

CAB D
SL 395B

STATE OF TEXAS
COUNTY OF BELL

THAT I, JAMES E. TRANUM, BEING THE OWNER OF THE LAND SHOWN ON THIS PLAT AND DESIGNATED HEREIN AS **TRANUM SUBDIVISION, PHASE VIII**, WITHIN THE CITY OF TEMPLE, BELL COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, DOES HEREBY DEDICATE THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS, AND PUBLIC PLACES SHOWN HEREON WITHIN THE PLAT BOUNDARIES OF THIS SUBDIVISION.

James E. Tranum
By: James E. Tranum
P.O. Box 1150
Temple, Texas 76503

STATE OF TEXAS
COUNTY OF BELL

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JAMES E. TRANUM, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE 26th DAY OF March 2013.

Shane L. Wood
NOTARY PUBLIC, STATE OF TEXAS

SHANE L. WOOD
Notary Public - State of Texas
Commission Expires: 02/21/17

THIS FINAL PLAT HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF TEMPLE, TEXAS, AND IS HEREBY APPROVED BY SUCH COMMISSION.

DATED THIS 3rd DAY OF APRIL, 2013.

James E. Tranum *Beverly M. Zandt*
CHAIRPERSON SECRETARY TO THE PLANNING AND ZONING COMMISSION

STATE OF TEXAS
COUNTY OF BELL

I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THAT THIS PLAT IS TRUE AND CORRECT, THAT IT WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND, AND THAT ALL NECESSARY SURVEY MONUMENTS ARE AS SHOWN HEREON.

Charles C. Licko
CHARLES C. LICKO, R.P.L.S.
DATE SURVEYED: JANUARY 4, 2013
REGISTRATION NO. 4636

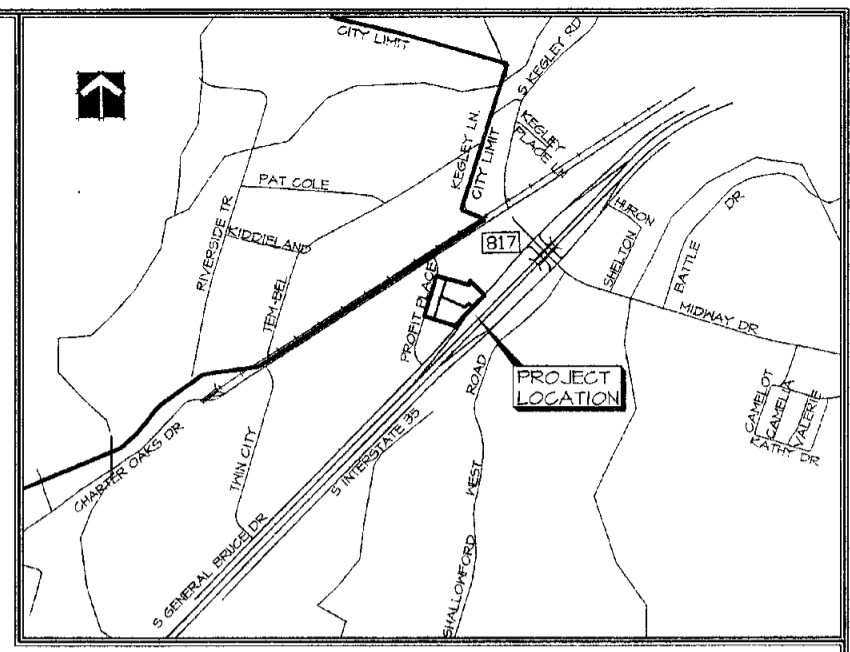
FINAL PLAT OF TRANUM SUBDIVISION, PHASE VIII WITHIN THE CITY OF TEMPLE, BELL COUNTY, TEXAS

Being a Replat of all of LOT ONE (1), BLOCK TWO (2), TRANUM SUBDIVISION, PHASE II, in the City of Temple, Bell County, Texas according to the plat of record in Cabinet B, Slide 231-A of the Plat Records of Bell County, Texas and a portion of LOT 1, BLOCK 2, PROFIT PLACE ADDITION, in the City of Temple, Bell County, Texas, according to the plat of record in Cabinet B, Slide 46-A of the Plat Records of Bell County, Texas and being part of the Nancy Chance Survey, Abstract No. 5, Bell County, Texas.

This plat is to accompany a metes and bounds description of the herein shown 4.92 acre tract.

OWNER:
JAMES E. TRANUM
P. O. BOX 1150
Temple, Texas 76503

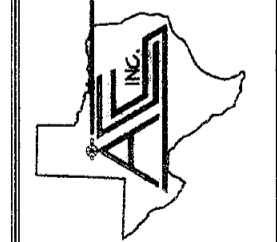
LOTS - THREE (3)
BLOCKS - ONE (1)
AREA - 4.92 ACRES



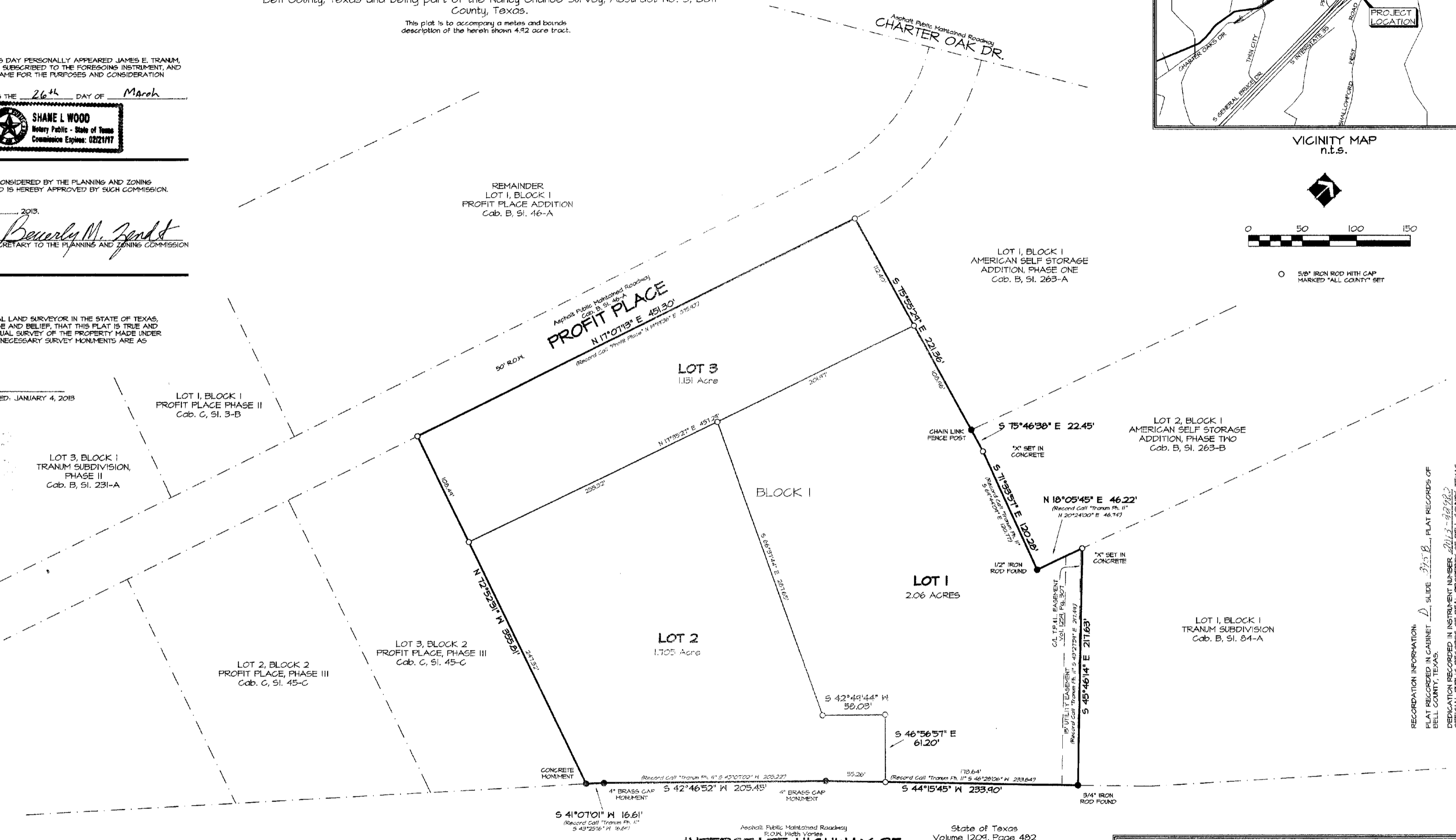
REVISIONS:

FINAL PLAT OF
**TRANUM SUBDIVISION,
PHASE VIII**
WITHIN THE CITY OF TEMPLE, BELL COUNTY, TEXAS

ALL COUNTY SURVEYING, INC.
1509 South 21st Street, Temple, Texas 76504
(254) 719-2272 FAX (254) 714-7608
TX Firm Lic No. 10023600



Survey completed 01-04-13
Scale: 1" = 50'
Job No. 120814
Dwg No. 120814
Drawn by DNE
Surveyor CCL #4636

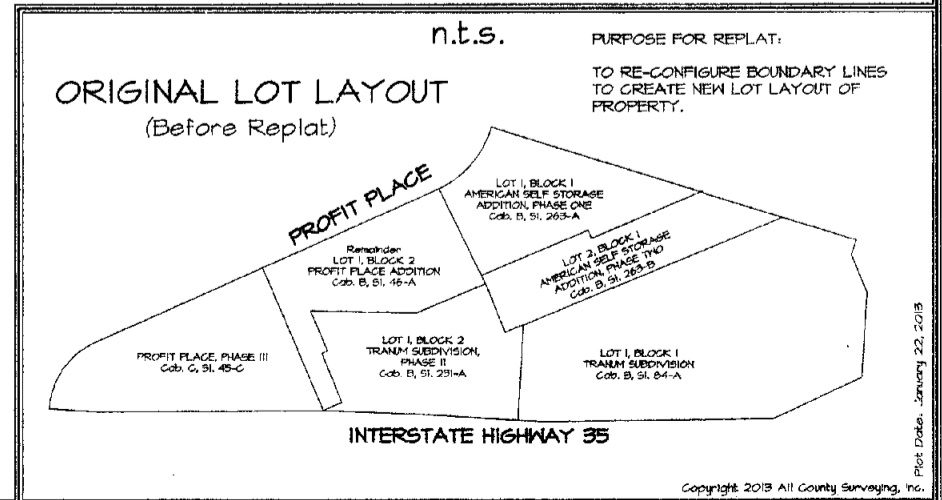


ACCESS NOTE:
ACCESS TO LOT 2 FROM S GENERAL BRUCE DR MUST BE APPROVED BY TxDOT AT THE TIME OF BUILDING PERMIT ISSUANCE.

Asphalt Public Maintained Roadway
INTERSTATE HIGHWAY 35
S GENERAL BRUCE DRIVE
State of Texas
Volume 1204, Page 482

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

Dated this the 30 day of May, 2013 A.D.
Melvin Mator
By: Melvin Mator
Bell County Tax Appraisal District



This project is referenced to the City of Temple Coordinate System, an extension of the Texas Coordinate System of 1983, Central Zone. All distances are horizontal surface distances unless noted and all bearings are grid bearings. All coordinates are referenced to City Monument No. 122. The theta angle at City Monument No. 122 is 01°30'14". The combined correction factor (CCF) is 0.999897. Grid distance = Surface distance X CCF. Geodetic north = grid north + theta angle. Reference line from City monument No. 122 to the northeast corner of the 4.92 Acre tract is N 45°21'42" W 345.70 feet. Published City coordinates for project reference point 122 are N = 10367419.25 E = 3210425.21

This property is found on the FIRN Flood Insurance Rate Map No. 48021C0395E, Effective Date September 26, 2008 and is located in Zone "X".

Doc # 2013-22982