

DEDICATION

Doc # 00016747

16747



STATE OF TEXAS §

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF BELL §

That Lago Developers, being the sole owner of that certain 9.378 acres of land shown and attached hereto and incorporated herein for all purposes, does hereby subdivide the herein described property into lots and blocks, according to the plat hereof, to be known as KNIGHTS RIDGE ADDITION PHASE TWO, SECTION TWO, to the City of Harker Heights, Bell County, Texas, as shown by the plat hereof, attached hereto, and made apart hereon, and approved by the Director of Planning and Development of the City of Harker Heights, Bell County, Texas, and Lago Developers, does hereby adopt said KNIGHTS RIDGE ADDITION PHASE TWO, SECTION TWO as an addition to the City of Harker Heights, Bell County, Texas, and for the purpose of selling lots and blocks of land with reference thereto and for the property development of said land by its owners and for all other purposes; and does hereby dedicate to the City of Harker Heights, all streets, avenues, roads, drives, alleys and associated potable water, sanitary sewer, and storm sewer systems as shown on said plat, and final construction drawings the same to be used as public thoroughfares and public utilities when and as authorized by the City of Harker Heights, Bell County, Texas.

The utility easements shown on said plat are dedicated to the City of Harker Heights for installation and maintenance of any and all public utilities, which the city may elect to install and maintain or permit to be installed or maintained.

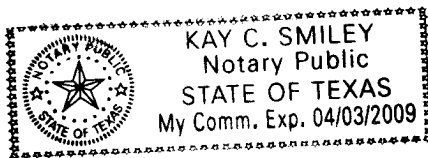
WITNESS the execution hereof, on this 12th day of April, 2007.

FOR: LAGO DEVELOPERS

Don Armstrong (signature)

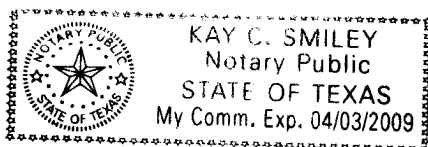
Charles Graham (signature)

Before me, the undersigned authority, on this day personally appeared Don Armstrong known to me to be the person whose name is subscribed to the foregoing instrument. It has been acknowledged to me that he executed the foregoing instrument as the owner of the property described hereon.



Kay C. Smiley (signature)
NOTARY PUBLIC STATE OF TEXAS
My Commission Expires: 4-3-2009

Before me, the undersigned authority, on this day personally appeared Charles Graham known to me to be the person whose name is subscribed to the foregoing instrument. It has been acknowledged to me that he executed the foregoing instrument as the owner of the property described hereon.



Kay C. Smiley (signature)
NOTARY PUBLIC STATE OF TEXAS
My Commission Expires: 4-3-2009

FIELD NOTES for a tract of land in Bell County, Texas, part of the E. Dawson Survey, Abstract No. 258 and the land herein described being part of that certain 97.065 acre tract of land described in a deed from Sam Cater aka Sam H. Cater, Jr., Anna Richmon aka Anna Thornton, and Frank Pate to Lago Developers, being of record in Volume 4355, Page 677, Official Public Records of Real Property of Bell County, Texas.

BEGINNING at a 3/8" iron rod found in the south line of Comanche Land, 1st Unit, an addition to Bell County, Texas, being of record in Cabinet A, Slide 183-D, Plat Records of Bell County, Texas, being the northwest corner of Comanche Land, 2nd Unit, an addition to Bell County, Texas, being of record in Cabinet A, Slide 184-A, Plat Records of Bell County, Texas, and being the northeast corner of said 97.065 acre tract, for the northeast corner of this.

THENCE with the east line of said 97.065 acre tract and the west line of said Comanche Land, 2nd Unit, S. 18°56'52" W., 784.57 feet to a 3/8" iron rod with cap stamped "M & Assoc. Killeen" set, for the southeast corner of this.

THENCE N. 71°03'08" W., 135.00 feet to a 3/8" iron rod with cap stamped "M & Assoc. Killeen" set, for a corner of this.

THENCE N. 53°38'28" W., 62.88 feet to a 3/8" iron rod with cap stamped "M & Assoc. Killeen" set, for a corner of this.

THENCE N. 71°13'40" W., 285.00 feet to a 3/8" iron rod with cap stamped "M & Assoc. Killeen" set, for the most southerly southwest corner of this.

THENCE N. 18°56'52" E., 60.00 feet to a 3/8" iron rod with cap stamped "M & Assoc. Killeen" set, for a corner of this.

THENCE N. 71°13'40" W., 40.97 feet to a 3/8" iron rod with cap stamped "M & Assoc. Killeen" set, for a corner of this.

THENCE N. 18°46'20" E., 136.20 feet to a 3/8" iron rod with cap stamped "M & Assoc. Killeen" set, for a corner of this.

THENCE N. 71°13'40" W., 10.00 feet to a 3/8" iron rod with cap found being a corner of a 68.14 acre tract of land described in a deed to R. J. Whitten and wife, Bobby J. Whitten, being of record in Volume 1041, Page 411, Deed Records of Bell County, Texas, and being a corner of said 97.065 acre tract, for the most westerly southwest corner of this.

THENCE with a west line of said 97.065 acre tract and with an east line of said 68.14 acre tract, N. 19° 11' 40" E., 583.78 feet to a chain link fence post found, being the southwest corner of said Comanche Land 1st Unit, and being a corner of said 97.065 acre tract, for the northwest corner of this.

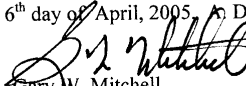
THENCE with a north line of said 97.065 acre tract and with the south line of said Comanche Land, 1st Unit, S. 69° 37' 23" E., 529.04 feet to the POINT OF BEGINNING containing 9.378 acres of land.

The bearings for the above description are based on the east line of said 97.065 acre tract.

STATE OF TEXAS
COUNTY OF BELL

KNOW ALL MEN BY THESE PRESENTS, that I, Gary W. Mitchell,
Registered Professional Land Surveyor, do hereby certify that I did
cause to be surveyed on the ground.

IN WITNESS THEREOF, my hand and seal this the 6th day of April, 2005, A. D.


Gary W. Mitchell
Registered Professional
Land Surveyor, No. 4982



S:\Subdivisions\KNIGHTS RIDGE\Phase Two\Knights Ridge Phase Two Section Two.doc

Mitchell & Associates, Inc., 102 N. College St. Killeen, Texas 76541 (254)-634-5541

RESOLUTION

STATE OF TEXAS
COUNTY OF BELL
CITY OF HARKER HEIGHTS
STATE OF TEXAS

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HARKER HEIGHTS APPROVING THE SUBDIVISION AND DEDICATION OF **KNIGHTS RIDGE ADDITION PHASE TWO, SECTION TWO** TO THE CITY OF HARKER HEIGHTS, BELL COUNTY, TEXAS, ACCORDING TO THE PLAT HEREOF FILED WITH THE CITY SECRETARY OF THE CITY OF HARKER HEIGHTS AND HEREBY APPROVED.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HARKER HEIGHTS:

SECTION I. THAT THE ACTION OF LEGO DEVELOPERS, BEING THE SOLE OWNER IN THE PLAT OF **KNIGHTS RIDGE ADDITION PHASE TWO, SECTION TWO** TO THE CITY OF HARKER HEIGHTS, BELL COUNTY, TEXAS, IS IN ALL THINGS APPROVED BY THE CITY COUNCIL OF THE CITY OF HARKER HEIGHTS, AS MEETING ALL THE REQUIREMENTS AND PROVISIONS OF ARTICLE 974A AS REVISED OF THE STATUTES OF THE STATE OF TEXAS. AND ALL THE REQUIREMENTS AND PROVISIONS OF THE ORDINANCES OF SAID CITY.

SECTION II. BE IT FURTHER RESOLVED THAT THE LOTS AND BLOCKS IN THE PLAT OF **KNIGHTS RIDGE ADDITION PHASE TWO, SECTION TWO** ARE FULLY SHOWN ON THE PLAT ON FILE WITH THE CITY SECRETARY OF THE CITY OF HARKER HEIGHTS WHICH PLAT IS HEREBY APPROVED AS CONSTITUTING THE LOTS, BLOCKS, STREETS, AVENUES, UTILITIES AND EASEMENTS OF THE SAID PLAT OF **KNIGHTS RIDGE ADDITION PHASE TWO, SECTION TWO** TO THE CITY OF HARKER HEIGHTS, BELL COUNTY, TEXAS.

PASSED AND APPROVED ON THIS 9TH DAY OF MAY, 2006 A.D.

Patricia Brunson
ATTEST: CITY SECRETARY

Ed Mullen
MAYOR, CITY OF HARKER HEIGHTS

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS DAY PERSONALLY APPEARED ED MULLEN AND PATRICIA BRUNSON, KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THE SAME WAS THE ACT OF THE SAID CITY OF HARKER HEIGHTS, TEXAS, AND THAT THEY EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 4TH DAY OF APRIL, 2007 A.D.



Therie D. Williams
NOTARY PUBLIC STATE OF TEXAS
MY COMMISSION EXPIRES 04/25/2009

I, PATRICIA BRUNSON, CITY SECRETARY OF THE CITY OF HARKER HEIGHTS, TEXAS, DO HEREBY CERTIFY THAT THE ABOVE AND FOREGOING RESOLUTION WAS PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF HARKER HEIGHTS, AT A REGULAR MEETING DULY HELD AT WHICH A QUORUM WAS PRESENT ON THE 9TH DAY OF MAY, 2006, A.D.

Patricia Brunson
CITY SECRETARY
CITY OF HARKER HEIGHTS



Cabinet D Slide 171-B
171-C

CLERK'S NOTICE: ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.

STATE OF TEXAS
COUNTY OF BELL

I hereby certify that this instrument was FILED on the date and at the time stamped hereon by me and was duly RECORDED in the Official Records of Bell County, Texas.

Shelley Coston, County Clerk
Bell County, TEXAS

Document Number: 00016747

Amount: 47.00

Receipt Number: 9782

Recorded: Apr 17, 2007 at 12:45P

By:
Linda Ramos, Deputy



Plat \$ 50.00
Dede 22.00
\$ 72.00

City of Harker Heights

ebill2 Cabinet

