

FINAL PLAT OF
GYMKIX

an addition to the City of Copperas Cove, Lampasas County, Texas.

County of Lampasas
State of Texas

KNOW ALL MEN BY THESE PRESENTS, that Carrie Harris, is the legal owner of the land shown on this plat, being 3.00 Acres of Land conveyed by deed dated September 12, 2013, recorded in Volume 441, Page 600 of the Deed Records of Lampasas County, Texas, and designated herein as "GYMKIX" in the City of Copperas Cove, Texas.

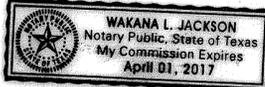
FURTHER, Carrie Harris does hereby DEDICATE to the use of the public forever all streets, alleys, parks, watercourses, drains, easements, and public places shown on this plat for the purpose and consideration therein expressed.

Carrie Harris
Carrie Harris

Before me, the undersigned Notary Public in and for the State of Texas, on this date personally appeared Carrie Harris, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose and considerations therein stated and in the capacity therein stated.

18 day of December, 2013.

Wakana L. Jackson
Notary Public in and for the State of Texas



County of Lampasas
State of Texas

KNOW ALL MEN BY THESE PRESENTS, that Stephanie Beveridge, is the legal owner of the land shown on this plat, being 3.00 Acres of Land conveyed by deed dated September 12, 2013, recorded in Volume 441, Page 600 of the Deed Records of Lampasas County, Texas, and designated herein as "GYMKIX" in the City of Copperas Cove, Texas.

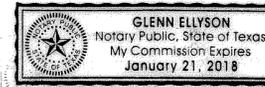
FURTHER, Stephanie Beveridge does hereby DEDICATE to the use of the public forever all streets, alleys, parks, watercourses, drains, easements, and public places shown on this plat for the purpose and consideration therein expressed.

Stephanie Beveridge
Stephanie Beveridge

Before me, the undersigned Notary Public in and for the State of Texas, on this date personally appeared Stephanie Beveridge, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose and considerations therein stated and in the capacity therein stated.

19 day of September, 2013.

Glenn Ellyson
Notary Public in and for the State of Texas



County of Lampasas
State of Texas

KNOW ALL MEN BY THESE PRESENTS, that Trixie Bennett, is the legal owner of the land shown on this plat, being 3.00 Acres of Land conveyed by deed dated September 12, 2013, recorded in Volume 441, Page 600 of the Deed Records of Lampasas County, Texas, and designated herein as "GYMKIX" in the City of Copperas Cove, Texas.

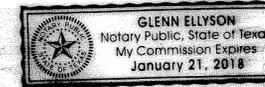
FURTHER, Trixie Bennett does hereby DEDICATE to the use of the public forever all streets, alleys, parks, watercourses, drains, easements, and public places shown on this plat for the purpose and consideration therein expressed.

Trixie Bennett
Trixie Bennett

Before me, the undersigned Notary Public in and for the State of Texas, on this date personally appeared Trixie Bennett, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose and considerations therein stated and in the capacity therein stated.

19 day of September, 2013.

Glenn Ellyson
Notary Public in and for the State of Texas



The Lampasas County Tax Office, the taxing authority for all entities in Lampasas County, Texas, does hereby certify that there are currently no delinquent taxes due or owing on the property described by this plat.

Dated this 15th day of January, 2014.

LAMPASAS COUNTY TAX OFFICE
Amel Haininger RTR/RTE
or *Melissa Longoria*
for Chief Appraiser

County of Lampasas
State of Texas

I, Connie Hartmann Clerk of the County Court of said county, do hereby certify that this instrument in writing, with its certificate of authentication, was filed in my office the 15th day of January, 2013, at 4:10 o'clock, P. M. and duly recorded this the 15th day of January, 2013, at 4:10 o'clock, P. M.

Plat Cabinet 2, Slide 131 of the Plat Records of Lampasas County, Texas.

Witness my hand and seal at the County Court of said County, the last date above written.

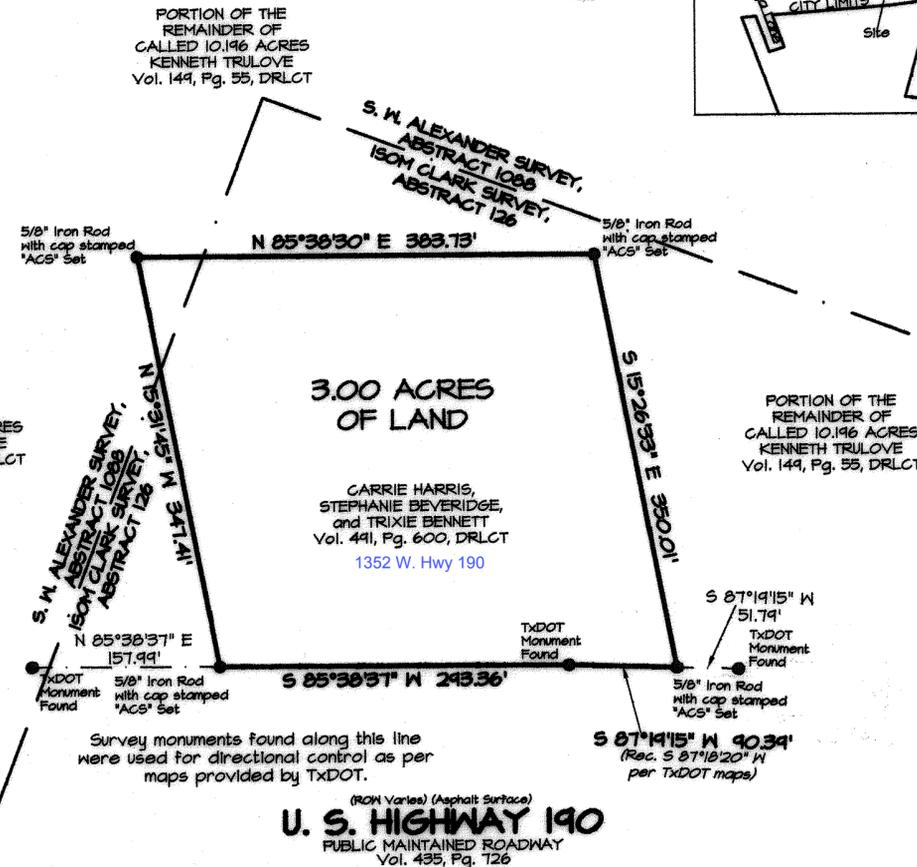
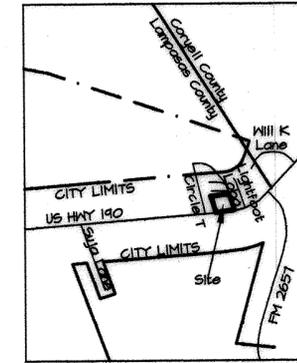
Connie Hartmann
County Court Clerk Lampasas County, Texas
By: *Agg Donnell, deputy*

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

APPROVED this 29th day of April, 2013, by the Planning and Zoning Commission of the City of Copperas Cove, Texas.

Janis Kelt
Chairman, Planning and Zoning Commission
Quentin L. Inman
Secretary, Planning and Zoning Commission

LOTS - ONE (1)
BLOCKS - ONE (1)
AREA - 3.00 ACRES



Surveyor's Field Notes for GYMKIX ADDITION, being:

3.00 ACRES, situated in the 150M CLARK SURVEY, ABSTRACT 126 and the S. W. ALEXANDER SURVEY, ABSTRACT 1088, Lampasas County, Texas, and being a portion of the remainder of a called 10.196 Acre tract conveyed to Kenneth Trulove in Volume 144, Page 55, Deed Records of Lampasas County, Texas, and being more particularly described as follows:

BEGINNING at a 5/8" Iron rod with cap stamped "ACS" set, which bears S 87° 14' 15" W - 51.79' from a TxDOT monument found at the southeast corner of the remainder of said 10.196 Acre tract, being on the north line of U. S. Highway 190, as conveyed to the State of Texas in Volume 435, Page 726, Deed Records of Lampasas County, Texas, for the southeast corner of the herein described tract;

THENCE, in a westerly direction, with the north line of said U. S. Highway 190, S 87° 14' 15" W - 40.34' (Rec. S 87° 18' 20" W, Vol. 435, Pg. 726), a TxDOT monument found, and S 85° 38' 31" W - 243.36' (Basis for bearings as per Vol. 435, Pg. 726), to a 5/8" Iron rod with cap stamped "ACS" set, which bears N 85° 38' 31" E - 157.94' from a TxDOT monument found, for the southwest corner of the herein described tract;

THENCE, in a northerly direction, severing said 10.196 Acre tract, N 15° 31' 45" W - 347.41', to a 5/8" Iron rod with cap stamped "ACS" set, for the northwest corner of the herein described tract;

THENCE, in an easterly direction, continuing to sever said 10.196 Acre tract, N 85° 38' 30" E - 383.73', to a 5/8" Iron rod with cap stamped "ACS" set, for the northeast corner of the herein described tract;

THENCE, in a southerly direction, S 15° 26' 33" E - 350.01', to the POINT OF BEGINNING and containing 3.00 Acres of Land.

KNOW ALL MEN BY THESE PRESENTS: That I, Charles C. Lucko 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.

Charles C. Lucko
Charles C. Lucko, RPLS
Texas Registration No. 4636
1303 S. 21st St.
Temple TX 76504



FINAL PLAT OF
GYMKIX

an addition to the City of Copperas Cove, Lampasas County, Texas.

ALL COUNTY SURVEYING, INC.
1303 South 21st Street, Temple, Texas 76504
(254) 718-2272 FAX (254) 714-1608
Tx. Firm Lic. No. 10023600

Revised: 12-18-2013
Plat Date: 04-02-2013
Survey completed: 02-28-2013
Scale: 1" = 100'
Job No.: 13012
Dwg No.: 13012.2P
Drawn by: SLH
Surveyor: CCL 4488