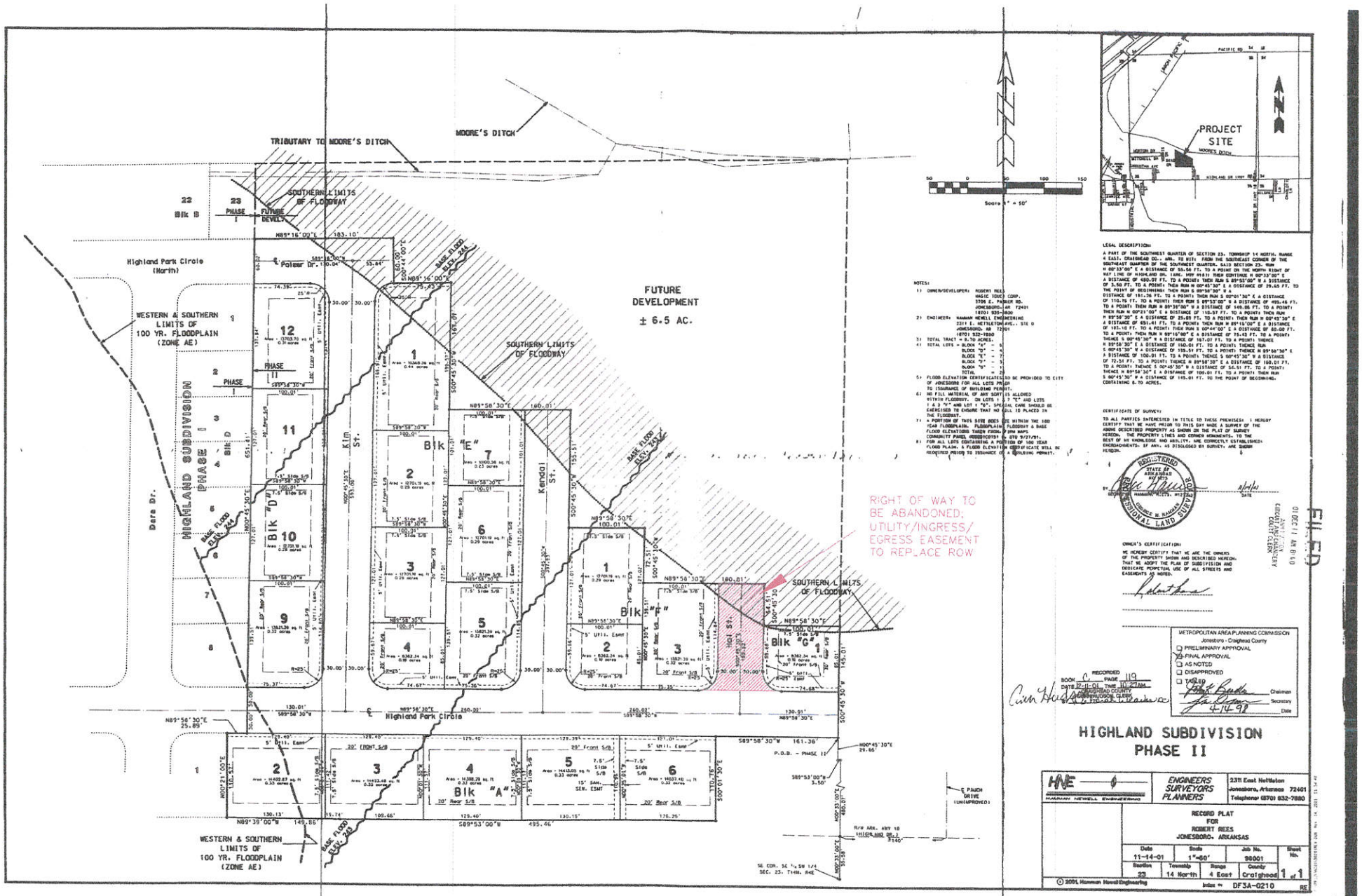

LEGAL DESCRIPTION:

A PART OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 14 NORTH, RANGE 4 EAST, CRAIGHEAD CO., ARK. TO WIT: FROM THE SOUTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER, SAID SECTION 23, RUN N 00°33'00" E A DISTANCE OF 55.56 FT. TO A POINT ON THE NORTH RIGHT OF WAY LINE OF HIGHLAND DR. (ARK. HWY #91) THEN CONTINUE N 00°33'00" E A DISTANCE OF 480.07 FT. TO A POINT; THEN RUN S 89°53'00" E A DISTANCE OF 3.50 FT. TO A POINT; THEN RUN N 00°45'30" E A DISTANCE OF 29.65 FT. TO THE POINT OF BEGINNING; THEN RUN S 89°58'30" E A DISTANCE OF 161.36 FT. TO A POINT; THEN RUN N 89°39'00" E A DISTANCE OF 149.86 FT. TO A POINT; THEN RUN N 00°21'00" E A DISTANCE OF 130.53 FT. TO A POINT; THEN RUN N 89°58'30" E A DISTANCE OF 25.89 FT. TO A POINT; THEN RUN N 00°45'30" E A DISTANCE OF 651.41 FT. TO A POINT; THEN RUN N 89°15'00" E A DISTANCE OF 183.10 FT. TO A POINT; THEN RUN S 00°44'00" E A DISTANCE OF 60.00 FT. TO A POINT; THEN RUN N 89°16'00" E A DISTANCE OF 75.43 FT. TO A POINT; THENCE S 00°45'30" W A DISTANCE OF 167.01 FT. TO A POINT; THENCE N 89°58'30" E A DISTANCE OF 160.01 FT. TO A POINT; THENCE RUN S 00°45'30" W A DISTANCE OF 155.51 FT. TO A POINT; THENCE RUN N 89°58'30" E A DISTANCE OF 100.01 FT. TO A POINT; THENCE S 00°45'30" W A DISTANCE OF 72.51 FT. TO A POINT; THENCE N 89°58'30" E A DISTANCE OF 160.01 FT. TO A POINT; THENCE S 00°45'30" W A DISTANCE OF 54.51 FT. TO A POINT; THENCE N 89°58'30" E A DISTANCE OF 100.01 FT. TO A POINT; THEN RUN S 00°45'30" W A DISTANCE OF 145.01 FT. TO THE POINT OF BEGINNING. CONTAINING 6.70 ACRES.

NOTES:

1) OWNER/DEVELOPER: ROBERT REES
MAGIC TOUCH CORP.
3706 E. PARKER RD.
JONESBORO, AR 72401
(870) 935-4600
2) ENGINEER: HANNAH HEWELL ENGINEERING
2311 E. NETTLETON AVE., STE D
JONESBORO, AR 72401
(870) 932-7880
3) TOTAL TRACT = ±.70 ACRES.
4) TOTAL LOTS = BLOCK "A" - 6
BLOCK "D" - 4
BLOCK "E" - 7
BLOCK "F" - 3
BLOCK "G" - 1
TOTAL = 21
5) FLOOD ELEVATION CERTIFICATE(S) TO BE PROVIDED TO CITY OF JONESBORO FOR ALL LOTS PRIOR TO ISSUANCE OF BUILDING PERMIT.
6) NO FILL MATERIAL OF ANY SORT IS ALLOWED WITHIN FLOODWAY. ON LOTS 1, 2, 3, "E" AND LOTS 1 & 3 "F" AND LOT 1 "G", SPECIAL CARE SHOULD BE EXERCISED TO ENSURE THAT NO FILL IS PLACED IN THE FLOODWAY.
7) A PORTION OF THIS SITE DOES LIE WITHIN THE 100 YEAR FLOODPLAIN, FLOODWAY & BASE FLOOD ELEVATIONS TAKEN FROM F.I.R.M. MAPS COMMUNITY PANEL #050071 0151 B, DTD 9/27/91.
8) FOR ALL LOTS CONTAINING A PORTION OF 100 YEAR FLOOD PLAIN, A FLOOD ELEVATION CERTIFICATE WILL BE REQUIRED PRIOR TO ISSUANCE OF A BUILDING PERMIT.

CERTIFICATE OF SURVEY:

TO ALL PARTIES INTERESTED IN TITLE TO THESE PREMISES: I HEREBY CERTIFY THAT WE HAVE PRIOR TO THIS DAY MADE A SURVEY OF THE ABOVE DESCRIBED PROPERTY AS SHOWN ON THE PLAT OF SURVEY HEREON. THE PROPERTY LINES AND CORNER MONUMENTS, TO THE BEST OF MY KNOWLEDGE AND ABILITY, ARE CORRECTLY ESTABLISHED. ENCROACHMENTS: IF ANY, AS DISCLOSED BY SURVEY, ARE SHOWN HEREON.

REGISTERED STATE OF ARKANSAS 9407 PROFESSIONAL LAND SURVEYOR
JEROME M. HANNAH
DATE

OWNER'S CERTIFICATION:

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON. THAT WE ADOPT THE PLAN OF SUBDIVISION AND DEDICATE PERPETUAL USE OF ALL STREETS AND EASEMENTS AS NOTED.

METROPOLITAN AREA PLANNING COMMISSION
Jonesboro - Craighead County
☐ PRELIMINARY APPROVAL
☑ FINAL APPROVAL
☐ AS NOTED
☐ DISAPPROVED
☐ TABLED
Chairman
Secretary
Date
4-14-98

RECORDED
BOOK C PAGE 119
DATE 12-11-01 TIME 10:27AM
CRAIGHEAD COUNTY
CIRCUIT/CHANCERY CLERK
BY Cindy Hurst D.C.

FILED
2001 DEC 11 AM 8:10
CIRCUIT/CHANCERY CLERK

HIGHLAND SUBDIVISION PHASE II

HNE HANNAH HEWELL ENGINEERING
ENGINEERS SURVEYORS PLANNERS
2311 East Nettleton
Jonesboro, Arkansas 72401
Telephone (870) 932-7880

RECORD PLAT
FOR
ROBERT REES
JONESBORO, ARKANSAS

Date	Scale	Job No.	Sheet No.
11-14-01	1"=60'	98001	
Section	Township	Range	County
23	14 North	4 East	Craighead

1 of 1

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