

This Instrument Prepared By:
Gardner Law Firm, P. A.
A Professional Association
P.O. Box 1965
Jonesboro, AR 72403

After Recording Return To:
Professional Title Services of Arkansas, LLC
740 Southwest Drive
Jonesboro, AR 72401

ELECTRONIC RECORDING
2018R-015618
CERTIFICATE OF RECORD
JONESBORO DISTRICT
CRAIGHEAD COUNTY, ARKANSAS
CANDACE EDWARDS, CLERK & RECORDER
06/06/2018 10:34:52 AM
RECORDING FEE: 25.00
PAGES: 3

WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS:

THAT WE, DANIEL BROTHERS and SHEILA BROTHERS, husband and wife, Grantors, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid by HIGHLAND KATELEEN LLC, an Arkansas limited liability company, Grantee, the receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey unto the said Grantee, and unto Grantee's successors and assigns forever, the following described lands lying in Craighead County, Arkansas, to-wit:

All of Lot 1 and the South 15.2 feet of Lot 2 of the Replat of Lots 1, 2, 3, 4, 5, & 7 and a part of Lot 6 of Fisher Commercial Subdivision as shown by Plat Record 198 at page 98, and a part of the Southwest Quarter of the Southwest Quarter of Section 23, Township 14 North, Range 4 East. ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: Beginning at the Southwest corner of said Section 23, run thence N 0 deg. 30' E 190.2 feet to a found axle, run thence N 89 deg. 54' E 137.8 feet to a found axle on the East right of way of Kathleen Drive for the true point of beginning, run thence N 29 deg. 15' W along said right of way 14.0 feet to a found axle, run thence N 89 deg. 28' E 148.9 feet to a found pipe, run thence N 89 deg. 53' E 119.2 feet to a found pipe, run thence S 0 deg. 25' W 230.1 feet to a found pipe on the North right of way of Highway 18, run thence S 89 deg. 45' W along said right of way 136.7 feet to the East right of way of Kathleen Drive, run thence N 29 deg. 45' W along said right of way 149.3 feet to the true point of beginning, containing 1.07 acres more or less, SUBJECT TO all utility easements of record.

To have and to hold the same unto the said Grantee, and unto Grantee's successors and assigns forever, with all tenements, appurtenances and hereditaments thereunto belonging.

And Grantors hereby covenant with said Grantee that we will forever warrant and defend the title to the said lands against all lawful claims whatever.