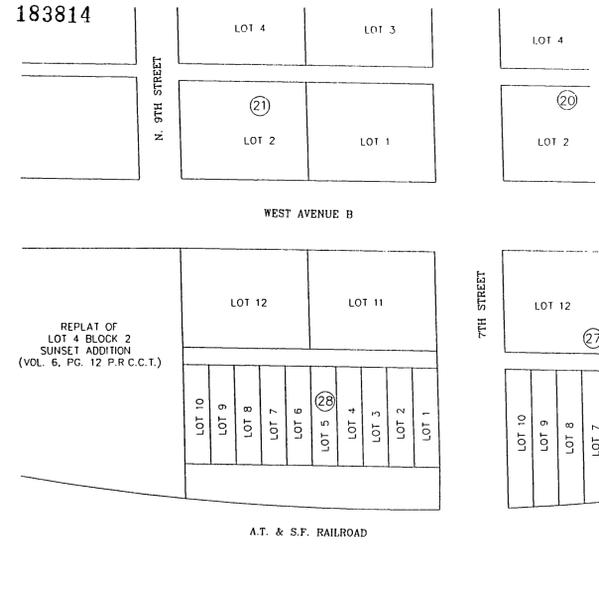
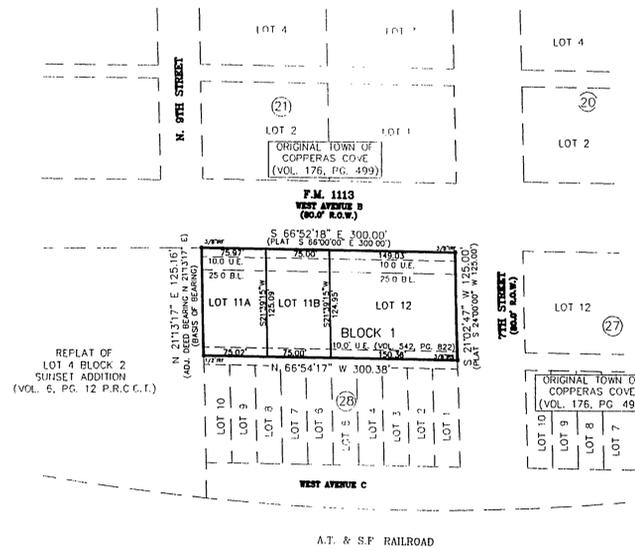


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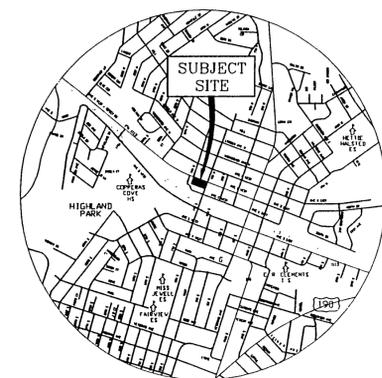


ORIGINAL TOWN OF COPPERAS COVE
(VOL. 176, PG. 499)
SCALE:NTS



REPLAT OF
LOT 4 BLOCK 2
SUNSET ADDITION
(VOL. 6, PG. 12 P.R.C.C.T.)

NOTE: PLATTED ALLEY OF BLOCK 28, ORIGINAL TOWN OF COPPERAS COVE WAS ABANDONED BY ORDINANCE RECORDED IN VOLUME 542, PAGE 822, OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF CORYELL COUNTY, TEXAS. A 20.0' UTILITY EASEMENT WAS RETAINED IN THE LOCATION OF THE ABANDONED ALLEY.



VICINITY MAP
NOT TO SCALE

NOTE:
DRAINAGE ONTO AND ACCESS TO
F.M. 1113 REQUIRES
TxDOT PERMIT.

ELECTRICAL SERVICE PROVIDED BY
TXU ELECTRIC DELIVERY

WATER SERVICE PROVIDED BY CITY OF COPPERAS COVE
CCN#10449

GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.

IRF = IRON ROD FOUND
IRS = IRON ROD WITH CAP
STAMPED "M" &
ASSOC. NUMBER SET

OWNER: DAVID HARMAN

ADDRESS: 10900 F.M. 116, GATESVILLE, TEXAS 76528

KNOW ALL MEN BY THE PRESENTS:

That I, Gary W. Mitchell, do hereby certify that I made an actual and accurate survey on the ground of the platted land, and that the corner monuments shown on the foregoing plat were properly placed under my personal supervision, in accordance with the Subdivision Ordinance of the City of Copperas Cove, Texas.



Gary W. Mitchell
Registered Professional Land Surveyor No. 4982
102 North College St.
Killeen, Texas 76541

THE STATE OF TEXAS
COUNTY OF CORYELL

This is to certify that David Harman is the legal owner of the land shown on this plat, being a tract of land conveyed to us by deed dated March 28, 2005 and recorded in Volume R, Page 80 of the Deed Records of Coryell County, Texas, designated herein as ORIGINAL TOWN OF COPPERAS COVE REPLAT NO. 1 BEING A REPLAT OF LOTS 11 & 12, BLOCK 28 in the City of Copperas Cove, Texas.

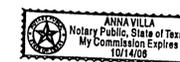
FURTHER, I (we), the undersigned, do hereby DEDICATE to the use of the public forever all streets, alleys, parks, watercourses, drains, easements, and public places shown on this plat for the purposes and consideration therein expressed.

David Harman
David Harman

THE STATE OF TEXAS
COUNTY OF CORYELL

Before me, the undersigned authority, on this day personally appeared David Harman, known unto me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that such person executed the same for the purposes and considerations therein stated.

Given under my hand and seal of office this 23rd day of May, 2005.



Anna Villa
Notary Public, 13.10 County, Texas.

This plat has been submitted to, considered by the Planning and Zoning Commission of the City of Copperas Cove, Texas.

APPROVED this 16th day of May, 2005, by the Planning and Zoning Commission of the City of Copperas Cove, Texas.

David Phillips
CHAIRMAN, PLANNING & ZONING COMMISSION
David Phillips
SECRETARY, PLANNING & ZONING COMMISSION

FILED FOR RECORD this 23 day of June, 2005, in Cabinet B, Slide 600, of the Plat Records of Coryell County, Texas.

STATE OF TEXAS
COUNTY OF CORYELL

I, Barbara Simpson, County Clerk in and for Coryell County, Texas do hereby certify that this instrument was filed for record in the volume and page of the Coryell County Public Records and at the time and date as stamped hereon by me.



BARBARA SIMPSON, CLERK
CORYELL COUNTY, TEXAS
Barbara Simpson
County Clerk, Coryell Co., Texas

183814

ORIGINAL TOWN OF COPPERAS COVE REPLAT NO. 1
BEING A REPLAT OF LOTS 11 & 12, BLOCK 28
COPPERAS COVE, CORYELL COUNTY, TEXAS

FINAL PLAT

MITCHELL & ASSOCIATES, INC.
ENGINEERING & SURVEYING
102 N. COLLEGE STREET
KILLEEN, TEXAS 76541
PHONE: (254) 634-5541
FAX: (254) 634-2141

DWG No.	DATE	SCALE	FB/ALB.	LOTS 3	AREA