



City of Jonesboro Private Club Review and Conditions Form

Date 5-14-21 Non-Profit Corp. Improving Lives Inc.
 Address 1004 Chancery LN. d/b/a: The Social of Jonesboro
 Applicant on Behalf of Club Jeffery Wayne Higgins
 Home Address 5044 Aberdeen Rd
 Business Name The Social of Jonesboro
 Business Address 1004 Chancery LN

City of Jonesboro official use below this:

Police Department: Copy of membership list Yes No
 Has any member been convicted of a felony? Yes No
 If yes, How many years since conviction? _____
 Has Non-Profit complied with City of Jonesboro laws? Yes No

Comments: _____

Approve? Yes No Signature Chief of Police Rick Elliott

Planning and Zoning Department:

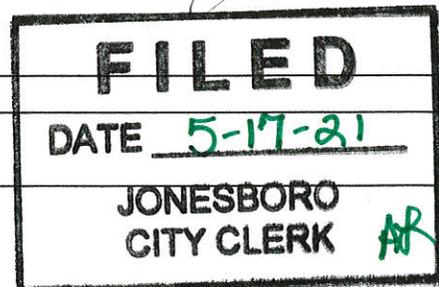
Type of Private Club: Restaurant Hotel/Motel
 Hours of Operation? _____
 Copy of menu for food service? Yes No
 Zoning TCO
 Approve? Yes No Signature Planning Director [Signature]

City Clerk:

Date received _____
 Date entered in Legistar _____

City Council Action

Approve _____ Deny _____



OFFICIAL RECEIPT

Receipt Date 05/14/2021 12:49 PM
Receipt Print Date 05/14/2021

Receipt # 00205059
Batch # 00014.05.2021

CITY OF JONESBORO
300 S. Church St. Ste 106
PO Box 1845
JONESBORO, AR 72403-1845
870-932-3042

For Permit Inspections call 870-933-4602

Account/License/Permit/Category:
CR 250.00

Detail:

01-134-0517-00
Alcohol Applic
ation Fee - Im
proving Lives
Inc. 250.00

Total 250.00

Payment Information:

Check 9677 250.00
Change 0.00

Lyons & Cone PLC
Customer #: 000000
870-972-5440
PO Box 7044
Jsbo, AR 72403-

Cashier: tjgeror
Station: ARSCOTT

JIM LYONS
jlyons@leclaw.com
Keenan Ball Trial College Faculty

Lyons & Cone, P.L.L.C.

ATTORNEYS AT LAW
407 SOUTH MAIN
P O BOX 7044
JONESBORO, ARKANSAS 72403-7044
870-972-5440 • FAX: 870-972-1270
WEBSITE: WWW.LECLAW.COM

MIKE CONE
mikecone@leclaw.com
Master of Laws in Agricultural Law



May 13, 2021

HAND DELIVERED

Chief of Police
Jonesboro Police Department
1001 S. Caraway Road
Jonesboro, AR 72401

Re: Application for Private Club Permit – Improving
Lives, Inc. d/b/a The Social of Jonesboro

Dear Sirs:

Please find enclosed the following:

1. City of Jonesboro, Application for Private Club Permit (Completed, signed and notarized);
2. Schedule A - Individual's Personal History (Completed, signed and notarized);
3. Authority to Release Information (Completed, signed and notarized – there are four (4) of these – one for Jeffery Wayne Higgins, Trevor Young, William B. (Brian) Biggs and Justin Kostick);
4. Arkansas Criminal History Report for Jeffery Wayne Higgins;
5. Real Estate Lease between JHI, LLC and Improving Lives, Inc. d/b/a The Social of Jonesboro;
6. Alphabetized member list (212 names) for Improving Lives, Inc. d/b/a The Social of Jonesboro; and
7. Check in the amount of \$250.00 representing payment for the application fee (we were instructed by the Collections Department to include the check in the packet and that you would take the payment to the Collections Department).

If you have any questions or comments, please do not hesitate to call. Thank you for your cooperation.

Sincerely,

A handwritten signature in blue ink, appearing to read "J. Lyons", with a long horizontal flourish extending to the right.

Jim Lyons

JL/jhn

Enclosures

F:\WP60\HigginsJPD.Application.ltr.wpd

CITY OF JONESBORO

APPLICATION FOR PRIVATE CLUB PERMIT

We hereby make an application for a permit to serve alcoholic beverages on our premises to the club's adult members, members of their families over the age of 21, and duly qualified guests.

Improving Lives, Inc. d/b/a The Social of Jonesboro

Non-Profit Corporation FEIN #

APPLICANT ON BEHALF OF CLUB Jeffery Wayne Higgins

First Middle Last

HOME ADDRESS 5044 Aberdeen Rd Jonesboro 72405 Craighaed

Street City Zip County

BUSINESS NAME The Social of Jonesboro)

BUSINESS ADDRESS 1004 Chancery Ln Jonesboro 72401 Craighead

Street City Zip County

Does the club own the premises? No If leased, give name and address of owner:

JHI LLC, 5044 Aberdeen Rd, Jonesboro, AR 72405

Is your establishment primarily engaged in the business of serving food for consumption on the premises?

Yes

If the answer to the above question is no, then what type of business will you be engaged in on the premises? Please list all activities to be offered.

Does anyone now hold an alcoholic beverage permit at this location? No If so, give name, address and permit no(s).

Give names and addresses of all officers/directors of the non-profit organization:

<u>NAME</u>	<u>TITLE</u>	<u>ADDRESS</u>
Jeffery Higgins	President	5044 Aberdeen Rd, Jonesboro, AR 72405
Trevor Young	Vice-President	6284 Alan Dr, Jonesboro, AR 72404
William B. (Brian) Biggs	Treasurer	4012 Ridgepoint Cv, Jonesboro, AR72404
Justin Kostick	Secretary	141 CR 700, Jonesboro, AR 72401

Has any member of the club's board of directors or other governing body, or any club officer, been under the sentence, whether suspended or otherwise, of any court for the conviction of a felony within two (2) years preceding the date of this application? YES NO If yes, please explain -

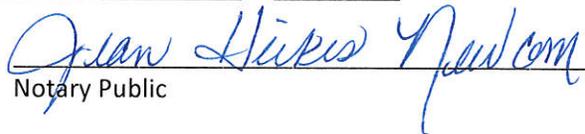
Signed this 7th day of May, 2021.



Signature of Applicant/Managing Agent
Owner

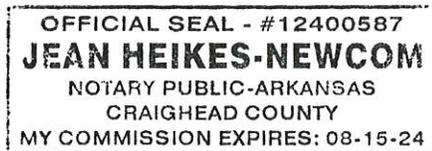
Official Title

Subscribed and sworn to before me this 7th day of May, 2021.



Notary Public

My Commission Expires: 8-15-24:



(a) Are any of the above to be connected with the operation of the outlet? No

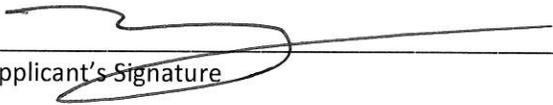
(b) If so, who and in what capacity? _____

13. Give your home address (city or town) and dates at each for the past five (5) years:
5044 Aberdeen Rd, Jonesboro, AR 72405 2014 - Present

14. Covering the past five (5) years, give in detail the following:

<u>Your Business or Occupation</u>	<u>Name & Address of Employer</u>	<u>Dates of Employment</u>
J-Town's Grill - Owner	2610 E Johnson Ave., 72401	Aug. 2014 - Present

I hereby state on oath that I will not violate any law of this State or any regulation of the Alcoholic Beverage Control Division, nor will any agent or employee be allowed to violate any law or regulation. It is hereby consented that the licensed premises and its books and records shall be open at all times to all law enforcement officials without warrant or other legal process.


 Applicant's Signature

STATE OF ARKANSAS

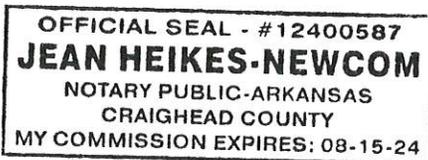
COUNTY OF Craighead

Jeffery Wayne Higgins, being first duly sworn on oath deposes and says that he/she has read each of the questions to which he/she has made answer, and that his/her said answers in each instance are true and correct.

Subscribed and sworn to before me this 7th day of May, 2021.


 Notary Public

My Commission Expires: 8-15-24 :



**IMPROVING LIVES, INC.
d/b/a The Social of Jonesboro
Board of Directors and Officers**

BOARD OF DIRECTORS:

Jeffery Wayne Higgins	5044 Aberdeen Rd, Jonesboro, AR 72405
Trevor Austin Young	6284 Alan Dr., Jonesboro, AR 72404
Justin Todd Kostick	141 CR 700, Jonesboro, AR 72401
William B. (Brian) Biggs	4012 Ridgepoint Cv, Jonesboro, AR 72404

OFFICERS:

President - Jeffery Wayne Higgins	5044 Aberdeen Rd, Jonesboro, AR 72405
Vice President - Trevor Austin Young	6284 Alan Dr., Jonesboro, AR 72404
Secretary - Justin Todd Kostick	141 CR 700, Jonesboro, AR 72401
Treasurer - William B. (Brian) Biggs	4012 Ridgepoint Cv, Jonesboro, AR 72404

AUTHORITY TO RELEASE INFORMATION

Application filled by Applicant -A, Stockholder/Partner - S : S

TO WHOM IT MAY CONCERN:

I understand that the City of Jonesboro will conduct an investigation before a final decision this alcoholic beverage permit. This investigation may include inquiries as to my character, reputation, and the location and feasibility of a permit being issued at the applied for location.

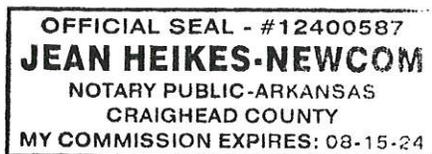
To facilitate this investigation, I do hereby give my consent and authority for any public utility or police agency to furnish information from their records to the City of Jonesboro.

Trevor Young
Signature – Full Name
5/6/2021
Date
6284 Alan Drive
Home Address
Jonesboro AR 72404
City State Zip
6284 Alan Drive
Mailing Address
Jonesboro AR 72404
City State Zip
901-619-1463 901-619-1463
Contact Phone Business Phone
trevor.young4154@gmail.com
Email Address

Subscribed and sworn to before me this 6th day of May, 2021

Jean Heikes Newcom
Notary Public

My Commission Expires: 8-15-24 :



AUTHORITY TO RELEASE INFORMATION

Application filled by Applicant -A, Stockholder/Partner - S : S

TO WHOM IT MAY CONCERN:

I understand that the City of Jonesboro will conduct an investigation before a final decision this alcoholic beverage permit. This investigation may include inquiries as to my character, reputation, and the location and feasibility of a permit being issued at the applied for location.

To facilitate this investigation, I do hereby give my consent and authority for any public utility or police agency to furnish information from their records to the City of Jonesboro.

W. Brian Biggs

Signature – Full Name

5-6-21

Date

4012 Ridgpoint Cove

Home Address

Jonesboro AR 72404

City State Zip

4012 Ridgpoint Cove

Mailing Address

Jonesboro AR 72404

City State Zip

870-476-0102 870-476-0102

Contact Phone Business Phone

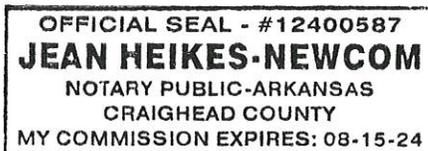
brianbiggs2007@yahoo.com

Email Address

Subscribed and sworn to before me this 6th day of May, 2021.

Jean Heikes Newcom
Notary Public

My Commission Expires: 8-15-24 :



AUTHORITY TO RELEASE INFORMATION

Application filled by Applicant -A, Stockholder/Partner - S : S

TO WHOM IT MAY CONCERN:

I understand that the City of Jonesboro will conduct an investigation before a final decision this alcoholic beverage permit. This investigation may include inquiries as to my character, reputation, and the location and feasibility of a permit being issued at the applied for location.

To facilitate this investigation, I do hereby give my consent and authority for any public utility or police agency to furnish information from their records to the City of Jonesboro.

Jean Heikes Newcom
Signature – Full Name
5/7/21

Date

141 CR 700

Home Address

Jonesboro AR 72401

City State Zip

141 CR 700

Mailing Address

Jonesboro AR 72401

City State Zip

870-275-8087 870-275-8087

Contact Phone Business Phone

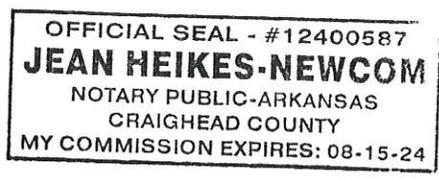
jkostick@astate.edu

Email Address

Subscribed and sworn to before me this 7th day of May, 2021

Jean Heikes Newcom
Notary Public

My Commission Expires: 8-15-24 :



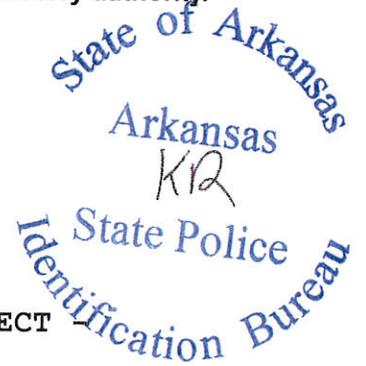
ARKANSAS STATE POLICE

Arkansas Criminal History Report

This report is based on a name search. There is no guarantee that it relates to the person you are interested in without fingerprint verification. This report includes a check of Arkansas files only. Inquiries into FBI files are not permitted for non-criminal justice or employment purposes without specific statutory authority.

Subject of Record

Last: **Higgins** First: **Jeffery** Middle: **Wayne**
Date of Birth: Sex: Race:
Social Security Number: *(not verified, supplied at time of request)*
Home/Mailing Address: **5044 Aberdeen Jonesboro, AR 72405**



- NO CRIMINAL HISTORY FOUND FOR THIS SUBJECT

Requestor Information

Transaction Number: **ABC003220877**

Date: **04/27/2021** Agency Reporting: **Arkansas State Police**

Purpose: **ABC Mandated pursuant to Arkansas Code §3-2-103 regarding applicants for alcohol permits issued by the Alcoholic Beverage Control Division.**

Released To: **Kimmie Rudley On Behalf of ABC**

Representing: **ABC**

Mailing Address: **1515 W 7TH St Suite 503 Little Rock Arkansas 72201**

This Arkansas criminal history record report should only be used for the purpose that it was requested. A request that is posed for a different purpose may result in more or less information being reported.

This report does not preclude the possible existence of additional records on this person which may not have been reported to the State Identification Bureau and Central Repository. Changes in a criminal history record can occur at any time due to new arrests and/or ongoing legal proceedings.

This Arkansas criminal background check report is for non-criminal justice purposes and may only reflect if a person has any Arkansas felony and misdemeanor conviction(s), any Arkansas felony arrest that occurred in the last three (3) years that has not been to court and whether the person is a registered sex offender or required to register as a sex offender. Juvenile arrest and/or court information will not be released on this report.

STATEMENT

The building and real property located at 1004 Chancery Ln, Jonesboro, Arkansas 72401 (the "Premises") are owned by JHI LLC. The Premises are currently under Lease Agreement in favor of Improving Lives, Inc. d/b/a The Social of Jonesboro. A copy of the lease documentation is attached hereto.

LEASE AGREEMENT

LEASE AGREEMENT ("Lease") made and entered into this 11th day of April, 2021, by and between JHI, LLC (hereinafter "Lessor") and Improving Lives, Inc. d/b/a The Social of Jonesboro (hereinafter "Lessee").

WITNESSETH:

WHEREAS, Lessor owns certain real property located in Jonesboro, Craighead County, Arkansas which Lessor desires to lease to Lessee;

WHEREAS, Lessee is desirous of leasing such real property from Lessor; and

WHEREAS, the parties are desirous of setting forth their rights, liabilities, obligations and responsibilities in writing.

NOW, THEREFORE, in consideration of the mutual covenants and promises contained herein, the parties agree as follows:

1. LEASED PREMISES. Lessor hereby lets, leases and demises unto Lessee subject to the terms and conditions hereinafter set forth, the following described real property situated in Craighead County, Arkansas, to wit:

See attached Exhibit A for the property description.

To have and to hold the Premises unto the said Lessee for and during the Term and any Additional Term(s) hereof upon the terms and conditions set forth herein.

2. TERM AND ADDITIONAL TERM. The Lessee shall lease the Premises for a period of two (2) years beginning on the 1st day of May, 2021 (or such day thereafter that the building is available for occupancy with all approvals obtained and ending at midnight the 31st day of April, 2023 or two (2) years from the beginning of the Term (the "Term").

In the event that the Lessee is not in default at the time of exercise, then Lessee may

exercise its option to renew this Lease for an additional term of two (2) years which shall begin on the last day of the original term and shall end at midnight on the day before the fourth (4th) anniversary of the beginning of the Term. The additional term shall be considered part of the Term. To exercise such option, Lessee shall give written notice of exercise of its option to extend the Lease for the additional term no later than sixty (60) days before the end of the original term. If Lessee fails to give such written notice in a timely manner, then such Term shall end upon the termination of the original term in 2023.

3. RENT. The Lessee shall pay to the Lessor as monthly rental for the Premises the amount of Ten Thousand and 00/100 Dollars (\$10,000.00) for the Term. Such payment shall be due the first day of each month throughout the Term except that if the Lessee takes possession on a day other than the first day of a calendar month then the rent due for the first and the last month of the Term shall be pro-rated on a daily basis and paid on the date that Lessee takes possession and on the first day of the last month of the Term. In addition to the rent payments due, Lessee shall pay to Lessor a five percent (5%) late fee if any rent payment is received more than fifteen (15) days following the due date of each month during the Term of this Lease.

4. USE OF THE PREMISES. Lessee agrees that the Premises shall be used for the purpose of a private club and restaurant for the entertainment of the members and their guests. Lessee hereby covenants that the Premises, including all buildings and improvements thereon, shall during the Term of this Lease be used only and exclusively for lawful purposes, and no part of the Premises or improvements thereon shall be used in any manner whatsoever for any purpose in violation of the laws of the United States, the State of Arkansas, or the ordinances or laws of the City of Jonesboro.

5. ALTERATIONS. Lessee agrees that he shall not make any changes, alterations,

modifications, or additions of a structural nature in or about the Premises without receiving prior written approval from Lessor, except for minor non-structural alterations or additions not of a permanent nature. If the Lessee desires to make any structural alterations or additions, then Lessee shall give written notice thereof to Lessor and Lessor shall approve or give notice of the lack of approval within thirty (30) days following notice thereof. If Lessor fails to give any notice within such thirty (30) day period, then such alterations shall be considered approved.

6. MAINTENANCE AND REPAIRS. Lessor shall, at its sole cost and expense, maintain the interior of the Premises in good order, condition, and repair. Further, Lessor shall at its own cost and expense maintain the electrical, heating, air conditioning, water and plumbing systems of the Premises. Unless set forth in writing to the contrary and signed by the parties, Lessee shall not have any obligation of any kind whatsoever in connection with the maintenance or repair of the Premises except for items damaged by Lessee, its employees, members or guests. In addition, Lessor shall be responsible for and shall maintain the exterior walls and roof of the Premises in good repair throughout the term of this Lease.

7. INSURANCE.

(a) Property Damage. During the Term of this Lease, Lessor shall maintain and keep in full force and effect, at its sole cost and expense, a standard comprehensive policy of property damage insurance with respect to the Premises for Lessee's property on the Premises. Further, Lessee shall be responsible for providing the liquor liability insurance for such private club. Lessor shall maintain insurance protecting the real property and all appurtenances attached thereto.

(b) Liability. During the Term of this Lease, Lessee shall maintain and keep in full force and effect, at its sole cost and expense, a general policy of comprehensive public liability

insurance insuring Lessor and Lessee against any liability arising out of the ownership, use, occupancy, or maintenance of the Premises and all areas appurtenant thereto. Such liability insurance shall have the following minimum coverages, to wit: Five Hundred Thousand and 00/100 Dollars (\$500,000.00) per person and One Million and 00/100 Dollars (\$1,000,000.00) per occurrence with Two Hundred Thousand and 00/100 Dollars (\$200,000.00) for damage to property.

(c) Certificate of Insurance. Lessee shall furnish to Lessor upon request, and if not requested more often, at least annually: (i) a certificate of insurance showing such insurance to be in full force and effect; and (ii) proof that the premiums necessary to keep said insurance in full force and effect have been timely paid.

(d) Miscellaneous. Insurance required hereunder shall be with such companies and in such form as is reasonably satisfactory to the Lessor. No such policy shall be cancelable or subject to reduction of coverage or other modification except after ten (10) days' prior written notice to the Lessor. Lessee shall, within ten (10) days prior to the expiration of such policies, furnish Lessor with renewals or binders for renewal coverage.

8. TAXES. Lessor shall pay all real estate taxes and assessments on the Premises. However, Lessee shall pay all taxes on the property of Lessee located on the Premises as well as all taxes, licenses and other similar charges upon the business of Lessee.

9. DAMAGE OR DESTRUCTION OF THE PROPERTY.

(a) Total or Partial Destruction. In the event the improvements upon the Premises are damaged by vandalism, fire, storm, wind, or other casualty so as to render the Premises uninhabitable, and such damage cannot reasonably be expected to be substantially repaired within one hundred fifty (150) days, Lessee shall have the option for a period of fifteen (15) days

following the date of such damage to terminate this Lease by written notice to Lessor. In the event such damage does not render the Premises uninhabitable or it is reasonably expected that the Premises will be substantially repaired within one hundred fifty (150) days, Lessee shall not have the right to terminate this Lease. In the event this Lease is not terminated by Lessee, Lessor shall, as soon as practical, institute action to repair and rebuild the damaged portion of the Premises. In no event shall Lessor be obligated to expend more than the insurance proceeds received by Lessor by reason of such damage.

(b) Abatement of Rent During Reconstruction. If the Premises are destroyed or damaged and action is undertaken by Lessor to repair or restore the Premises, the rent payable for the period when such damage, repair, or restoration continues shall be abated in proportion to the degree to which Lessee's use of the Premises is impaired (except as provided by the loss of rents coverage). The aggregate amount of abatement hereunder shall not exceed the full monthly rental provided hereunder. Except for abatement of rent, if any, Lessee shall have no claim against Lessor for any liability, cost, obligation, or expense caused by reason of such damage, destruction, repair or restoration.

10. ASSIGNMENT OR SUBLETTING. Lessee shall neither assign nor sublet the Premises nor any part thereof without the written consent of Lessor, but such written consent shall not be unreasonably withheld. In no event shall the subletting or assignment of this Lease relieve the Lessee of any of the covenants, agreement and obligations imposed upon Lessee in this Lease.

11. EVENTS OF DEFAULT. Any one or more of the following events shall be deemed an event of default by Lessee under this Lease:

(a) failure by Lessee to timely pay any installment of rent and late fees, if applicable,

provided herein as and when due and payable or within thirty (30) days thereof;

(b) failure by Lessee to comply with any term, provision, or covenant of this Lease, other than the payment of rent, for a period of thirty (30) days after written notice thereof has been given by Lessor;

(c) the breach of any representation or warranty of Lessee contained herein;

(d) Lessee deserting or vacating all or any substantial portion of the Premises for a period of ten (10) days or more;

(e) Lessee: (i) suspending or discontinuing its business; (ii) making an assignment for the benefit of creditors; (iii) generally not paying its debts as they become due; (iv) becoming insolvent; (vii) filing any petition or answer seeking for itself any reorganization, arrangements, composition, readjustment of its debts or for liquidation, dissolution or other similar relief; (viii) petitioning or applying to any court for any receiver, custodian, or trustee for all or substantially all of its property or assets or by the subject of any such proceeding filed against it; (ix) filing an answer admitting or not contesting the material allegations or any such petition filed against it or any order, judgment or decree approving such petition in any such proceeding; (x) seeking, approving, consenting to, or acquiescing in any such proceeding for the appointment of any such trustee, receiver, custodian, liquidator or agent for it or any substantial part of its property or if an order is entered appointing any such trustee, receiver, custodian, liquidator or agent; or (xi) taking any formal action for the purpose of effectuating any of the foregoing;

(f) an order for relief being entered under the United States bankruptcy laws, or if any other decree or order is entered by a court having jurisdiction: (i) adjudging Lessee as bankrupt or insolvent; (ii) approving as properly filed a petition seeking reorganization, liquidation, arrangements, adjustment or composition of Lessee or its property under the United States

bankruptcy laws or any other applicable federal or state law; (iii) appointing a receiver, liquidator, assignee, trustee, custodian, sequestrator (or other similar official) for Lessee or for any substantial part of Lessee's property; or (iv) ordering the winding up or liquidation of Lessee's affairs; or

(g) any judgment or decree against Lessee remaining unpaid, unstayed on appeal, undischarged, unbonded, or undismissed for a period of thirty (30) days or more.

12. REMEDIES. Upon the occurrence of any event of default as provided herein, Lessor shall have the option to pursue any one or more of the following remedies without notice or demand, and without prejudice to any rights or remedies otherwise available at law or in equity:

(a) to re-enter and repossess the Premises and expel and remove Lessee and any other person who may be occupying the Premises without being liable for trespass or any damages thereof;

(b) to terminate this Lease by giving written notice thereof to the Lessee, as of a date to be specified in such notice which shall be at least thirty (30) days after the date on which such notice is given, in which event this Lease and the Term, but not the Lessee's continued liability hereunder, as hereinafter provided, shall expire and terminate upon the date specified in such notice as aforesaid, as fully and as completely as if the date specified in such notice was the date definitely fixed in this Lease for expiration, and the Lessee shall quit and surrender the Premises to Lessor on or before the said date, without cost or charge to Lessor;

(c) to relet any or all of the Premises for the Lessee's account for any or all of the remainder of the Term as hereinabove defined, or for a period exceeding such remainder.

(d) to cure such event of default in any other manner (after giving the Lessee written

notice of Lessor's intention to do so except in the case of emergency), in which event the Lessee shall reimburse Lessor for all expenses incurred by Lessor in doing so, including attorney's fees, plus interest on all such expenses at the lesser of ten percent (10%) per annum or the highest rate then permitted by applicable law, which expenses and interest shall be additional rent and shall be payable by the Lessee immediately upon demand thereof by the Lessee; and/or

(e) to exercise any other right or remedy available at law or in equity or otherwise.

13. LESSOR'S INSPECTION. Lessor shall have the right, at all reasonable times and hours to enter upon the Premises for the purpose of making inspections. However, this right shall not be exercised in a manner which unreasonably interferes with the normal conduct of the Lessee's business on the Premises.

14. CONDITION OF THE PREMISES. Lessee hereby accepts the Premises and any equipment therein and will keep and maintain said Premises, fixtures and equipment during the Term hereof in good working condition. At the expiration of the Term, Lessee shall return the Premises, equipment and fixtures without damage caused by Lessee, its employees, members or guests.

15. SIGNS. Lessee shall not hang or place any sign, attachment or display of any kind to or upon the building and Premises or hang therefrom any such sign, attachment or display without Lessor's prior approval. However, Lessor shall not unreasonably withhold approval of any sign which is consistent with the architecture of the Premises.

16. UTILITIES. During the Term of this Lease, Lessee shall maintain and pay all utility services utilized on or with respect to the Premises, including, but not limited to, utilities relating to the electricity, gas, water, sewage, trash pickup, telephone service and cable or satellite television and internet service. All of these utilities shall be in the name of the Lessee.

17. WASTE. Lessee shall operate its aforementioned business so as not to endanger, damage or cause or allow waste to the Premises and Lessee shall not damage, destroy, or permit the same on or in the Premises except for ordinary wear and tear.

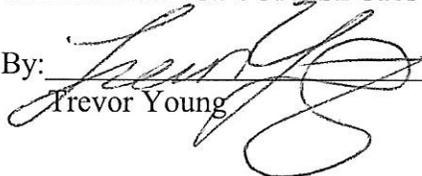
18. MISCELLANEOUS. Lessee shall not conduct any kind of business that will be obnoxious or offensive to Lessor or property owners and businesses in and around the Premises. Lessee will not carry on or conduct any business in violation of any city ordinance, or the laws of the State of Arkansas, or of the United States of America, and will pay taxes, licenses and penalties necessary to be paid, connected with or incident to Lessee's business.

19. ENTIRE AGREEMENT. This writing constitutes the entire agreement of the parties and all other writings, statements, agreements or representations whether oral or written are superseded and replaced hereby. No alteration, change or modification of this agreement shall be made except in writing signed by all parties.

JHI, INC.

By: 
Jeffrey Higgins

IMPROVING LIVES, INC. D/B/A
THE SOCIAL OF JONESBORO

By: 
Trevor Young

Improving Lives, Inc.
d/b/a The Social
Membership List

	A	B	C	D	E	F
1	First Name	Last Name	Street	City	State	Zip
2	Rossville	Alexande	1105 E Madison	Jonesboro	AR	72404
3	Kristi	Anderson	901 Alcott	Kennett	MO	63857
4	Eric	Anthony	3907 Friendly Hope Rd	Jonesboro	AR	72404
5	Kaylee	Bailey	2612 E Johnson Ave	Jonesboro	AR	72405
6	Tiffany	Barrett	429 Wildwood Pt.	Joneboro	AR	72405
7	Tracey	Bassett	3512 Western Gales Dr	Jonesboro	AR	72405
8	Jay	Blackshare	315 Leslie Ann Drive	Jonesboro	AR	72405
9	Ashley	Blagg	629 Ozark Ave	Trumann	AR	72472
10	Dallas	Blagg	16693 Punkin Center	Weiner	AR	72479
11	Tamara	Blankenship	4713 Peter Trail	Jonesboro	AR	72405
12	Alyson	Booth	491 Greene 624 Rd.	Paragould	AR	72450
13	Michael A	Branscum	500 N Caraway Road	Jonesboro	AR	72401
14	McKenzie	Brown	1208 S. Madison - Apt 8	Jonesboro	AR	72401
15	Jeremy	Brown	178 Brookland St	Brookland	AR	72417
16	Ronnie	Brown	3904 S 31st St	Paragould	AR	72450
17	Makigan	Brown	2309 Clark St	Jonesboro	AR	72401
18	Pam	Brunkhorst	3850 Harrisburg Rd	Jonesboro	AR	72404
19	Hannah	Bryant	2605 Meadow Valley Cir	Jonesboro	AR	72401
20	Annessa	Bryant	1100 James Cove	Jonesboro	AR	72401
21	Emerson	Busby	1320 Links Circle - Apt 7	Jonesboro	AR	72404
22	Bobbie	Caldwell	3113 Prestwick Cir	Jonesboro	AR	72405
23	Josh	Campbell	235 CR 113	Bono	AR	72416
24	Paul E	Carter	2601 Davis	Jonesboro	AR	72401
25	Buddy and Carolyn	Cauble	4004 Ridge Lake	Jonesboro	AR	72404
26	Teresa	Chilcote	4525 Willow Pointe	Jonesboro	AR	72405
27	Jacob	Clifton	965 CR 7285	Jonesboro	AR	72401
28	Megan	Colclasure	6280 Alan Dr.	Jonesboro	AR	72404
29	Katie	Collier	4860 Gregory	Jonesboro	AR	72404
30	Mason	Connor	1 Willow Creek Lan - Apt 1204	Jonesboro	AR	72404
31	Justin	Cook	4525 Willow Pointe	Jonesboro	AR	72405
32	Jeremy	Cook	6023 Beaver Creek Ln	Jonesboro	AR	72404
33	Jesse	Cordell	1 Sherwood Forest	Newport	AR	72112
34	Rick	Covey	5004 Aberden Dr	Jonesboro	AR	72405
35	Logan	Craghead	5555 Macedonia - Apt R66	Jonesboro	AR	72401
36	James	Davis	1802 Wedgewood Dr	Paragould	AR	72450
37	Stacia	DePew	4318 Weldon Lane	Jonesboro	AR	72404
38	Thomas	Depriest	2298 CR 510	Lake City	AR	72437
39	Christopher W	Ditto	303 MW Edgar St	Hoxie	AR	72433
40	David	Ditto	1244 Crepe Myrtle	Jonesboro	AR	72405
41	Linda	Dollins	2209 Holly Ave	Kennett	MO	63857
42	Holly	Dollins	2209 Holly Ave	Kennett	MO	63857
43	David	Domino	6283 Alan Drive	Jonesboro	AR	72404
44	Madelyn	Dozier	3502 Pruitt's Chapel Rd	Paragould	AR	72450

Improving Lives, Inc.
d/b/a The Social
Membership List

	A	B	C	D	E	F
1	First Name	Last Name	Street	City	State	Zip
45	Sarah	Dulaney	3429 Western Gales	Jonesboro	AR	72401
46	Michaela	Eakins	4721 Wildwood Lane	Jonesboro	AR	72405
47	Chance	Edings	906 W Court St	Paragould	AR	72450
48	Joshua	Fallon	504 Catherine St.	Harrisburg	AR	72432
49	Danny	Felty	4102 Phillips Drive	Paragould	AR	72450
50	Scott	Flanigan	2404 Granite	Jonesboro	AR	72404
51	Cody	Fortenberry	4701 Lochmoor Circle	Jonesboro	AR	72405
52	Ami and Brandon	Foster	236 Sundown Cove	Jonesboro	AR	72405
53	Paige	Franklin	1600 Brooke Cir	Jonesboro	AR	72401
54	Alan	Gaithright	113 CR 575	Monette	AR	72447
55	Neal	Galyean	10238 Hwy 49 N	Brookland	AR	72417
56	Amy	Garza-Ezell	265 CR 350	Bono	AR	72416
57	Antonio	Ghilson	120 Leggett St	Jonesboro	AR	72404
58	Jody W.	Gibson	4843 Thistle Way	Jonesboro	AR	72404
59	Kabon	Gibson	4401 Stonebrook Dr.	Trumann	AR	72472
60	Dawson	Gipson	105 Twin Oaks Dr.	Tuckerman	AR	72473
61	Stephanie and Collin	Givens	273 Prospect Farm Lane	Jonesboro	AR	72405
62	Mike	Gleghorn	4319 S Caraway	Jonesboro	AR	72404
63	Roger	Glueck	1163 Greene Rd 431	Rector	AR	72461
64	Beverly	Gober	2324 CR 905	Jonesboro	AR	72401
65	Lisa	Golden	2303 Auberndale Cv	Jonesboro	AR	72404
66	Kinyata C	Gray	4200 Bobcat Meadow Lane	Jonesboro	AR	72405
67	John	Griffin	1302 Lakewood Dr	Jonesboro	AR	72404
68	Katie	Grissom	278 CR 353	Bono	AR	72416
69	Dennis	Guntharp	315 Alabama St.	Walnut Ridge	AR	72476
70	Allen	Hagen	1101 W Mueller St	Paragould	AR	72450
71	Jesse	Hager	4717 Inverness Run	Jonesboro	AR	72405
72	Joseph	Halfacre	107 Morgan St	Bay	AR	72411
73	Matthew	Hammett	600 Tannehill Dr.	Jonesboro	AR	72404
74	Floyd	Hancock	710 Country Club Terrace	Trumann	AR	72472
75	Douglas and Sandra	Harger	1315 Tyrnor - Apt B	Jonesboro	AR	72401
76	Hunter	Helms	5304 #4 Apt Drive	Jonesboro	AR	72404
77	John O	Henry	2002 Pine Valley	Jonesboro	AR	72404
78	Scott	Herdon	2740 Caraway Road	Jonesboro	AR	72401
79	Crystal	Herron	2189 CR 403	Jonesboro	AR	72404
80	Jeffery	Higgins	5044 Aberdeen	Jonesboro	AR	72405
81	Teresa	Hill	26 CR 7283	Jonesboro	AR	72405
82	Bridgett	Holman	1205 E Madison	Jonesboro	AR	72401
83	W	Holman	1214 E Haltom	Jonesboro	AR	72401
84	Amy	Holt	2617 Hollow Creek	Jonesboro	AR	72404
85	Brian	House	262 CR 729	Jonesboro	AR	72405
86	Jake	Huckaba	1716 Alesha Dr	Wynne	AR	72396
87	Christy	Huffman	6532 CR 928	Lake City	AR	72437

Improving Lives, Inc.
d/b/a The Social
Membership List

	A	B	C	D	E	F
1	First Name	Last Name	Street	City	State	Zip
88	Chelsea	Hyde	3719 Stadium B19	Jonesboro	AR	72401
89	Madison	Hydrick	213 Hollis St	Bono	AR	72416
90	Alton	Irwin	213 Center Valley	Paragould	AR	72450
91	Mitch	Johnson	3716 Partridge Cir	Jonesboro	AR	72404
92	Justin	Jones	8240 Hwy 163N	Harrisburg	AR	72432
93	Justin	Jones	8240 Hwy 163N	Harrisburg	AR	72432
94	Kate	Junkersfeld	123 Frontier Tr	Pocahontas	AR	72455
95	Frank	Kasper	4812 Gregory Cove	Jonesboro	AR	72405
96	DJ	King	1917 Brookhaven	Jonesboro	AR	72401
97	Neil	King	301 Bellwood Dr.	Paragould	AR	72450
98	Tariane	King	2642 Glenn Place	Jonesboro	AR	72404
99	Matt	Kirkendoll	6048 Beaver Creek Lane	Jonesboro	AR	72404
100	Christina	Kostick	141 CR 700	Jonesboro	AR	72404
101	Jon	Kriton	3719 Stadium B19	Jonesboro	AR	72404
102	Chad	Kruse	927 Park Ave	Jonesboro	AR	72401
103	Gaye and Nathan	LaRue	304 CR 713	Jonesboro	AR	72401
104	Mickey	Laton	5305 Bridger Dr	Jonesboro	AR	72405
105	Winston	Lee	900 Marcom	Jonesboro	AR	72401
106	Abby	Lewis	PO Box 137	State University	AR	72467
107	Katey	Little	3600 Shelby Dr	Paragould	AR	72450
108	Susan	Livengood	289 Dorton St.	Bay	AR	72411
109	Olivia	Loiacano	2214 Ridgepointe Drive	Jonesboro	AR	72404
110	Tammy	Long	1407 Daniel Dr	Paragould	AR	72450
111	Joanna	Lopez	109 N Main St.	Black Oak	AR	72414
112	David	Lunsford	4404 Lockmoor Cir	Jonesboro	AR	72405
113	Jordan	Lunsford	4404 Lockmoor Cir	Jonesboro	AR	72401
114	Dale	Lyles	1216 Greene Rd 340	Paragould	AR	72450
115	Jim	Lyons	3608 Augusta Cove	Jonesboro	AR	72404
116	Chris	Malone	5021 Cherub Cv	Jonesboo	AR	72405
117	Cailyn	Mann	1 Willow Creek Lan - Apt 1204	Jonesboro	AR	72404
118	Ryan	Mason	71 Jackson Road	Lake City	AR	72437
119	Carlos and Veronica	McCants	4509 Needlerusn Cove	Jonesboro	AR	72401
120	Hunter	Mcclenvon	5601 Brookshire Lane	Jonesboro	AR	72404
121	Brock and Johnelle	McCoy	1909 Winesap Dr	Jonesboro	AR	72401
122	Luke	McDonald	460 CR 714	Jonesboro	AR	72401
123	Andrew	McFarlin	421 WildPoint	Jonesboro	AR	72401
124	Harry	McMillan	141 Greene 507 Rd	Lafe	AR	72436
125	Taylor	Meadow	4607 S. 28th St	Paragould	AR	72450
126	Camryn	Meyer	487 MCO Road	Jackson	TN	38305
127	Sarah Beth	Miller	2928 Dacus Lane	Jonesboro	AR	72401
128	Nakia	Miller	1712 Wembelton	Jonesboro	AR	72401
129	Catera	Mitchell	1909 Winesap Dr	Jonesboro	AR	72401
130	Kayla	Mitchell	1909 Winesap Dr	Jonesboro	AR	72401

Improving Lives, Inc.
d/b/a The Social
Membership List

	A	B	C	D	E	F
1	First Name	Last Name	Street	City	State	Zip
131	Brooke	Mooneyhan	26 Elm St	Wilson	AR	72395
132	Sharon	Naulls	824 Oak St	Batesville	AR	72501
133	Kamryn	Nelson	901 Alcott	Kennett	MO	63857
134	Barbara and Michael	Nelson	1227 Olive St	Jonesboro	AR	72401
135	Seth	Nelson	123 Gulley Drive	Brookland	AR	72417
136	Krista	Nugent	424 CR 456	Jonesboro	AR	72404
137	Tori	Owens	312 Albany Dr	Jonesboro	AR	72404
138	Nick	Parman	4800 Reserve Blvd	Jonesboro	AR	72405
139	Corey	Patts	318 Cindy St	Paragould	AR	72450
140	Jordan	Phillips	1006 Winneller	Paragould	AR	72450
141	Brandon	Powell	6049 Julia Lane	Jonesboro	AR	72404
142	Allen	Presley	2612 E Johnson Ave - Apt B	Jonesboro	AR	72405
143	Tyler	Prine	466 CR 360	Jonesboro	AR	72401
144	Zack	Randall	453 Grant 756	Sheridan	AR	72150
145	John	Rankin	2840 Caraway Road	Jonesboro	AR	72401
146	Brittany	Rebstock	4006 Angelus St.	Paragould	AR	72450
147	Ivy	Reese	2006 S. Culberhouse St.	Jonesboro	AR	72401
148	Katie and Zachery	Reves	2108 Brookway Lane	Jonesboro	AR	72401
149	Kayla	Roberts	906 W Court St	Paragould	AR	72450
150	Debra	Roberts	324 SE 2nd St	Walnut Ridge	AR	72476
151	Brian	Robinson	1905 CR 780	Jonesboro	AR	72401
152	Peggy	Rodder	409 N 2nd St	Paragould	AR	72450
153	Shelby	Roe	4308 Willow Point	Jonesboro	AR	72401
154	Jordan	Rogers	6611 Jonkers Circle	Jonesboro	AR	72404
155	Robert	Ruble	2840 Caraay Road	Jonesboro	AR	72401
156	Annika	Rush	303 CR 619	Bay	AR	72404
157	Ryan	Salarw	2308 Thorn St.	Jonesboro	AR	72401
158	Wes	Sanford	609 Honeysuckle	Paragould	AR	72450
159	Kris	Sayler	1635 CR 712	Jonesboro	AR	72405
160	CJ	Scarpa	2737 Iraquinos St	Jonesboro	AR	72401
161	Jessica	Sharp	927 Park Ave	Jonesboro	AR	72401
162	Jakson	Shaw	2508 E Johnson Ave - Apt E28	Jonesboro	AR	72401
163	Maci	Shearer	4516 Ocean Dr	Jonesboro	AR	72405
164	Kim	Simpson	10 Greene 7501	Paragould	AR	72450
165	Corbin	Smith	4624 Jeri Cove	Jonesboro	AR	72404
166	Jax	Smith	293 Prospect	Jonesboro	AR	72401
167	David	Smith	1333 Oakdale St.	Jonesboro	AR	72401
168	Butch	Snider	2701 Keystone Dr	Jonesboro	AR	72401
169	Stacie	Sparks	308 Longley Lane	Marianna	AR	72360
170	Ashley	Spencer	6212 Merrell Dr	Jonesboro	AR	72401
171	Trisha	Stayton	2277 GR 728 Rd	Paragould	AR	72450
172	Erin and Jerome	Stegall	2802 Windover Cv	Jonesboro	AR	72404
173	Rodney	Stephenson	150 CR 4254	Jonesboro	AR	72404

Improving Lives, Inc.
d/b/a The Social
Membership List

	A	B	C	D	E	F
1	First Name	Last Name	Street	City	State	Zip
174	Cindy J	Story	4247 Wildwood Lane	Jonesboro	AR	72405
175	William	Streetor	217 East St	Jonesboro	AR	72401
176	Wysel	Strickland	2110 Trinity Oaks	Jonesboro	AR	72401
177	Kayla	Stump	105 Twin Oaks Dr.	Tuckerman	AR	72473
178	Keith	Sullin	4905 Lonoke	Jonesboro	AR	72404
179	Jacob	Sutton	214 Cole Drive	Brookland	AR	72417
180	Chelsea	Tate	906 Steele Ave	Jonesboro	AR	72401
181	Kelly	Thomas	241 S Church	Jonesboro	AR	72401
182	Channing	Thomason	9 Willow Creek Lane	Jonesboro	AR	72404
183	Timothy	Traxler	4212 Cedar Valley Dr	Paragould	AR	72450
184	Allen	Triggs	301 N Caraway	Jonesboro	AR	72401
185	Chelsea	Troxel	115 Gulley Dr.	Brookland	AR	72417
186	Paulette	Tull	814 E Lakeshore Cv	Jonesboro	AR	72401
187	Casey	Vaughan	910 Silverleaf Cv	Bono	AR	72416
188	Danny	Vonfeldt	PO Box 522	Paragould	AR	72451
189	Will	Walker	2347 Main St.	Toad Suck	AR	72016
190	Rudy	Wallace	2101 Tallwood	Paragould	AR	72450
191	Dale	Walters	2800 Linwood	Paragould	AR	72450
192	Jesse	Walton	292 AGR Ave	Jonesboro	AR	72402
193	Laura E	Ward	305 Prospect Trail	Jonesboro	AR	72405
194	Tony	Watts	1705 N Falls Place	Wynne	AR	72396
195	Caleb	Waugh	102 Johnson Ave	Caraway	AR	72419
196	Leah	Weaver	1309 Christina Dr	Paragould	AR	72450
197	Alex	Webb	798 Fish Lane	Holly Grove	AR	72069
198	Montana	West	104 E Monroe	Jonesboro	AR	72401
199	Keith	White	PO Box 1005	Paragould	AR	72451
200	Jacob	White	1104 W. Thompson St.	Paragould	AR	72450
201	Tanner	White	PO Box 1005	Paragould	AR	72451
202	Harley	Willett	1223 S Church St.	Jonesboro	AR	72401
203	Logan	Willett	2209 Williamsburg Dr	Jonesboro	AR	72404
204	Gina and William	Winchester	1607 Merrywood Cv	Jonesboro	AR	72401
205	Jimmy	Winemiller	77 Walnut Heights	Batesville	AR	72501
206	Carly	Woods	2305 E Johnson Ave	Jonesboro	AR	72405
207	Missy	Woods	25 Rolling Hills Dr	Cabot	AR	72023
208	Richard	Wyatt	1816 Cannyside St	Paragould	AR	72450
209	Alix	Yahnke	5623 Valley Ridge	Jonesboro	AR	72404
210	Whitney	Young	6284 Alan Drive	Jonesboro	AR	72404
211	Caige and Leann	Young	758 SFC 311	Forrest City	AR	72335
212	John	Youngman	6613 Merrel Dr	Jonesboro	AR	72404
213	M	Zamura	2622 E Johnson Ave	Jonesboro	AR	72401
214						
215						
216						



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LLC Member information is now confidential per Act 865 of 2007

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Corporation Name	IMPROVING LIVES, INC.
Fictitious Names	THE SOCIAL OF JONESBORO
Filing #	811112948
Filing Type	Nonprofit Corporation
Filed under Act	Dom Nonprofit Corp; 1147 of 1993
Status	Good Standing
Principal Address	1004 CHANCERY JONESBORO, AR 72401
Reg. Agent	JEFFERY WAYNE HIGGINS
Agent Address	5044 ABERDEEN JONESBORO, AR 72405
Date Filed	09/13/2016
Officers	JIM LYONS , Incorporator/Organizer TREVOR YOUNG , Director JEFFERY WAYNE HIGGINS , Director BRIAN BIGGS , Director JUSTIN KOSTICK , Director
Foreign Name	N/A
Foreign Address	
State of Origin	AR

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