

STATE OF TEXAS

COUNTY OF CORYELL (Pres. of THUNDERBIRD PROPERTIES, INC)

I, Floyd D. Allen owner of 6.4 acres of land conveyed to me by Joe Morse in a deed recorded in Vol. 280 Page of the Deed Records of Coryell County, Texas, do hereby subdivide said land into lots and blocks as shown on the attached plat and do hereby dedicate the same as COPPER HILL ESTATES 3rd UNIT as a part of Copperas Cove, Texas, and I hereby dedicate the streets to the public forever.

Witness my hand this 7 day of July 1970

*Floyd D. Allen*

STATE OF TEXAS

COUNTY OF CORYELL

Before me the undersigned authority, a Notary Public in and for Coryell County, Texas, on this day personally appeared Floyd D. Allen known by me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and the consideration therein expressed.

*Judy Bowen*  
Notary Public  
Coryell County, Texas



RESTRICTIONS SAME AS COPPER HILL ESTATES 1st UNIT  
RECORDED IN VOL. 241 PAGE 386 DEED RECORDS OF CORYELL COUNTY, TEXAS

Filed for record August 6, 1970

Recorded in Vol. 2 Page 22 Plat Records  
Coryell County

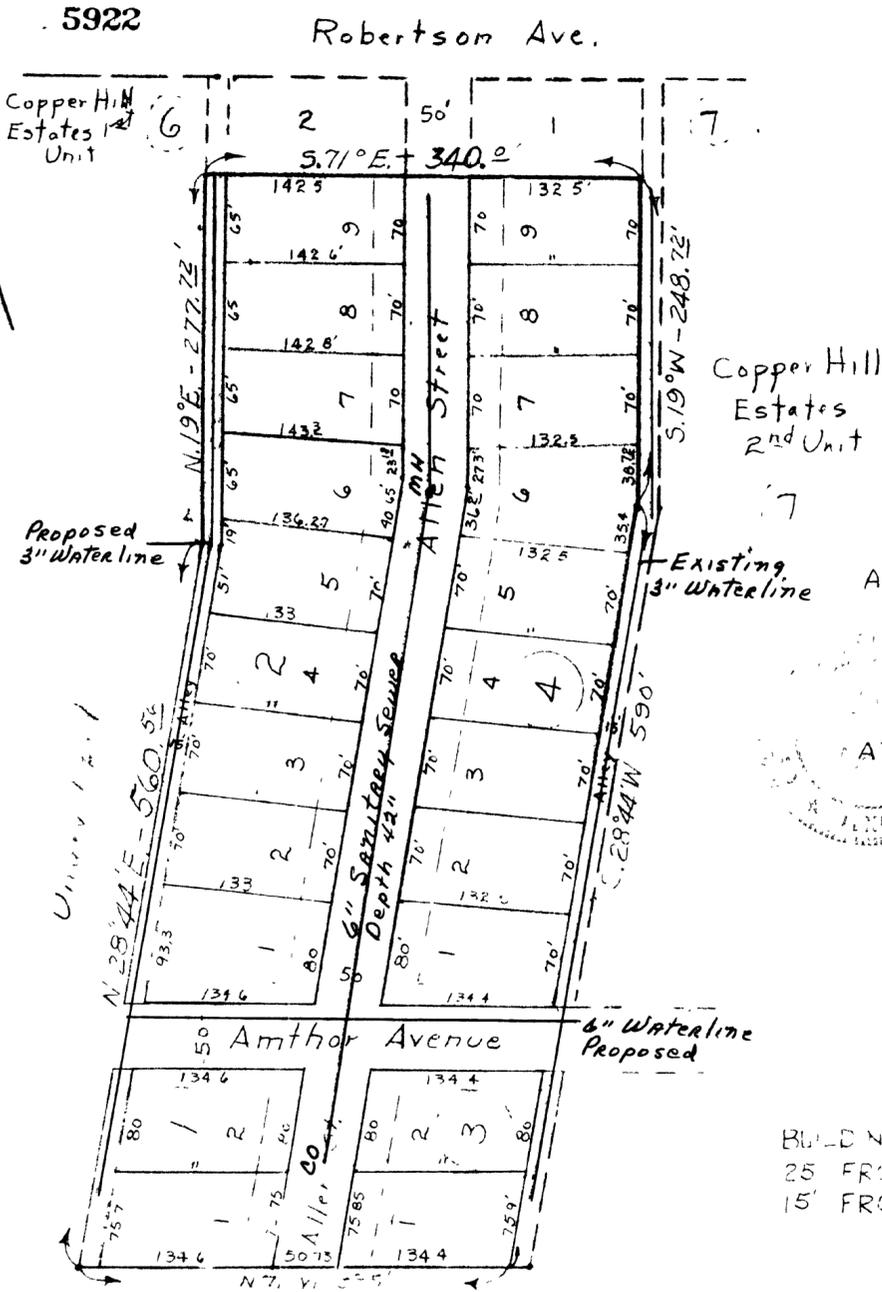
*Rebel J. Jensen*  
County Clerk,  
Coryell County, Texas

FILED FOR RECORD  
AUGUST 6, 1970

AUG 6-1970

*R. Jensen*

NOTE: IRON PINS AT EACH CORNER.



APPROVED BY THE CITY COUNCIL

*George Rankin*  
MAYOR OF COPPERAS COVE, TEXAS

*Dorcas Lu Mason*  
SECRETARY, COPPERAS COVE, TEXAS.



BUILDING SETBACK LINE  
25' FROM FRONT STREET  
15' FROM SIDE STREET

THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE ON THE GROUND UNDER MY SUPERVISION

*Frank G. Martin Jr*  
FRANK G. MARTIN JR  
REGISTERED PROFESSIONAL ENGINEER  
SERIAL NO. 16048



Copper Hill ESTATES 3rd Unit  
Copperas Cove, Texas  
6.4 Ac W.P. HARDEMAN Survey

DEVELOPER:  
Floyd D Allen Copperas Cove, Texas

FRANK G. MARTIN, JR. ENGINEERS  
2105 South 45th Street Temple, Texas

July 7 1970 Scale 1"=100'