

CURVE TABLE			
CURVE #	LENGTH	RADIUS	DELTA
C1	36.491	50.000	41°48'55"
C2	30.624	50.000	35°05'31"
C3	71.680	50.000	82°08'23"

- LEGEND:**
- FOUND MONUMENT (AS NOTED)
 - ⊙ SET 5/8" REBAR WITH YELLOW PLASTIC CAP STAMPED "J.W. HARLAN P.S. 1538"
 - UTILITY POLE
 - OVERHEAD ELECTRIC LINE
 - FENCELINE

CERTIFICATE OF SURVEY:

THIS IS TO CERTIFY THAT FISHER ARNOLD INC., PROFESSIONAL LAND SURVEYORS, HAVE SURVEYED THE FOLLOWING DESCRIBED PARCEL OF LAND:

A PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 11, TOWNSHIP 13 NORTH, RANGE 3 EAST, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTH QUARTER CORNER OF SECTION 11, THENCE SOUTH 89°34'15" EAST 1731.13 FEET TO THE POINT OF BEGINNING PROPER.
THENCE SOUTH 89°34'15" EAST, 575.26 FEET TO A FOUND IRON PIPE; THENCE SOUTH 00°32'04" WEST, 1318.99 FEET TO A FOUND IRON PIPE; THENCE NORTH 89°37'05" WEST, 572.85 FEET TO A FOUND IRON PIPE; THENCE NORTH 00°25'47" EAST, 1319.46 FEET TO THE POINT OF BEGINNING PROPER.
CONTAINING SOME 17.39 ACRES, MORE OR LESS, AND BEING SUBJECT TO ANY AND ALL RIGHT OF WAY, RESTRICTIONS AND EASEMENTS OF RECORD.

SURVEYORS NOTES:

- SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD OR ANY OTHER FACTS WHICH AN ACCURATE TITLE SEARCH MAY DISCLOSE.
- BASIS OF BEARINGS: NORTH AMERICAN DATUM 1983, ARKANSAS NORTH ZONE, US SURVEY FEET.
- THE FOLLOWING DOCUMENTS WERE USED IN THE CONSTRUCTION OF THIS SURVEY:
LOT 1, RAY RANKIN VALLEY VIEW ADDITION, BOOK "C", PAGE 41;
GILBERT RANKIN PROPERTY SURVEY, PERFORMED BY ALLSOPPE, P.L.S., DATED 11-75,
WARRANTY DEED BOOK 521, PAGE 93
WARRANTY DEED BOOK 521, PAGE 97
- THE UTILITIES SHOWN HAVE BEEN LOCATED BY FIELD MEASUREMENTS AND EXISTING UTILITY MAPS. FISHER ARNOLD COMPANY MAKE NO WARRANTY TO THE EXACT LOCATION OF THE UTILITIES SHOWN OR NOT SHOWN ON THIS DRAWING. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY ANY AND ALL UTILITIES PRIOR TO CONSTRUCTION. CALL 811 BEFORE YOU DIG.
- THE SUBJECT PROPERTY LIES OUTSIDE THE 100-YEAR SPECIAL FLOOD HAZARD ZONE, AS SHOWN ON FEMA FLOOD INSURANCE RATE MAP PANEL NO. 0603100150 C, EFFECTIVE DATE JUNE, SEPTEMBER 27, 1991
- SUBJECT PROPERTY IS ZONED R-1.
- FIELD NOTES ARE RECORDED IN GPS SURVEY REPORT JB10168.
- FIELD WORK WAS COMPLETED ON FEBRUARY 15, 2017.

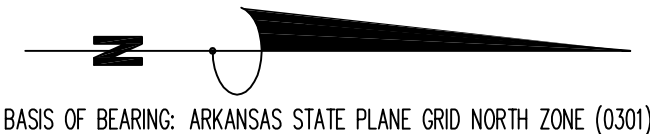
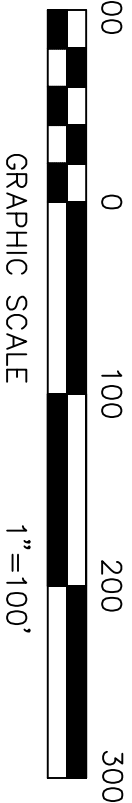
DEDICATION OF PLAT:

WE BEING THE OWNERS/AGENTS OF THE ABOVE DESCRIBED PROPERTY, DO HEREBY PLAT AND LAYOUT SAME INTO A SUBDIVISION/ADDITION COMPOSED OF LOTS AND STREETS AS SHOWN ON THE PLAT HEREON. SAID ADDITION SHALL HERE-IN-AFTER BE REFERRED TO AS:

RANKIN VALLEY VIEW SECOND ADDITION TO JONESBORO, ARKANSAS.

AND SAID OWNERS\AGENTS DO HEREBY DEDICATE TO THE PUBLIC USE FOREVER, ALL THE STREET WIDTHS, LENGTH AND LOCATION AS SHOWN ON THE PLAT HEREON, AND SAID OWNERS\AGENTS DO HEREBY DEDICATE ALL EASEMENTS TO THE PUBLIC USE FOR THE EXPRESSED PURPOSES INDICATED AND/OR FOR THE PURPOSE OF DRAINAGE AND UTILITY CONSTRUCTION AND MAINTENANCE AND SERVICES, SAID DRAINAGE AND UTILITY EASEMENT SHALL NOT BE USED FOR INGRESS\EGRESS BY THE PUBLIC.

SIGNED THIS _____ DAY OF _____, FEBRUARY, 2017
BY
NAME: _____ TITLE: _____
NAME: _____ TITLE: _____



PRELIMINARY

CLIENT
RAY RANKIN

RANKIN VALLEY VIEW SECOND ADDITION

RAY RANKIN'S REPLAT OF RANKIN VALLEY VIEW ADDITION
JONESBORO, CRAIGHEAD COUNTY, ARKANSAS

FISHER ARNOLD
ENGINEERING INTEGRATION
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870.932.2019 | Fax: 870.932.1076 | www.fisherarnold.com

REVISIONS

DATE	BY	DESCRIPTION

SURVEY INDEX CODE
500-13N-03E-0-11-110-16-1538
PROJECT NO.
JB10168-01

DRAWN BY
JWH

CHECKED BY
TGB

SHEET
1 OF 1

SCALE
1:100

DATE
02/17/17

DRAWING NO.
57-388

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