


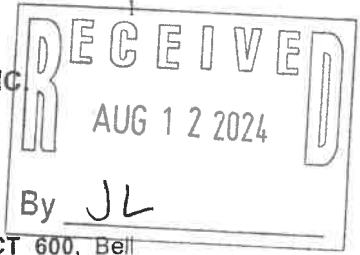
COPY

YOUR NAME: Dean Bridgeman Cythia Harris	PHONE NUMBER: 342-5624 (916) 342-0077
CURRENT ADDRESS: 5607 Bunny Trail, 3411 Abraham, 3413 Abraham	
ADDRESS OF PROPERTY OWNED: 5607 Bunny Trail + 3411 Abraham	
COMMENTS: See Comments Attached	
RECEIVED AUG 1 2024 By JL	
SIGNATURE: 	REQUEST: "R-1" to "R-2" SP0# Z24-19/04

FIELD NOTES PREPARED BY ALL COUNTY SURVEYING, INC.

January 26, 2017

Surveyor's Field Notes for:



0.826 ACRES, situated in the **J. E. MADERRA SURVEY, ABSTRACT 600**, Bell County, Texas, being all of a called 0.824 acre tract of land conveyed to Orange Blossom Special, LLC. in Document No. 2012-00009024, Official Public Records of Real Property, Bell County, Texas, and being more particularly described as follows:

BEGINNING at a 1 1/2" metal pipe found on the west line of a called 1.44 acre tract of land conveyed to George Douglas Wall and wife Hae C. Wall in Volume 5263, Page 551, Official Public Records of Real Property, Bell County, Texas, being the northeast corner of said 0.824 acre tract, same being an ell corner of a called 19.566 acre tract of land conveyed to Full Gospel Killeen Church, INC. in Document No. 2006-00014377, Official Public Records of Real Property, Bell County, Texas, for the northeast corner of this tract;

THENCE in a southerly direction, with the east line of said 0.824 acre tract (*Deed S. 17° 21' 22" W., 166.04 feet*), same being the west line of said 1.44 acre tract, **S. 17° 25' 05" W., 166.09 feet**, to a 3/8" iron rod found, being the southeast corner of said 0.824 acre tract, same being an ell corner of said 19.566 acre tract, for the southeast corner of this tract;

THENCE in a westerly direction, with the south line of said 0.824 acre tract (*Deed N. 71° 02' 10" W., 216.82 feet*), same being an interior line of said 19.566 acre tract, **N. 71° 02' 10" W., 216.94 feet**, to a 3/8" iron rod found, being the southwest corner of said 0.824 acre tract, same being an ell corner of said 19.566 acre tract, for the southwest corner of this tract;

THENCE in a northerly direction, with the west line of said 0.824 acre tract (*Deed N. 16° 51' 10" E., 164.52 feet*), same being an interior line of said 19.566 acre tract, **N. 16° 55' 45" E., 164.74 feet**, to a 1 1/2" metal pipe found, being the northwest corner of said 0.824 acre tract, same being an ell corner of said 19.566 acre tract, for the northwest corner of this tract;

THENCE in an easterly direction, with the north line of said 0.824 acre tract (*Deed S. 71° 26' 46" E., 218.22 feet*), same being an interior line of said 19.566 acre tract, **S. 71° 24' 08" E., 218.32 feet**, to the **POINT OF BEGINNING** and containing 0.826 acre of land.

Survey monuments found on the south line of said 0.824 acre tract, were used for directional control

This metes and bounds description to accompany a Surveyors Sketch of the herein described 0.826 Acre tract.

This document is not valid for any purpose unless signed and sealed by a Registered Professional Land Surveyor.

Surveyed January 12, 2017

ALL COUNTY SURVEYING, INC.
1-800-749-PLAT

Server/projects/pro170000/170000/170074/170074.doc

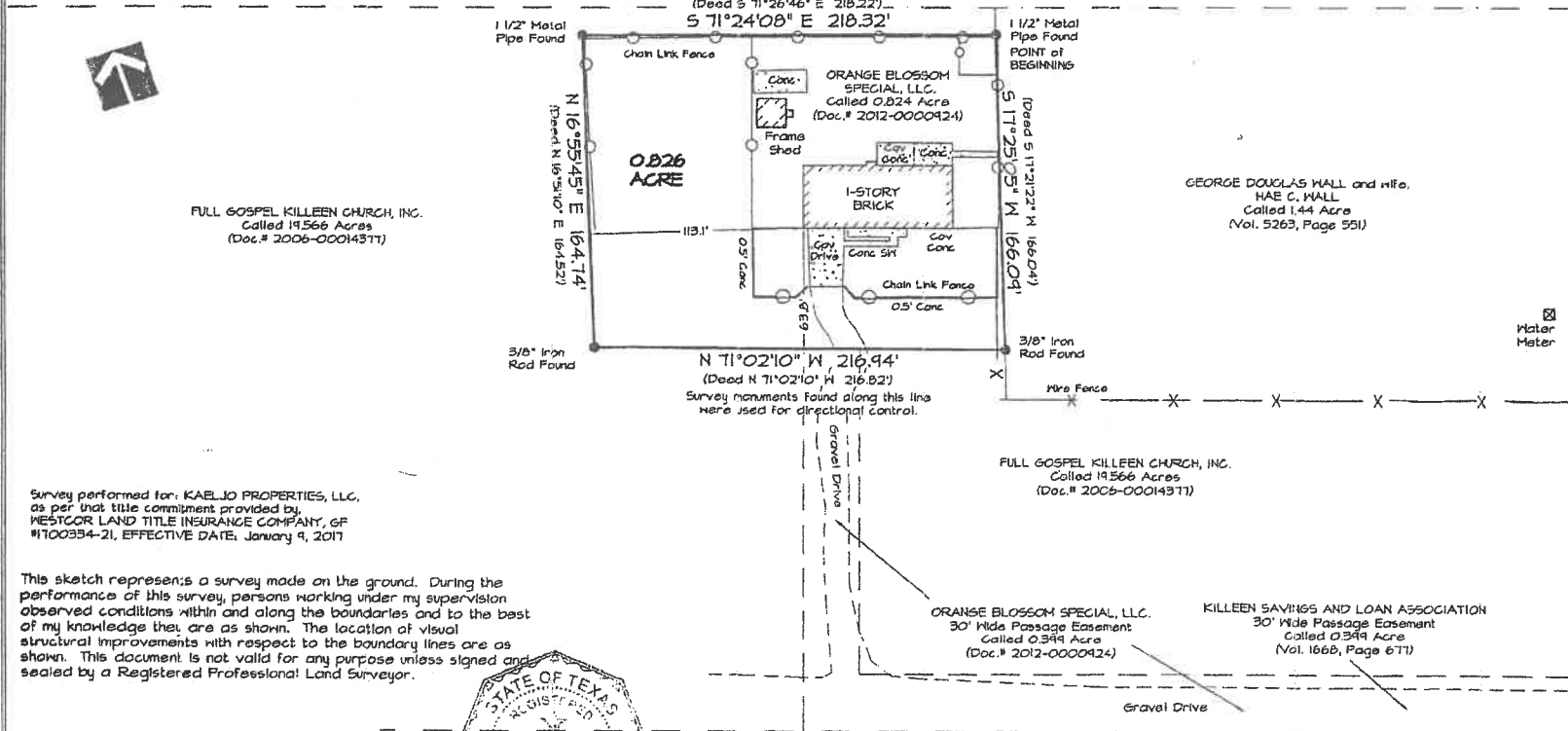


Charles C. Lucko
Registered Professional Land Surveyor
Registration No. 4636

LARRY LEE CRAVEN, JR.
 VLB ACCOUNT NUMBER 571-132811
 Called 10.00 Acres
 (Vol. 2112, Page 306)

Survey showing 0.826 ACRE, situated in the
 J. E. MADDERA SURVEY, ABSTRACT NO. 600,
 Bell County, Texas

This sketch to accompany a metes and bounds
 description of the hereon shown 0.826 Acre tract.



FULL GOSPEL KILLEEN CHURCH, INC.
 Called 19.566 Acres
 (Doc. # 2006-00014371)

GEORGE DOUGLAS WALL and wife,
 HAE C. WALL
 Called 1.44 Acre
 (Vol. 5263, Page 551)

FULL GOSPEL KILLEEN CHURCH, INC.
 Called 19.566 Acres
 (Doc. # 2006-00014371)

ORANGE BLOSSOM SPECIAL, LLC.
 30' Wide Passage Easement
 Called 0.349 Acre
 (Doc. # 2012-0000424)

KILLEEN SAVINGS AND LOAN ASSOCIATION
 30' Wide Passage Easement
 Called 0.349 Acre
 (Vol. 1668, Page 671)

RUTH RAKOVSKI
 Called 6.94 Acres
 (Vol. 3701, Page 314)

Survey performed for: KAELO PROPERTIES, LLC,
 as per that title commitment provided by,
 WESTGAR LAND TITLE INSURANCE COMPANY, GP
 #1700354-21, EFFECTIVE DATE: January 9, 2017

This sketch represents a survey made on the ground. During the performance of this survey, persons working under my supervision observed conditions within and along the boundaries and to the best of my knowledge that are as shown. The location of visual structural improvements with respect to the boundary lines are as shown. This document is not valid for any purpose unless signed and sealed by a Registered Professional Land Surveyor.



Handwritten signature: C. Lukko

ACS
 ALL COUNTY SURVEYING, INC.
 1303 South 21st Street
 Temple, Texas 76504
 254-778-2272 Killen 254-634-4636
 Fax 254-774-1608
 Tx. Firm Lic. No. 10023600

RECEIVED
 AUG 12 2024
 BY JL
 5607 BUNNY TRAIL
 (Asphalt Surface)

Survey completed: 01-24-2017
 Scale: 1" = 60'
 Job No.: 170074
 Dwg No.: 170074
 Drawn by: MDH
 Surveyor: CCL #4636
 Copyright 2017 All County Surveying, Inc.

Plot Date: 01-26-2017

Large handwritten signatures and initials at the bottom of the page.

Comments:

1. There is a property dispute over the property 530517, 511300, 511301.
2. The property 530517 is our property. There is a copy of our title and lot lines attached.
3. The leach lines from our septic, property 108158 go into our property 530517.
4. We wanted to build a granny flat on it for our use.
5. It is single family district and would like to keep it that way.
6. Any question please call Lane Heginbotham (Attorney at Law) 254-526-0108

