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK
THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE
VARIOUS SUBDIVISION PLATS AND DEEDS.

**G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159**

CHARLES HOUSE AND
WIFE, KAY HOUSE
VOL. 1519, PG. 29
O.P.R.B.C.T.

PRESTON EDWARDS AND WIFE, DORIS EDWARDS
VOL. 1492, PG. 579
O.P.R.B.C.T.

MOORE'S CROSSING ADDITION
FIRST EXTENSION
CAB. B, SLIDE 50A
O.P.R.B.C.T.



EXHIBIT "A"
PAGE 6 OF 6

$\Delta = 46'25'06''$
 $R = 995.37'$
 $L = 806.40'$
 $CB = S 29'37'03'' E$
 $CL = 784.53'$

60D NAIL FOUND
IN METAL PIPE BEARS
 $R = 995.37'$
 $L = 25.47'$

2.0002 AC.
[87,128 SQ. FT.]

TRACT 1
STATE OF TEXAS
VOL. L, PG. 372
O.P.R.B.C.T.

EXISTING RIGHT-OF-WAY LINE

OLD FM 439
(80' R.O.W.)

S 15°34'45" W 367.11'

A PLAT OF A SURVEY
FOR TRACT 18
OLD FARM-TO-MARKET 439
A 2.0002 AC. [87,128 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

WESTCLIFF ROAD
(ADAPTABLE WITH P.O.W.)
NO RECORDING INFO. FOUND

$\Delta = 81'40'35''$
 $R = 915.37'$
 $L = 1304.88'$
 $CB = N 32'33'55'' W$
 $CL = 1197.17'$

3/8" IRF 13
3/8" IRF 14
3/8" IRF 15
3/8" IRF 16

1/2" IRF @ 140.56

DAN DRIVE
(60' P.O.W.)

BLOCK 1
BLOCK 2

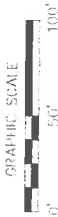
MOORE'S CROSSING
ADDITION
CAB. B, SLIDE 213
O.P.R.B.C.T.

$\Delta = 02'25'48''$
 $R = 994.93'$
 $L = 42.20'$
 $CB = N 07'05'53'' E$
 $CL = 42.19'$

69.67'

GREENGATE DRIVE
(50' P.O.W.)

SUNSHADOW COVE
PHASE TWO
CAB. C, SLIDE 191B
O.P.R.B.C.T.



LEGEND

- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
- PARCEL BOUNDARY
- PROPERTY LINE
- EXISTING EASEMENT LINE
- SURVEY LINE
- P.O.C. = POINT OF COMMENCING
- P.O.B. = POINT OF BEGINNING
- O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
- R.O.W. = RIGHT-OF-WAY
- IRF = IRON ROD FOUND
- CIRF = CAPPED IRON ROD FOUND
- "X" CUT = "X" CUT IN CONCRETE FOUND
- O = FOUND MONUMENTATION
- CM = CONTROLLING MONUMENTATION
- ~ = LINE BREAK (NOT TO SCALE)

A DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (+203),
ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT
FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK

THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN,
EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST,
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM
439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT
NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 1 OF 4
SEPTEMBER 2017

DESCRIPTION FOR TRACT 19

BEING A 0.5630 ACRE (24,523 SQUARE FEET) TRACT OF LAND, MORE OR LESS, IN THE G.W. CARTWRIGHT SURVEY, ABSTRACT 159, BELL COUNTY, TEXAS, AND BEING PART OF THE PRESCRIPTIVE RIGHT-OF-WAY (R.O.W.) (NO RECORDING INFORMATION FOUND) OF OLD FARM-TO-MARKET ROAD 439 (FM 439) (A CALLED 80 FOOT R.O.W.), (NOW KNOWN AS WESTCLIFF ROAD – A VARIABLE WIDTH R.O.W. - NO RECORDING INFORMATION FOUND), SAID 0.5630 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT 1/2 INCH IRON ROD FOUND AT THE SOUTHEAST CORNER OF LOT 15 OF MOORE'S CROSSING ADDITION, AN ADDITION TO THE CITY OF KILLEEN, BELL COUNTY, TEXAS, RECORDED IN CABINET B, SLIDE 2B OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS (O.P.R.B.C.T.), SAME BEING THE NORTHEAST CORNER OF LOT 16 OF SAID MOORE'S CROSSING ADDITION, ALSO BEING IN THE WESTERLY LINE OF THAT TRACT OF LAND DESCRIBED AS TRACT 1 IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME L, PAGE 372 O.P.R.B.C.T., AND THE WESTERLY R.O.W. LINE OF OLD FM 439, AND FURTHER BEING THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT HAVING A RADIUS OF 915.37 FEET AND A RADIUS THAT BEARS SOUTH 89° 28' 33" WEST;

THENCE ALONG THE WESTERLY LINE OF SAID VOLUME L, PAGE 372 – TRACT 1, SAME BEING THE WESTERLY R.O.W. LINE OF OLD FM 439 AND THE COMMON THE EASTERLY LINE OF SAID MOORE'S CROSSING ADDITION, AND ALONG SAID CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 08° 47' 49", AN ARC LENGTH OF 140.54 FEET, A CHORD THAT BEARS SOUTH 03° 52' 27" WEST AND A CHORD LENGTH OF 140.41 FEET;

THENCE SOUTH 08° 18' 47" WEST CONTINUING ALONG THE WESTERLY LINE OF SAID VOLUME L, PAGE 372 – TRACT 1, SAME BEING THE WESTERLY R.O.W. LINE OF OLD FM 439 AND THE COMMON EASTERLY LINES OF SAID MOORE'S CROSSING ADDITION AND SUNSHADOW COVE, PHASE TWO, AN ADDITION TO THE CITY OF KILLEEN, BELL COUNTY, TEXAS RECORDED IN CABINET C, SLIDE 191B O.P.R.B.C.T., A DISTANCE OF 69.67 FEET, SAME BEING THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE LEFT HAVING A RADIUS OF 994.93 FEET AND A RADIUS THAT BEARS SOUTH 81° 41' 13" EAST;

THENCE CONTINUING ALONG THE WESTERLY LINE OF SAID VOLUME L, PAGE 372 – TRACT 1, SAME BEING THE WESTERLY R.O.W. LINE OF OLD FM 439 AND THE COMMON EASTERLY LINE OF SAID SUNSHADOW COVE, PHASE TWO, AND ALONG SAID CURVE TO THE LEFT HAVING A DELTA ANGLE OF 02° 25' 48", AN ARC LENGTH OF 42.20 FEET, A CHORD THAT BEARS SOUTH 07° 05' 53" WEST AND A CHORD LENGTH OF 42.19 FEET TO THE SOUTHWEST CORNER OF SAID VOLUME L, PAGE 372 – TRACT 1, SAME BEING IN THE WESTERLY LINE OF THE PRESCRIPTIVE R.O.W. LINE OF OLD FM 439, ALSO BEING THE **POINT OF BEGINNING**, HAVING A SURFACE COORDINATE OF NORTH 10,381,099.800, EAST 3,132,912.849;

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 2 OF 4
SEPTEMBER 2017

DESCRIPTION FOR TRACT 19

- 1) THENCE NORTH 15° 34' 45" EAST ALONG THE WESTERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439 AND THE COMMON EASTERLY LINE OF SAID VOLUME L, PAGE 372 – TRACT 1, A DISTANCE OF 367.11 FEET TO THE SOUTHEAST CORNER OF SAID VOLUME L, PAGE 372 – TRACT 1, SAME BEING IN THE EASTERLY R.O.W. LINE OF OLD FM 439, ALSO BEING THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT HAVING A RADIUS OF 995.37 FEET AND A RADIUS THAT BEARS SOUTH 83° 35' 30" WEST;
- 2) THENCE ALONG THE EASTERLY R.O.W. LINE OF OLD FM 439 AND SAID CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 14° 40' 52", AN ARC LENGTH OF 255.05 FEET, A CHORD THAT BEARS SOUTH 00° 55' 56" WEST AND A CHORD LENGTH OF 254.35 FEET TO THE NORTHEAST CORNER OF THAT TRACT OF LAND DESCRIBED AS TRACT 2 IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME L, PAGE 359 O.P.R.B.C.T;
- 3) THENCE SOUTH 16° 13' 34" WEST ALONG THE EASTERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439 AND THE COMMON NORTHERLY LINE OF SAID VOLUME L, PAGE 359 – TRACT 2, A DISTANCE OF 331.90 FEET TO THE NORTHWEST CORNER OF SAID VOLUME L, PAGE 359 – TRACT 2, SAME BEING THE WESTERLY R.O.W. LINE OF OLD FM 439, ALSO BEING THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT HAVING A RADIUS OF 994.93 FEET AND A RADIUS THAT BEARS NORTH 83° 13' 23" EAST;
- 4) THENCE ALONG THE WESTERLY R.O.W. LINE OF OLD FM 439 AND SAID CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 12° 39' 36", AN ARC LENGTH OF 219.84 FEET, A CHORD THAT BEARS NORTH 00° 26' 49" WEST AND A CHORD LENGTH OF 219.39 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 0.5630 ACRE (24,523 SQUARE FEET) OF LAND, MORE OR LESS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 3 OF 4
SEPTEMBER 2017

DESCRIPTION FOR TRACT 19

A PLAT OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS DESCRIPTION.

BASIS OF BEARING: TEXAS COORDINATE SYSTEM, NAD 83 (EPOCH 2011), NORTH CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE COORDINATES AND SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK.

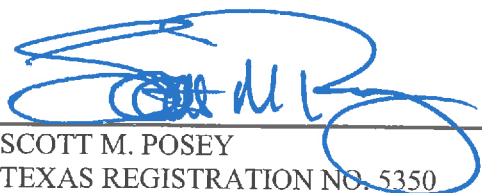
THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

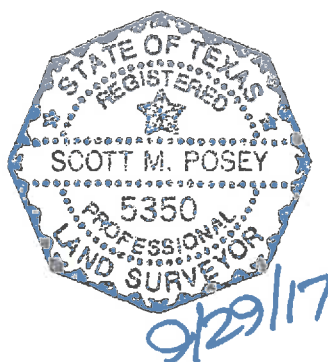
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM F.M. 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.

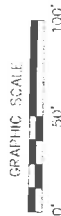

SCOTT M. POSEY
TEXAS REGISTRATION NO. 5350



LAMB-STAR ENGINEERING, L.P.
5700 W. PLANO PARKWAY, SUITE 1000
PLANO, TEXAS 75093
PH. (214) 440-3600
FIRM REGISTRATION CERTIFICATE NO. 10048300
SEPTEMBER 29, 2017

EXHIBIT "A"
PAGE 4 OF 4

G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159



CHARLES HOUSE AND
WIFE, KAY HOUSE
VOL. 1519, PG. 29
O.P.R.B.C.T.

MOORE'S CROSSING ADDITION
FIRST EXTENSION
CAB. B, SLIDE 30A
O.P.R.B.C.T.

$\Delta = 14^{\circ}40'52''$
 $R = 995.37'$
 $L = 255.05'$
 $CB = S 00^{\circ}55'56'' W$
 $CL = 254.35'$

60D NAIL FOUND
IN METAL PIPE
@ 25.47'

0.5630 AC.
①9 [24,523 SQ. FT.]

$\Delta = 08^{\circ}47'49''$
 $R = 915.37'$
 $L = 140.54'$
 $CB = S 03^{\circ}52'27'' W$
 $CL = 140.41'$

P.O.C.
1/2" IRF

$\Delta = 12^{\circ}39'36''$
 $R = 994.93'$
 $L = 219.84'$
 $CB = N 00^{\circ}26'49'' W$
 $CL = 219.39'$

P.O.B.
 $N = 10,381,099.800$
 $E = 3,132,912.849$

$\Delta = 02^{\circ}25'48''$
 $R = 994.93'$
 $L = 42.20'$
 $CB = S 07^{\circ}05'53'' W$
 $CL = 42.19'$

LOT 14, BLOCK 1
SUNSHADOW COVE
PHASE TWO
CAB. C, SLIDE 191B
O.P.R.B.C.T.

GREENGATE
DRIVE
(50' R.O.W.)

DAN DRIVE
(60' R.O.W.)

16

16

16

16

16

16

16

16

16

16

16

16

PRESTON EDWARDS AND
WIFE, DORIS EDWARDS
VOL. 1492, PG. 579
O.P.R.B.C.T.

WESTCLIFF ROAD
(VARIABLE WIDTH R.O.W.)
NO RECORDING INFO. FOUND

STATE OF TEXAS
VOL. 1, PG. 372
EXISTING RIGHT-OF-WAY LINE
3/8" IRF

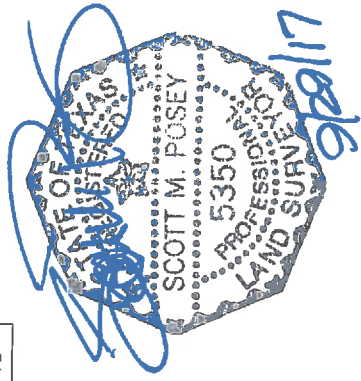
MOORE'S CROSSING ADDITION
CAB. B, SLIDE 21B
O.P.R.B.C.T.

MOORE'S CROSSING ADDITION
CAB. B, SLIDE 21B
O.P.R.B.C.T.

LOT 14, BLOCK 1
SUNSHADOW COVE
PHASE TWO
CAB. C, SLIDE 191B
O.P.R.B.C.T.

OLD FM 439
(80' R.O.W.)
EXISTING RIGHT-OF-WAY LINE
STATE OF TEXAS
VOL. 1, PG. 559
O.P.R.B.C.T.

LAWRENCE COX
AND DAVID COX
VOL. 1077, PG. 763
O.P.R.B.C.T.



LEGEND

- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
- PARCEL BOUNDARY
- PROPERTY LINE
- EXISTING EASEMENT LINE
- SURVEY LINE
- P.O.B. = POINT OF BEGINNING
- P.O.C. = POINT OF COMMENCING
- O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
- R.O.W. = RIGHT-OF-WAY
- IRF = IRON ROD FOUND
- CIRF = CAPPED IRON ROD FOUND
- "X" CUT = "X" CUT IN CONCRETE FOUND
- O = FOUND MONUMENTATION
- CM = CONTROLLING MONUMENTATION
- = LINE BREAK (NOT TO SCALE)

A PLAT OF A SURVEY

FOR TRACT 19
OLD FARM-TO-MARKET 439
A 0.563 AC., [24,523 Sq.Ft.]
TRACT OF LAND

SITUATED IN THE
G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

A DESCRIPTION OF EVEN SURVEY DATE, HEREWITH ACCOMPANIES THIS PLAT.

BASE OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203). ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT WRS NETWORK

THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST-439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 1 OF 5
SEPTEMBER 2017

DESCRIPTION FOR TRACT 20

BEING A 1.2699 ACRE (55,315 SQUARE FEET) TRACT OF LAND, MORE OR LESS, IN THE G.W. CARTWRIGHT SURVEY, ABSTRACT 159, BELL COUNTY, TEXAS, AND BEING PART OF THAT TRACT OF LAND DESCRIBED AS TRACT 2 IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME L, PAGE 359 OF THE OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS (O.P.R.B.C.T.), SAME BEING A PART OF OLD FARM-TO-MARKET ROAD 439 (FM 439) (A CALLED 80 FOOT RIGHT-OF-WAY (R.O.W.)), (NOW KNOWN AS WESTCLIFF ROAD – A VARIABLE WIDTH R.O.W. - NO RECORDING INFORMATION FOUND), SAID 1.2699 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE NORTHERN MOST SOUTHWEST CORNER OF SAID VOLUME L, PAGE 359 – TRACT 2 – TRACT 2, SAME BEING IN THE WESTERLY R.O.W. LINE OF OLD FM 439, AND HAVING A SURFACE COORDINATE OF NORTH 10,380,880.416, EAST 3,132,914.560;

- 1) THENCE NORTH 16° 13' 34" EAST ALONG THE WESTERLY LINE OF SAID VOLUME L, PAGE 359 – TRACT 2 AND THE COMMON EASTERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, A DISTANCE OF 331.90 FEET TO THE NORTHERN MOST CORNER OF SAID VOLUME L, PAGE 359 – TRACT 2, SAME BEING IN THE EASTERLY R.O.W. LINE OF OLD FM 439;

THENCE ALONG THE EASTERLY LINE OF SAID VOLUME L, PAGE 359 – TRACT 2, SAME BEING THE EASTERLY R.O.W. LINE OF OLD FM 439 AS FOLLOWS:

- 2) SOUTH 08° 18' 47" WEST, A DISTANCE OF 69.73 FEET TO THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE LEFT HAVING A RADIUS OF 914.93 FEET AND A RADIUS THAT BEARS SOUTH 81° 41' 13" EAST;
- 3) ALONG SAID CURVE TO THE LEFT HAVING A DELTA ANGLE OF 53° 15' 52", HAVING AN ARC LENGTH OF 850.56 FEET, A CHORD THAT BEARS SOUTH 18° 19' 09" EAST AND A CHORD LENGTH OF 820.26 FEET;
- 4) THENCE NORTH 73° 29' 21" WEST OVER AN ACROSS SAID VOLUME L, PAGE 359 – TRACT 2, A DISTANCE OF 149.29 FEET TO THE WESTERLY LINE OF SAID VOLUME L, PAGE 359 – TRACT 2, SAME BEING IN THE WESTERLY R.O.W. LINE OF OLD FM 439, ALSO BEING IN THE EASTERLY LINE OF THAT TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 907, PAGE 433 O.P.R.B.C.T., AND FURTHER BEING THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT HAVING A RADIUS OF 994.93 FEET AND A RADIUS THAT BEARS NORTH 52° 37' 23" EAST;

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 2 OF 5
SEPTEMBER 2017

DESCRIPTION FOR TRACT 20

- 5) THENCE ALONG THE WESTERLY LINE OF SAID VOLUME L, PAGE 359 – TRACT 2, SAME BEING THE WESTERLY R.O.W. LINE OF OLD FM 439 AND THE COMMON EASTERLY LINE OF SAID VOLUME 907, PAGE 433, AND ALONG SAID CURVE TO THE RIGHT HAVING A DELTA ANGLE OF $30^{\circ} 36' 00''$, PASSING A 4-INCH CONCRETE MONUMENT FOUND (BROKEN) AT AN ARC LENGTH OF 77.66 FEET, OFFSET LEFT A DISTANCE OF 63.43 FEET, PASSING THE NORTHERN MOST POINT OF SAID VOLUME 907, PAGE 433 AT AN ARC LENGTH OF 292.74, ALSO PASSING A 3/8 INCH IRON ROD FOUND (BENT) AT AN ARC LENGTH OF 293.37 FEET, OFFSET LEFT A DISTANCE OF 5.23 FEET, CONTINUING IN ALL A TOTAL ARC LENGTH OF 531.36 FEET, A CHORD THAT BEARS NORTH $22^{\circ} 04' 37''$ WEST AND A CHORD LENGTH OF 525.07 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 1.2699 ACRE (55,315 SQUARE FEET) OF LAND, MORE OR LESS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 3 OF 5
SEPTEMBER 2017

DESCRIPTION FOR TRACT 20

A PLAT OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS DESCRIPTION.

BASIS OF BEARING: TEXAS COORDINATE SYSTEM, NAD 83 (EPOCH 2011), NORTH CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE COORDINATES AND SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK.

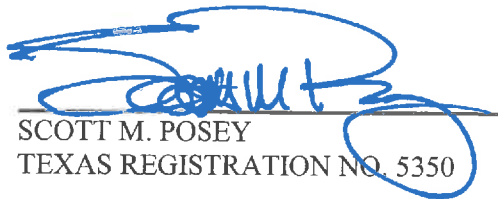
THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

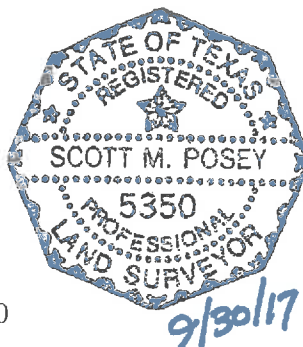
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM F.M. 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.


SCOTT M. POSEY
TEXAS REGISTRATION NO. 5350

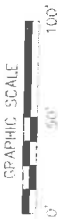


LAMB-STAR ENGINEERING, L.P.
5700 W. PLANO PARKWAY, SUITE 1000
PLANO, TEXAS 75093
PH. (214) 440-3600
FIRM REGISTRATION CERTIFICATE NO. 10048300
SEPTEMBER 29, 2017

EXHIBIT "A"
PAGE 4 OF 5

G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159

S 08°18'47" W
69.73'



WESTCLIFF ROAD
(VARIABLE WIDTH R.O.W.)
NO RECORDING INFO. FOUND

EXISTING RIGHT-OF-WAY LINE

N 16°13'34" E 331.90'

OLD FM 439
(50' R.O.W.)

TRACT 2
STATE OF TEXAS
VOL. L, PG. 359
O.P.R.B.C.T.

MATCHLINE SEE PAGE 5 OF 5

A PLAT OF A SURVEY
FOR TRACT 20

OLD FARM-TO-MARKET 439
A 1.2699 AC., [55,315 Sq.Ft.]

TRACT OF LAND
SITUATED IN THE

G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

A DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203).
ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT
FACTOR OF 1.00012.

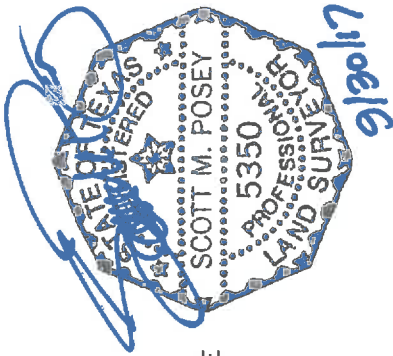
COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK

THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 835-03-001 FROM KILLEEN, 4 MILES EAST.
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.



MOORE'S CROSSING ADDITION
FIRST EXTENSION
CAB. B. SLIDE 30A
O.P.R.B.C.T.

1.2699 AC.
[55,315 SQ. FT.]

Δ = 53°15'52"
R = 914.93'
L = 850.56'
CB = S 18°19'09" E
CL = 820.26'

P.O.B.
N=10,380,880.416
E=3,132,914.560

Δ = 30°36'00"
R = 994.93'
L = 531.36'
CB = N 22°04'37" W
CL = 525.07'

LAWRENCE COX AND
DAVID COX
VOL. 1077, PG. 763
O.P.R.B.C.T.

LOT 4, BLOCK 1
MOORE'S CROSSING ADDITION
PHASE TWO AMENDED
CAB. D. SLIDE 398-A
O.P.R.B.C.T.

TRACT 1
STATE OF TEXAS
VOL. L, PG. 372
O.P.R.B.C.T.

DAN DRIVE
(60' R.O.W.)

GREENGATE DRIVE
(50' R.O.W.)
PHASE LINE

MOORE'S CROSSING
ADDITION
CAB. B, SLIDE 2B
O.P.R.B.C.T.

LOT 1, BLOCK 3
SUNSHADOW COVE
PHASE TWO
CAB. C, SLIDE 191B
O.P.R.B.C.T.

SUNSHADOW COVE
PHASE TWO
CAB. C, SLIDE 191B
O.P.R.B.C.T.

- LEGEND
- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
 - PARCEL BOUNDARY
 - PROPERTY LINE
 - EXISTING EASEMENT LINE
 - SURVEY LINE
 - P.O.C. = POINT OF COMMENCING
 - P.O.B. = POINT OF BEGINNING
 - O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
 - R.O.W. = RIGHT-OF-WAY
 - IRF = IRON ROD FOUND
 - CIRF = CAPPED IRON ROD FOUND
 - "X" CUT = "X" CUT IN CONCRETE FOUND
 - O = FOUND MONUMENTATION
 - CM = CONTROLLING MONUMENTATION
 - = LINE BREAK (NOT TO SCALE)

G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159

3/8" IRF
@ 293.37'
O/S: 5.23' LT

$\Delta = 30'36.00"$
 $R = 994.93'$
 $L = 531.36'$
 $CB = N 22'04'.37" W$
 $CL = 525.07'$

LAWRENCE COX AND
DAVID COX
VOL. 1077, PG. 765
O.P.R.B.C.T.

$\Delta = 53'15'.52"$
 $R = 914.93'$
 $L = 850.56'$
 $CB = S 18'19'.09" E$
 $CL = 820.26'$

MOORE'S CROSSING ADDITION
FIRST EXPENSION
CAB. B, SLIDE 30A
O.P.R.B.C.T.

1.2699 AC.
[55,315 SQ. FT.]

OLD FM 439
(80' R.O.W.)

STATE OF TEXAS
VOL. 907, PG. 453
D.R.G.C.T.

STATE OF TEXAS
VOL. 71, PG. 359
D.R.G.C.T.

4" CONC
MON FOUND
@ 77.66'
O/S: 63.43' LT

1/2" IRF
1/2" IRF
2" IRF
1/2" IRF
4" CONC
MON FOUND

FM 439 (E. RANCIER AVENUE)
(VARIABLE WIDTH P.O.W.)

A PLAT OF A SURVEY
FOR TRACT 20
OLD FARM-TO-MARKET 439
A 1.2699 AC., [55,315 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

- LEGEND**
- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
 - PARCEL BOUNDARY
 - PROPERTY LINE
 - EXISTING EASEMENT LINE
 - SURVEY LINE
 - P.O.C. = POINT OF COMMENCING
 - P.O.B. = POINT OF BEGINNING
 - O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
 - R.O.W. = RIGHT-OF-WAY
 - IRF = IRON ROD FOUND
 - CIF = CAPPED IRON ROD FOUND
 - "X" CUT = "X" CUT IN CONCRETE FOUND
 - O = FOUND MONUMENTATION
 - CM = CONTROLLING MONUMENTATION
 - = LINE BREAK (NOT TO SCALE)



A DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203).
ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.
COORDINATE VALUES DERIVED USING THE TxDOT VRS NETWORK.
THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM E.M. 2410 IN KILLEEN, EAST 2.4 MILES.
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.
VARIOUS SUBDIVISION PLATS AND DEEDS.

LOT 4, BLOCK 1
MOORE'S CROSSING ADDITION
PHASE TWO AMENDED
CAB. D, SLIDE 396-A
O.P.R.B.C.T.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 1 OF 5
SEPTEMBER 2017

DESCRIPTION FOR TRACT 21

BEING A 0.2664 ACRE (11,604 SQUARE FEET) TRACT OF LAND, MORE OR LESS, IN THE A. DICKSON SURVEY, ABSTRACT NO. 266, BELL COUNTY, TEXAS, AND BEING PART OF THAT TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 576, PAGE 223 OF THE OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS (O.P.R.B.C.T.), SAME BEING A PART OF OLD FARM-TO-MARKET ROAD 439 (FM 439) (A CALLED 70 FOOT RIGHT-OF-WAY (R.O.W.)), (NOW KNOWN AS FM 439 (E. RANCIER AVENUE) – A VARIABLE WIDTH R.O.W.), SAID 0.2664 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID VOLUME 576, PAGE 223, SAME BEING THE NORTHEAST CORNER OF THAT TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 579, PAGE 478 O.P.R.B.C.T., ALSO BEING IN THE NORTHERLY R.O.W. LINE OF OLD FM 439, HAVING A SURFACE COORDINATE OF NORTH 10,381,873.322, EAST 3,119,995.047;

THENCE ALONG THE NORTHERLY LINE OF SAID VOLUME 576, PAGE 223, SAME BEING THE NORTHERLY LINE OF OLD FM 439 AS FOLLOWS:

- 1) SOUTH 86° 10' 20" EAST, A DISTANCE OF 184.36 FEET TO A BRASS CAP FOUND, SAME BEING THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT HAVING A RADIUS OF 853.57 FEET AND A RADIUS THAT BEARS SOUTH 03° 49' 40" WEST;
- 2) ALONG SAID CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 13° 15' 00", PASSING A RAILROAD SPIKE FOUND AT AN ARC LENGTH OF 197.15 FEET, OFFSET LEFT A DISTANCE OF 2.15 FEET, CONTINUING IN ALL A TOTAL ARC LENGTH OF 197.39 FEET, A CHORD THAT BEARS SOUTH 79° 32' 50" EAST AND A CHORD LENGTH OF 196.95 FEET;
- 3) SOUTH 72° 55' 20" EAST, A DISTANCE OF 702.60 FEET;
- 4) THENCE SOUTH 17° 04' 40" WEST OVER AND ACROSS SAID VOLUME 576, PAGE 223, A DISTANCE OF 9.48 FEET TO THE SOUTHERLY LINE OF SAID VOLUME 576, PAGE 223, SAME BEING IN THE NORTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439;

THENCE ALONG THE SOUTHERLY LINE OF SAID VOLUME 576, PAGE 223 AND THE COMMON NORTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439 AS FOLLOWS:

- 5) NORTH 73° 06' 00" WEST, A DISTANCE OF 800.35 FEET;

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 2 OF 5
SEPTEMBER 2017

DESCRIPTION FOR TRACT 21

- 6) NORTH 86° 10' 20" WEST, A DISTANCE OF 284.76 FEET TO THE SOUTHWEST CORNER OF SAID VOLUME 576, PAGE 223, SAME BEING THE SOUTHEAST CORNER OF SAID VOLUME 579, PAGE 478;
- 7) THENCE NORTH 16° 17' 40" EAST ALONG THE WESTERLY LINE OF SAID VOLUME 576, PAGE 223 AND THE COMMON EASTERLY LINE OF SAID VOLUME 579, PAGE 478, A DISTANCE OF 12.25 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 0.2664 ACRE (11,604 SQUARE FEET) OF LAND, MORE OR LESS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 3 OF 5
SEPTEMBER 2017

DESCRIPTION FOR TRACT 21

A PLAT OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS DESCRIPTION.

BASIS OF BEARING: TEXAS COORDINATE SYSTEM, NAD 83 (EPOCH 2011), NORTH CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE COORDINATES AND SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK.

THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

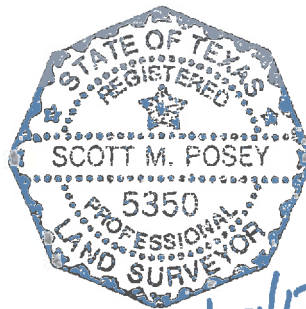
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM F.M. 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.


SCOTT M. POSEY
TEXAS REGISTRATION NO. 5350



LAMB-STAR ENGINEERING, L.P.
5700 W. PLANO PARKWAY, SUITE 1000
PLANO, TEXAS 75093
PH. (214) 440-3600
FIRM REGISTRATION CERTIFICATE NO. 10048300
SEPTEMBER 29, 2017

EXHIBIT "A"
PAGE 4 OF 5

A. DICKSON SURVEY
ABSTRACT NO. 266

SAINTE JOSEPH CATHOLIC CHURCH ADDITION
LOT 1, BLOCK 1
CAR. D, SLIDE 233-A
O.P.R.B.C.T.

X-CUT FOUND
SOCIEDAD CULTURAL
HISPANOCAMERICANA
INST. NO. 201400014168
O.P.P.B.C.T.

$\Delta = 13'15.00"$
 $R = 853.57'$
 $L = 197.39'$
 $CB = S 79'32.50" E$
 $CL = 196.95'$

P.O.B.
N=10,381,873.322
E=3,119,995.047

SONIC ADDITION 1
CAR. A, SLIDE 216-G
O.P.R.B.C.T.

RAILROAD SPIKE FOUND
@ 197.15'
O/S: 2.15' LT

STATE OF TEXAS
VOL. 576, PG. 223
O.P.R.B.C.T.

S 72'55'20" E
702.60'
N 73'06'00" W
800.35'

S 86'10'20" E
184.36'
N 86'10'20" W
284.76'
OLD FM 439
(70' R.O.W.)

FM 439 (E. RANCIER AVENUE)
(VARIABLE WIDTH R.O.W.)

STATE OF TEXAS
VOLUME 898, PAGE 538
O.P.R.B.C.T.

CITY OF KILLEEN
VOL. 4575, PG. 583
O.P.R.B.C.T.

EXISTING RIGHT-OF-WAY LINE

1/2" BRASS CAP
CIRCF
FOUND

KILLEEN MUNICIPAL
CEMETERY

STATE OF TEXAS
VOL. 579, PG. 478
O.P.R.B.C.T.

EXISTING
RIGHT-OF-WAY LINE

MATCHLINE SEE PAGE 4 OF 4



A PLAT OF A SURVEY
FOR TRACT 21
OLD FARM--TO-MARKET 439
A 0.2664 AC., [11,604 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
A. DICKSON SURVEY,
ABSTRACT NO. 266
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

A DESCRIPTION OF EVEN SURVEY DATE HERewith ACCOMPANIES THIS PLAT.
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM NAD 83, CENTRAL ZONE (4203).
ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT
FACTOR OF 1.00012.

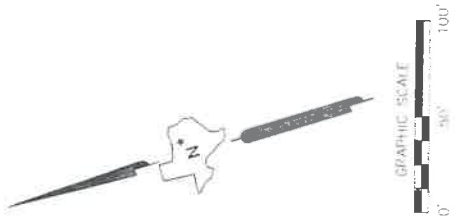
COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK

THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.
- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.
- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.
- VARIOUS SUBDIVISION PLATS AND DEEDS.

LEGEND

- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
- PARCEL BOUNDARY
- PROPERTY LINE
- EXISTING EASEMENT LINE
- SURVEY LINE
- P.O.B. = POINT OF BEGINNING
- O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
- R.O.W. = RIGHT-OF-WAY
- IRE = IRON ROD FOUND
- CRF = CAPPED IRON ROD FOUND
- "X" CUT = "X" CUT IN CONCRETE FOUND
- O = FOUND MONUMENTATION
- CM = CONTROLLING MONUMENTATION
- = LINE BREAK (NOT TO SCALE)



**A. DICKSON SURVEY
ABSTRACT NO. 266**

EXHIBIT "A"
PAGE 5 OF 5

SAINT JOSEPH CATHOLIC CHURCH ADDITION
LOT 1, BLOCK 1
CAB. D, SLIDE 233-A
O.P.R.B.C.T.

0.2664 AC.
[11,604 SQ. FT.]

S 72°55'20" E 702.60'
N 73°06'00" W 800.35'

FM 439 (E. RANCIER AVENUE)
(VARIABLE WIDTH R.O.W.)

STATE OF TEXAS
VOL. 898, PG. 538
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 766, PG. 182
O.P.R.B.C.T.

SIX WESTHEIMER RETAIL, LTD.
INST. NO. 201400016197
O.P.R.B.C.T.

NORTHSIDE THEATER SUBDIVISION
CAB. B, SLIDE 216-A
O.P.R.B.C.T.

A PLAT OF A SURVEY
FOR TRACT 21

OLD FARM-TO-MARKET 439
A 0.2664 AC., [11,604 Sq.Ft.]
TRACT OF LAND

SITUATED IN THE

A. DICKSON SURVEY,
ABSTRACT NO. 266
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

MATCHLINE SEE PAGE 3 OF 4



- LEGEND**
- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
 - PARCEL BOUNDARY
 - PROPERTY LINE
 - EXISTING EASEMENT LINE
 - SURVEY LINE
 - P.O.C. = POINT OF COMMENCING
 - P.O.B. = POINT OF BEGINNING
 - O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
 - R.O.W. = RIGHT-OF-WAY
 - IRF = IRON ROD FOUND
 - CIRF = CAPPED IRON ROD FOUND
 - "X" CUT = "X" CUT IN CONCRETE FOUND
 - O = FOUND MONUMENTATION
 - CM = CONTROLLING MONUMENTATION
 - = LINE BREAK (NOT TO SCALE)

CITY OF KILLEEN
VOL. 4575, PG. 583
O.P.R.B.C.T.

SIX WESTHEIMER RETAIL, LTD.
INST. NO. 201500019459
O.P.R.B.C.T.

BUNDRANT DRIVE
(50' R.O.W.)

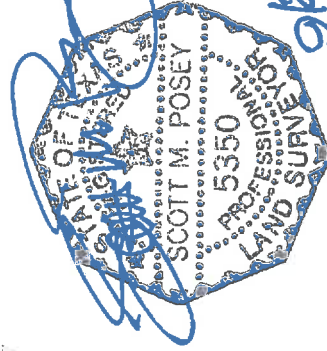
OLD FM 439
(70' R.O.W.)

S 17°04'40" W
9.48'

V.W.B. ADDITION
EXTENSION
REPLAT OF LOT 15
BLOCK 1
LOT 1, BLOCK 1
CAB. A, SLIDE
384C-A
3/8"
O.P.R.B.C.T.

GILBERT AND GILMORE
ADDITION
LOT 1, BLOCK 1
CAB. B, SLIDE 90-A
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 585, PG. 223
O.P.R.B.C.T.



92117

A DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.

BASES OF BEARING, TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK

THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 1 OF 5
SEPTEMBER 2017

DESCRIPTION FOR TRACT 22

BEING A 1.1871 ACRE (51,711 SQUARE FEET) TRACT OF LAND, MORE OR LESS, IN THE A. DICKSON SURVEY, ABSTRACT NO. 266, BELL COUNTY, TEXAS, AND BEING PART THE PRESCRIPTIVE RIGHT-OF-WAY (R.O.W.) (NO RECORDING INFORMATION FOUND) OF OLD FARM-TO-MARKET ROAD 439 (FM 439) (A CALLED 70 FOOT RIGHT-OF-WAY (R.O.W.)), (NOW KNOWN AS FM 439 (E. RANCIER AVENUE) – A VARIABLE WIDTH R.O.W.), SAID 1.1871 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT 1/2-INCH CAPPED IRON ROD FOUND AT THE NORTHWEST CORNER OF A TRACT OF LAND DESCRIBED IN DEED TO THE CITY OF KILLEEN RECORDED IN VOLUME 4575, PAGE 583 OF THE OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS (O.P.R.B.C.T.), SAME BEING THE NORTHEAST CORNER OF THE KILLEEN MUNICIPAL CEMETERY, FROM WHICH A BRASS CAP FOUND BEARS SOUTH 73° 11' 51" EAST, A DISTANCE OF 42.68 FEET;

THENCE NORTH 21° 43' 15" EAST, A DISTANCE OF 40.52 FEET TO THE SOUTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, SAME BEING THE NORTHWEST CORNER OF THAT TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 585, PAGE 223 O.P.R.B.C.T., ALSO BEING THE **POINT OF BEGINNING**, HAVING A SURFACE COORDINATE OF NORTH 10,381,819.551, EAST 3,119,926.927;

- 1) THENCE NORTH 16° 01' 40" EAST OVER AND ACROSS THE PRESCRIPTIVE R.O.W. OF OLD FM 439, A DISTANCE OF 47.31 FEET TO THE NORTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439 AND THE COMMON SOUTHERLY LINE OF A TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 579, PAGE 478 O.P.R.B.C.T.;
- 2) THENCE SOUTH 86° 10' 20" EAST ALONG THE NORTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439 AND THE COMMON SOUTHERLY LINES OF SAID VOLUME 579, PAGE 478 AND THE SOUTHERLY LINE OF THAT TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 576, PAGE 223 O.P.R.B.C.T., PASSING A BRASS CAP FOUND AT A DISTANCE OF 238.74 FEET, OFFSET LEFT A DISTANCE OF 11.96 FEET, CONTINUING IN ALL A TOTAL DISTANCE OF 336.49 FEET;
- 3) THENCE SOUTH 73° 06' 00" EAST CONTINUING ALONG THE NORTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439 AND THE COMMON SOUTHERLY LINE OF SAID VOLUME 576, PAGE 223, A DISTANCE OF 800.35 FEET;
- 4) THENCE SOUTH 17° 04' 40" WEST OVER AND ACROSS THE PRESCRIPTIVE R.O.W. OF OLD FM 439, A DISTANCE OF 44.11 FEET TO THE SOUTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439, SAME BEING THE NORTHERLY LINE OF A TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 585, PAGE 223 O.P.R.B.C.T.;

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 2 OF 5
SEPTEMBER 2017

DESCRIPTION FOR TRACT 22

THENCE ALONG THE SOUTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439
AND THE COMMON NORTHERLY LINE OF SAID VOLUME 585, PAGE 223 AS FOLLOWS:

- 5) NORTH 73° 15' 17" WEST, A DISTANCE OF 794.99 FEET;
- 6) NORTH 86° 10' 20" WEST, A DISTANCE OF 341.12 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 1.1871 ACRE (51,711 SQUARE FEET) OF LAND, MORE OR LESS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 3 OF 5
SEPTEMBER 2017

DESCRIPTION FOR TRACT 22

A PLAT OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS DESCRIPTION.

BASIS OF BEARING: TEXAS COORDINATE SYSTEM, NAD 83 (EPOCH 2011), NORTH CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE COORDINATES AND SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK.

THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

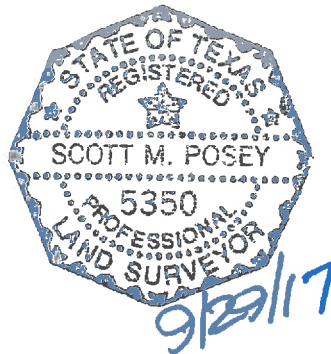
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM F.M. 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.


SCOTT M. POSEY
TEXAS REGISTRATION NO. 5350



LAMB-STAR ENGINEERING, L.P.
5700 W. PLANO PARKWAY, SUITE 1000
PLANO, TEXAS 75093
PH. (214) 440-3600
FIRM REGISTRATION CERTIFICATE NO. 10048300
SEPTEMBER 29, 2017

EXHIBIT "A"
PAGE 4 OF 5

A. DICKSON SURVEY
ABSTRACT NO. 266

IR. O
X-CUT
FOUND

SOCIEDAD CULTURAL
HISPANOAMERICANA
INST. NO. 201-00014168
O.P.R.B.C.T.

SANT JOSEPH CATHOLIC CHURCH ADDITION
LOT 1, BLOCK 1
CAB. D, SLIDE 233-A
O.P.R.B.C.T.

SONIC ADDITION II
CAB. A, SLIDE 216-C
O.P.R.B.C.T.

BRASS CAP
FOUND
@ 238.74'
O/S: 11.96' LT

TO

TO

STATE OF TEXAS
VOL. 576, PG. 223
O.P.R.B.C.T.

RAILROAD
SPIKE
FOUND

STATE OF TEXAS
VOL. 579, PG. 478
O.P.R.B.C.T.

EXISTING
RIGHT-OF-WAY LINE

OLD FM 439
(70' R.O.W.)

STATE OF TEXAS
VOLUME 598, PAGE 538
O.P.R.B.C.T.

P.O.B.
N=10,381,819.551
E=3,119,926.927

STATE OF TEXAS
VOL. 585, PG. 223
O.P.R.B.C.T.

EXISTING RIGHT-OF-WAY LINE

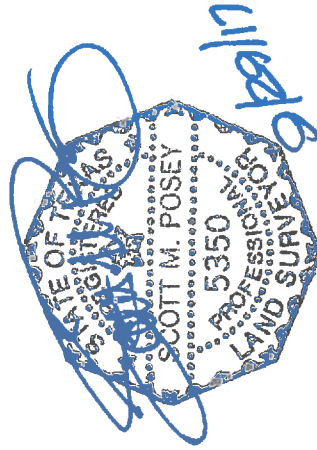
STATE OF TEXAS
VOL. 585, PG. 223
O.P.R.B.C.T.

N 21°43'15" E
40.52'

P.O.C.
1/2" CIRCF

BRASS CAP
FOUND BEARS
S73°11'51"E,
42.68'

CITY OF KILLEEN
VOL. 4575, PG. 583
O.P.R.B.C.T.



LEGEND

- EXISTING ROADWAY RIGHT
- OF WAY BOUNDARY LINE
- PARCEL BOUNDARY
- PROPERTY LINE
- EXISTING EASEMENT LINE
- SURVEY LINE
- P.O.B. = POINT OF BEGINNING
- O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
- R.O.W. = RIGHT-OF-WAY
- IRF = IRON ROD FOUND
- CIRF = CAPPED IRON ROD FOUND
- "X" CUT = "X" CUT IN CONCRETE FOUND
- O = FOUND MONUMENTATION
- CM = CONTROLLING MONUMENTATION
- - - = LINE BREAK (NOT TO SCALE)

A PLAT OF A SURVEY
FOR TRACT 22
OLD FARM-TO-MARKET 439
A 1,187.1 AC., [51,711 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
A. DICKSON SURVEY,
ABSTRACT NO. 266
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

A DESCRIPTION OF EVEN SURVEY DATE HEREMITH ACCOMPANIES THIS PLAT
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203),
ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT
FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK

THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES
- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST, 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.
- VARIOUS SUBDIVISION PLATS AND DEEDS

MATCHLINE SEE PAGE 5 OF 5

FM 439 (E. RANCIER AVENUE)
(VARIABLE WIDTH R.O.W.)

1,187.1 AC.
S 73°06'00" E 800.35'
[51,711 SQ. FT.] N 73°15'17" W 794.99'

S 86°10'20" E 336.49'
N 86°10'20" W 341.12'

N 16°01'40" E
47.31'

**A. DICKSON SURVEY
ABSTRACT NO. 266**

EXHIBIT "A"
PAGE 5 OF 5

SAINT JOSEPH CATHOLIC CHURCH ADDITION
LOT 1, BLOCK 1
CAB. D, SLIDE 233-A
O.P.R.B.C.T.

1.1871 AC.
[51,711 SQ. FT.]

(22)

EXISTING
RIGHT-OF-WAY LINE

S 73°06'00" E 800.35'
N 73°15'17" W 794.99'

STATE OF TEXAS
VOL. 4575, PG. 583
O.P.R.B.C.T.

CITY OF KILLEEN
VOL. 4575, PG. 583
O.P.R.B.C.T.

SIX WESTHEIMER
RETAIL, LID.
INST. NO.
201500019459
O.P.R.B.C.T.

EXISTING
RIGHT-OF-WAY LINE

STATE OF TEXAS
VOL. 585, PG. 223
O.P.R.B.C.T.

NORTHSIDE THEATER SUBMISSION
CAB. B, SLIDE 216-A
O.P.R.B.C.T.

SIX WESTHEIMER RETAIL, LTD.
INST. NO. 201400016197
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 766, PG. 182
O.P.R.B.C.T.

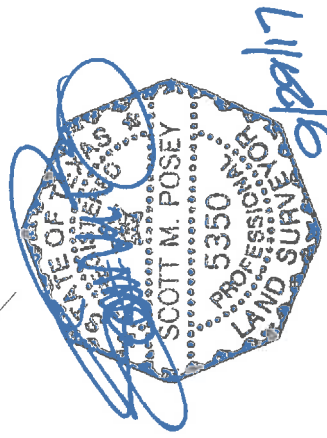
OLD FM 439
(170' R.O.W.)
← S 17°04'40" W
44.11'

BUNDRANT DRIVE
(50' R.O.W.)

GILBERT AND GILMORE
ADDITION
LOT 1, BLOCK 1
CAB. E, SLIDE 90-A
O.P.R.B.C.T.

V.W.B. ADDITION
EXTENSION
REPLAT OF LOT 1,
BLOCK 1
CAB. A, SLIDE
384C-A
O.P.R.B.C.T.

3/8"
IRF



LEGEND

- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
- PARCEL BOUNDARY
- PROPERTY LINE
- EXISTING EASEMENT LINE
- SURVEY LINE
- P.O.B. = POINT OF BEGINNING
- O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
- R.O.W. = RIGHT-OF-WAY
- IRF = IRON ROD FOUND
- CIRF = CAPPED IRON ROD FOUND
- "X" CUT = "X" CUT IN CONCRETE FOUND
- O = FOUND MONUMENTATION
- CM = CONTROLLING MONUMENTATION
- = LINE BREAK (NOT TO SCALE)

A PLAT OF A SURVEY
FOR TRACT 22
OLD FARM-TO-MARKET 439
A 1.1871 AC., [51,711 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
A. DICKSON SURVEY,
ABSTRACT NO. 266
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

A DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (+203).
ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT
FACTOR OF 1.00012

COORDINATE VALUES DERIVED USING THE TxDOT VRS NETWORK

THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 1 OF 4
SEPTEMBER 2017

DESCRIPTION FOR TRACT 23

BEING A 0.3574 ACRE (15,568 SQUARE FEET) TRACT OF LAND, MORE OR LESS, IN THE A. DICKSON SURVEY, ABSTRACT NO. 266, BELL COUNTY, TEXAS, AND BEING PART OF THAT TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 585, PAGE 223 OF THE OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS (O.P.R.B.C.T.), SAME BEING A PART OF OLD FARM-TO-MARKET ROAD 439 (FM 439) (A CALLED 70 FOOT RIGHT-OF-WAY (R.O.W.)), (NOW KNOWN AS FM 439 (E. RANCIER AVENUE) – A VARIABLE WIDTH R.O.W.), SAID 0.3574 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID VOLUME 585, PAGE 223, SAME BEING IN THE SOUTHERLY R.O.W. LINE OF OLD FM 439, HAVING A SURFACE COORDINATE OF NORTH 10,381,807.922, EAST 3,119,923.587, FROM WHICH A 1/2-INCH CAPPED IRON ROD FOUND BEARS SOUTH 24° 08' 02" WEST, A DISTANCE OF 28.51 FEET;

- 1) THENCE NORTH 16° 01' 40" EAST ALONG THE WESTERLY LINE OF SAID VOLUME 585, PAGE 223, A DISTANCE OF 12.10 FEET TO THE NORTHWEST CORNER OF SAID 585, PAGE 223, SAME BEING IN THE SOUTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439;

THENCE ALONG THE NORTHERLY LINE OF SAID VOLUME 585, PAGE 223 AND THE COMMON SOUTHERLY LINE OF THE PRESCRIPTIVE R.O.W. OF OLD FM 439 AS FOLLOWS:

- 2) SOUTH 86° 10' 20" EAST, A DISTANCE OF 341.12 FEET;
- 3) SOUTH 73° 15' 17" EAST, A DISTANCE OF 794.99 FEET;
- 4) THENCE SOUTH 17° 04' 40" WEST OVER AND ACROSS SAID VOLUME 585, PAGE 223 A DISTANCE OF 16.42 FEET TO THE SOUTHERLY LINE OF SAID VOLUME 585, PAGE 223, SAME BEING THE SOUTHERLY R.O.W. LINE OF OLD FM 439;

THENCE ALONG THE SOUTHERLY LINE OF SAID VOLUME 585, PAGE, SAME BEING THE SOUTHERLY R.O.W. LINE OF OLD FM 439 AS FOLLOWS:

- 5) NORTH 72° 55' 20" WEST, A DISTANCE OF 702.60 FEET TO THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE LEFT HAVING A RADIUS OF 783.60 FEET AND A RADIUS THAT BEARS SOUTH 17° 04' 10" WEST;
- 6) ALONG SAID CURVE TO THE LEFT HAVING A DELTA ANGLE OF 13° 14' 30", AN ARC LENGTH OF 181.10 FEET, A CHORD THAT BEARS NORTH 79° 33' 05" WEST AND A CHORD LENGTH OF 180.70 FEET;

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 2 OF 4
SEPTEMBER 2017

DESCRIPTION FOR TRACT 23

- 7) NORTH 86° 10' 20" WEST, PASSING A BRASS CAP FOUND AT A DISTANCE OF 219.60 FEET, OFFSET LEFT A DISTANCE OF 36.32 FEET, CONTINUING IN ALL A TOTAL DISTANCE OF 251.40 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 0.3574 ACRE (15,568 SQUARE FEET) OF LAND, MORE OR LESS.

A PLAT OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS DESCRIPTION.

BASIS OF BEARING: TEXAS COORDINATE SYSTEM, NAD 83 (EPOCH 2011), NORTH CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE COORDINATES AND SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK.

THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

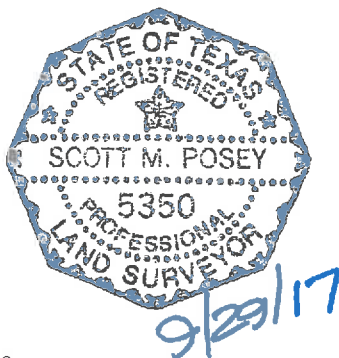
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM F.M. 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.


SCOTT M. POSEY
TEXAS REGISTRATION NO. 5350

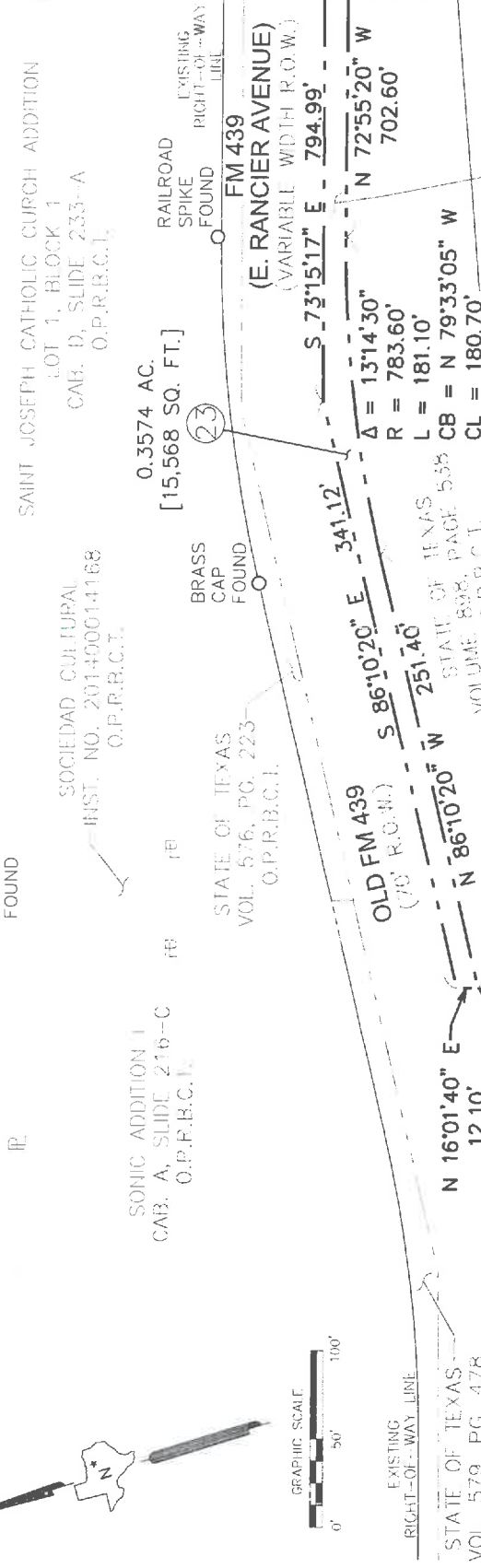


LAMB-STAR ENGINEERING, L.P.
5700 W. PLANO PARKWAY, SUITE 1000
PLANO, TEXAS 75093
PH. (214) 440-3600
FIRM REGISTRATION CERTIFICATE NO. 10048300
SEPTEMBER 29, 2017

EXHIBIT "A"
PAGE 3 OF 4

A. DICKSON SURVEY
ABSTRACT NO. 266

MATCHLINE SEE PAGE 4 OF 4



A PLAT OF A SURVEY
FOR TRACT 23
OLD FARM-TO-MARKET 439
A 0.3574 AC., [15,568 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
A. DICKSON SURVEY,
ABSTRACT NO. 266
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

A DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.
BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD, 83, CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.
COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK
THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.
VARIOUS SUBDIVISION PLATS AND DEEDS

- LEGEND**
- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
 - PARCEL BOUNDARY
 - PROPERTY LINE
 - EXISTING EASEMENT LINE
 - SURVEY LINE
 - P.O.C. = POINT OF COMMENCING
 - P.O.B. = POINT OF BEGINNING
 - O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
 - R.O.W. = RIGHT-OF-WAY
 - IRF = IRON ROD FOUND
 - CIRF = CAPPED IRON ROD FOUND
 - "X" CUT = "X" CUT IN CONCRETE FOUND
 - O = FOUND MONUMENTATION
 - CM = CONTROLLING MONUMENTATION
 - \$ - = LINE BREAK (NOT TO SCALE)

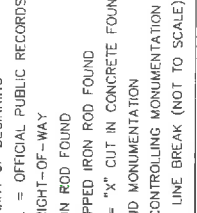


EXHIBIT "A"
PAGE 4 OF 4

A. DICKSON SURVEY
ABSTRACT NO. 266

SAINT JOSEPH CATHOLIC CHURCH ADDITION
LOT 1, BLOCK 1
CAB. D, SLIDE 253-A
O.P.R.B.C.T.

MATCHLINE SEE PAGE 3 OF 4

EXISTING
RIGHT-OF-WAY LINE

OLD FM 439
(70' R.O.W.)

S 73°15'17" E 794.99'
STATE OF TEXAS
VOL. 576, PG. 223
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 898, PG. 538
O.P.R.B.C.T.

N 72°55'20" W 702.60'
STATE OF TEXAS
VOL. 585, PG. 223
O.P.R.B.C.T.

STATE OF TEXAS
VOL. 765, PG. 182
O.P.R.B.C.T.

EXISTING RIGHT-OF-WAY LINE

FM 439 (E. RANCIER AVENUE)
(VARIABLE WIDTH R.O.W.)

S 17°04'40" W
16.42'

GILBERT AND GILMORE
ADDITION
LOT 1, BLOCK 1
CAB. B, SLIDE 90-A
O.P.R.B.C.T.

BUNDRANT DRIVE
(50' R.O.W.)

V.V.B. ADDITION
EXTENSION
REPLAT OF LOT 1,
BLOCK 1
LOT 1, BLOCK 1
CAB. A, SLIDE
584C-A
O.P.R.B.C.T.

O 3/8" IRF

CITY OF KILLEEN
VOL. 4575, PG. 583
O.P.R.B.C.T.

SIX WESTHEIMER
RETAIL, LTD.
INST. NO.
201300019459
O.P.R.B.C.T.

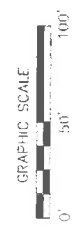
NORTHSIDE THEATER
SUBDIVISION
CAB. B, SLIDE 216-A
O.P.R.B.C.T.

SIX WESTHEIMER RETAIL, LTD.
INST. NO. 201400016197
O.P.R.B.C.T.

A PLAT OF A SURVEY
FOR TRACT 23
OLD FARM-TO-MARKET 439
A 0.3574 AC., [15,568 Sq.Ft.]
TRACT OF LAND
SITUATED IN THE
A. DICKSON SURVEY,
ABSTRACT NO. 266
BELL COUNTY, TEXAS
SEPTEMBER 29, 2017

LEGEND

- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
- PARCEL BOUNDARY
- PROPERTY LINE
- EXISTING EASEMENT LINE
- SURVEY LINE
- P.O.C. = POINT OF COMMENCING
- P.O.B. = POINT OF BEGINNING
- O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
- R.O.W. = RIGHT-OF-WAY
- IRF = IRON ROD FOUND
- CMF = CAPPED IRON ROD FOUND
- "X" CUT = "X" CUT IN CONCRETE FOUND
- O = FOUND MONUMENTATION
- CM = CONTROLLING MONUMENTATION
- = LINE BREAK (NOT TO SCALE)



A DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.
BASIS OF BEARING, TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.
COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK
THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ. NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ. NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ. NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 150 AT NOLANVILLE.
VARIOUS SUBDIVISION PLATS AND DEEDS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 1 OF 3
SEPTEMBER 2017

DESCRIPTION FOR TRACT 24

BEING A 0.1919 ACRE (8,358 SQUARE FEET) TRACT OF LAND, MORE OR LESS, IN THE G.W. CARTWRIGHT SURVEY, ABSTRACT 159, BELL COUNTY, TEXAS, AND BEING PART OF THAT TRACT OF LAND DESCRIBED IN DEED TO THE STATE OF TEXAS RECORDED IN VOLUME 907, PAGE 433 OF THE OFFICIAL PUBLIC RECORDS OF BELL COUNTY, TEXAS (O.P.R.B.C.T.), SAME BEING A PART OF FARM-TO-MARKET ROAD 439 (FM 439) (E. RANCIER AVENUE) (A VARIABLE WIDTH RIGHT-OF-WAY (R.O.W.)), (ALSO KNOWN AS WESTCLIFF ROAD – A VARIABLE WIDTH R.O.W. - NO RECORDING INFORMATION FOUND), SAID 0.1919 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 4-INCH CONCRETE MONUMENT FOUND (BROKEN) AT A WESTERLY CORNER OF SAID VOLUME 907, PAGE 433, SAME BEING THE NORTHERLY R.O.W. LINE OF FM439 (E. RANCIER AVENUE), SAME BEING THE EASTERN MOST CORNER OF THAT TRACT OF LAND DESCRIBED IN DEED TO LAWRENCE COX AND DAVID COX RECORDED IN VOLUME 1077, PAGE 763 O.P.R.B.C.T., AND HAVING A SURFACE COORDINATE OF NORTH 10,380,422.876, EAST 3,133,013.966;

- 1) THENCE NORTH 10° 49' 14" WEST ALONG A WESTERLY LINE OF SAID VOLUME 907, PAGE 433, SAME BEING THE NORTHERLY R.O.W. LINE OF FM 439 (E. RANCIER AVENUE) AND A COMMON EASTERLY LINE OF SAID COX TRACT, PASSING A 3/8 INCH IRON ROD FOUND (BENT) AT A DISTANCE OF 230.05 FEET, OFFSET LEFT 5.26 FEET, CONTINUING IN ALL A TOTAL DISTANCE OF 230.30 FEET TO THE NORTHERN MOST CORNER OF SAID VOLUME 907, PAGE 433, SAME BEING IN THE WESTERLY R.O.W. LINE OF OLD FM 439 (VOLUME L, PAGE 359 – TRACT 2 O.P.R.B.C.T.), ALSO BEING A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE LEFT HAVING A RADIUS OF 994.93 FEET AND A RADIUS THAT BEARS NORTH 69° 28' 52" EAST;
- 2) THENCE ALONG THE EASTERLY LINE OF SAID VOLUME 907, PAGE 433 AND THE COMMON WESTERLY LINE OF SAID VOLUME L, PAGE 359 – TRACT 2, AND ALONG SAID CURVE TO THE LEFT HAVING A DELTA ANGLE OF 16° 51' 29", HAVING AN ARC LENGTH OF 292.74 FEET, A CHORD THAT BEARS SOUTH 28° 56' 53" EAST AND A CHORD LENGTH OF 291.68 FEET;
- 3) THENCE NORTH 73° 29' 21" WEST OVER AND ACROSS SAID VOLUME 907, PAGE 433, A DISTANCE OF 102.16 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 0.1919 ACRE (8,358 SQUARE FEET) OF LAND, MORE OR LESS.

EXHIBIT "A"

COUNTY: BELL
HIGHWAY: OLD FARM-TO-MARKET 439
LOCATION: KILLEEN, TEXAS

PAGE: 2 OF 3
SEPTEMBER 2017

DESCRIPTION FOR TRACT 24

A PLAT OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS DESCRIPTION.

BASIS OF BEARING: TEXAS COORDINATE SYSTEM, NAD 83 (EPOCH 2011), NORTH CENTRAL ZONE (4203), ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE COORDINATES AND SCALED USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK.

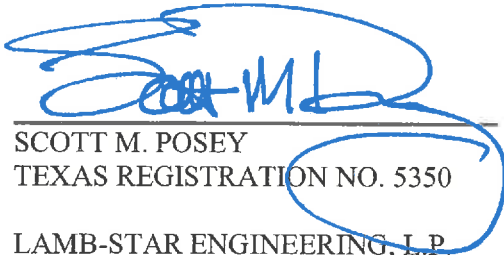
THE FOLLOWING WERE USED AS AIDES TO DETERMINE RIGHT-OF-WAY:

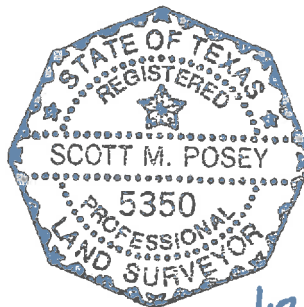
F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.

F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM F.M. 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY. 190 AT NOLANVILLE.

VARIOUS SUBDIVISION PLATS AND DEEDS.

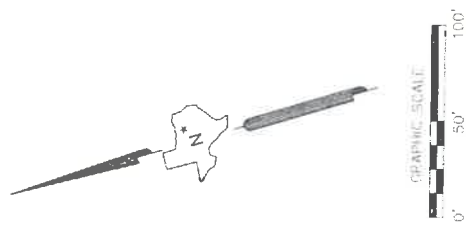

SCOTT M. POSEY
TEXAS REGISTRATION NO. 5350



9/30/17

LAMB-STAR ENGINEERING, L.P.
5700 W. PLANO PARKWAY, SUITE 1000
PLANO, TEXAS 75093
PH. (214) 440-3600
FIRM REGISTRATION CERTIFICATE NO. 10048300
SEPTEMBER 29, 2017

G.W. CARTWRIGHT SURVEY
ABSTRACT NO. 159



$\Delta = 16'51.29"$
 $R = 994.93'$
 $L = 292.74'$
 $CB = S 28'56.53" E$
 $CL = 291.68'$

MOORE'S CROSSING ADDITION
 FIRST EXTENSION
 CAB. B. SLIDE 3CA
 O.P.R.B.C.T.

OLD FM 439
 (80' R.O.W.)

EXISTING RIGHT-OF-WAY LINE
 TRACT 2
 STATE OF TEXAS
 VOL. 7, PG. 359
 D.R.G.C.T.

STATE OF TEXAS
 VOL. 907, PG. 433
 D.R.G.C.T.

WESTCLIFF ROAD
 (VARIABLE WIDTH R.O.W.)
 NO RECORDING INFO. FOUND

EXISTING RIGHT-OF-WAY LINE
 N 10°49'14" W
 230.30'

N 73°29'21" W
 102.16'

3/8" IRF
 @ 230.05'
 O/S: 5.26' LT

LAWRENCE COX AND
 DAVID COX
 VOL. 1077, PG. 763
 O.P.R.B.C.T.

P.O.B.
 4" CONC MON
 FOUND (BROKEN)
 N=10,380,422.876
 E=3,133,013.966

1/2" IRF
 2" IPF
 1/2" IRF
 4" CONC
 MON FOUND

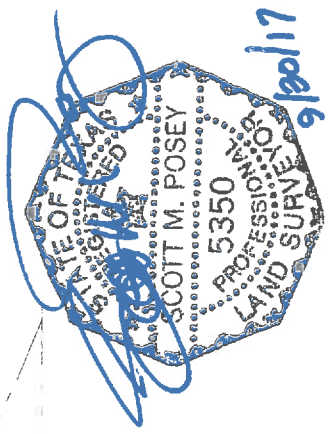
FM 439 (E. RANCIER AVENUE)
 (VARIABLE WIDTH R.O.W.)

EXISTING RIGHT-OF-WAY LINE

A PLAT OF A SURVEY
 FOR TRACT 24
 OLD FARM-TO-MARKET 439
 A 0.1919 AC., [8,358 Sq.Ft.]
 TRACT OF LAND
 SITUATED IN THE
 G.W. CARTWRIGHT SURVEY
 ABSTRACT NO. 159
 BELL COUNTY, TEXAS
 SEPTEMBER 29, 2017

LEGEND

- EXISTING ROADWAY RIGHT OF WAY BOUNDARY LINE
- PARCEL BOUNDARY
- PROPERTY LINE
- EXISTING EASEMENT LINE
- SURVEY LINE
- P.O.C. = POINT OF COMMENCING
- P.O.B. = POINT OF BEGINNING
- O.P.R.B.C.T. = OFFICIAL PUBLIC RECORDS BELL COUNTY, TEXAS
- R.O.W. = RIGHT-OF-WAY
- IRF = IRON ROD FOUND
- CRF = CAPPED IRON ROD FOUND
- "X" CUT = "X" CUT IN CONCRETE FOUND
- O = FOUND MONUMENTATION
- CM = CONTROLLING MONUMENTATION
- = LINE BREAK (NOT TO SCALE)



A DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS PLAT.
 BASIS OF BEARING: TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, CENTRAL ZONE (4203).
 ALL DISTANCES AND COORDINATES SHOWN ARE SCALED USING A SURFACE ADJUSTMENT
 FACTOR OF 1.00012.

COORDINATE VALUES DERIVED USING THE TXDOT VRS NETWORK

THE FOLLOWING WERE USED AS AIDS TO DETERMINE RIGHT-OF-WAY:

- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-014 FROM F.M. 2410 IN KILLEEN, EAST 2.4 MILES
- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-001 FROM KILLEEN, 4 MILES EAST.
- F.M. HIGHWAY NO. 439 BELL COUNTY ROW CSJ NO. 836-03-003 AND 2057-01-001 FROM FM 439 EAST OF KILLEEN TO 1.0 MILE NORTH OF NOLANVILLE AND SPUR TO U.S. HWY 190 AT NOLANVILLE.
- VARIOUS SUBDIVISION PLATS AND DEEDS.

LOT 4, BLOCK 1
 MOORE'S CROSSING ADDITION
 PHASE TWO AMENDED
 CAB. D; SLIDE 326-4
 O.P.R.B.C.T.

TRACT 25

All that certain tract of land being 0.175 acres out of the Harbour & H.C Additions, City of Killeen more fully described in deed from Killeen Independent School District to the State of Texas recorded in Vol. 585 Pg. 213, Deed Records, Bell County, Texas.

All that certain tract of land being 0.033 acres out of the N. T Roberts Survey, Abst. No. 716 more fully described in deed from Ruby Fenner to the State of Texas recorded in Vol. 585 Pg. 215, Deed Records, Bell County, Texas.

All that certain tract of land being 0.066 acres out of the N. T Roberts Survey, Abst. No. 716 more fully described in deed from J. E Peters to the State of Texas recorded in Vol. 585 Pg. 208, Deed Records, Bell County, Texas.

All that certain tract of land being 0.029 acres out of the N. T Roberts Survey, Abst. No. 716 more fully described in deed from Kenneth Manning to the State of Texas recorded in Vol. 585 Pg. 216, Deed Records, Bell County, Texas.

All that certain tract of land being 0.845 acres out of the N. T. Roberts Survey , Abst. No. 716 and G. W. Flemming Survey Abst. No. 321 more fully described in deed from Steve Motl to the State of Texas recorded in Vol. 585 Pg. 217, Deed Records, Bell County, Texas.

All that certain tract of land being 0.351 acres out of the H. C. McClung survey, Abst. No. 570 more fully described in deed from Sidney Young to the State of Texas recorded in Vol. 576 Pg. 383, Deed Records, Bell County, Texas.

All that certain tract of land being 0.237 acres out of the H. C. McClung survey, Abst. No. 570 more fully described in deed from Mrs. O. G. Kaiser to the State of Texas recorded in Vol. 585 Pg. 219, Deed Records, Bell County, Texas

All that certain tract of land being 0.388 acres out of the H. C. McClung survey, Abst. No. 570 more fully described in deed from Sidney Young, et ux to the State of Texas recorded in Vol. 576 Pg. 382, Deed Records, Bell County, Texas.

All that certain tract of land being 0.560 acres out of the G. W. Flemming Survey Abst. No. 321 more fully described in deed from John Norman to the State of Texas recorded in Vol. 579 Pg. 478, Deed Records, Bell County, Texas.

All that certain tract of land being 0.091 acres out of the A. Dickson Survey Abst. No. 266 more fully described in deed from The Killeen Cemetery Ass'n to the State of Texas recorded in Vol. 585 Pg. 218, Deed Records, Bell County, Texas.

It is the intention of the State of Texas to convey all interest to FM 439 starting at 16th Street and running East to a point near the Killeen Municipal Cemetery including all tracts of land herein AND any part of the prescriptive –right-of-way, no-recording information of old Farm to Market Road 439 (FM 439)