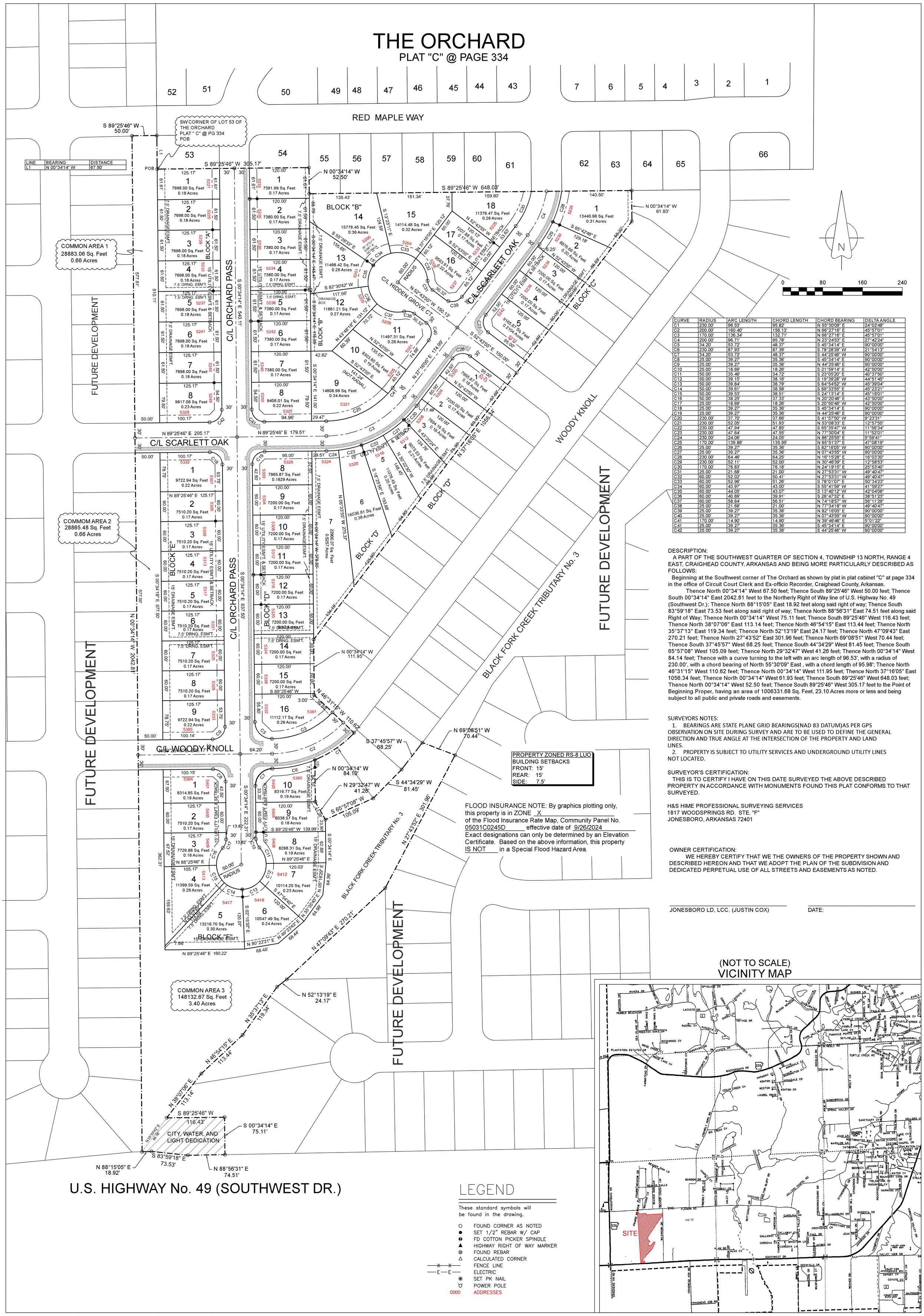
THE ORCHARD

PLAT "C" @ PAGE 334



LINE	BEARING	DISTANCE
L1	N 00°34'14" W	67.50'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	230.00'	96.53'	95.82'	N 55°30'09" E	24°02'48"
C2	200.00'	160.40'	156.13'	N 66°27'16" E	45°57'01"
C3	170.00'	136.34'	132.71'	N 66°27'16" E	45°57'01"
C4	200.00'	96.71'	95.78'	N 23°24'53" E	27°42'24"
C5	34.20'	53.72'	48.37'	S 45°34'14" E	90°00'00"
C6	230.00'	87.93'	87.39'	S 78°28'39" W	21°54'13"
C7	34.20'	53.72'	48.37'	S 44°25'46" W	90°00'00"
C8	25.00'	39.27'	35.36'	S 45°34'14" E	90°00'00"
C9	25.00'	39.27'	35.36'	N 44°25'46" E	90°00'00"
C10	25.00'	18.69'	18.26'	S 21°59'14" E	42°50'00"
C11	50.00'	35.46'	34.72'	S 23°05'20" E	40°37'50"
C12	50.00'	39.15'	38.16'	S 19°39'28" W	44°51'45"
C13	50.00'	39.84'	38.79'	S 64°54'52" W	45°39'04"
C14	50.00'	39.61'	38.58'	S 69°33'55" E	45°23'21"
C15	50.00'	39.53'	38.51'	S 24°13'14" E	45°18'01"
C16	50.00'	38.25'	37.33'	N 20°20'46" E	43°50'00"
C17	25.00'	18.69'	18.26'	S 20°50'46" W	42°50'00"
C18	25.00'	39.27'	35.36'	S 45°34'14" E	90°00'00"
C19	25.00'	39.27'	35.36'	N 44°25'46" E	90°00'00"
C20	230.00'	37.70'	37.66'	S 41°57'50" W	9°23'31"
C21	230.00'	52.05'	51.93'	N 53°08'33" E	12°57'55"
C22	230.00'	47.94'	47.85'	S 65°35'47" W	11°56'34"
C23	230.00'	47.64'	47.55'	N 77°30'04" E	11°52'01"
C24	230.00'	24.06'	24.05'	N 86°25'55" E	5°59'41"
C25	170.00'	139.86'	135.95'	N 65°51'37" E	47°08'19"
C26	25.00'	39.27'	35.36'	S 82°16'05" W	90°00'00"
C27	25.00'	39.27'	35.36'	N 07°43'55" W	90°00'00"
C28	230.00'	64.46'	64.25'	N 16°15'28" E	16°03'30"
C29	230.00'	52.11'	52.00'	N 30°46'39" E	12°58'53"
C30	170.00'	76.83'	76.18'	N 24°19'15" E	25°53'40"
C31	25.00'	21.68'	21.00'	N 27°53'31" W	49°40'47"
C32	60.00'	52.02'	50.41'	N 27°53'31" W	49°40'47"
C33	60.00'	52.96'	51.26'	S 78°01'07" E	50°34'23"
C34	60.00'	43.97'	43.00'	S 55°41'59" W	41°59'27"
C35	60.00'	44.05'	43.07'	S 13°40'12" W	42°04'06"
C36	60.00'	40.69'	39.91'	S 26°47'32" E	38°51'23"
C37	60.00'	58.84'	56.51'	N 74°18'57" W	56°11'29"
C38	25.00'	21.68'	21.00'	N 77°34'18" W	49°40'47"
C39	25.00'	39.27'	35.36'	N 82°16'05" E	90°00'00"
C40	25.00'	39.27'	35.36'	N 07°43'55" W	90°00'00"
C41	170.00'	14.90'	14.90'	N 39°46'46" E	5°01'22"
C41	25.00'	39.27'	35.36'	S 45°34'14" E	90°00'00"
C42	25.00'	39.27'	35.36'	S 44°25'46" W	90°00'00"

PROPERTY ZONED RS-8 LUO
BUILDING SETBACKS
FRONT: 15'
REAR: 15'
SIDE: 7.5'

FLOOD INSURANCE NOTE: By graphics plotting only, this property is in ZONE X of the Flood Insurance Rate Map, Community Panel No. 05031C0245D effective date of 9/26/2024
Exact designations can only be determined by an Elevation Certificate. Based on the above information, this property IS NOT in a Special Flood Hazard Area.

DESCRIPTION:

A PART OF THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 13 NORTH, RANGE 4 EAST, CRAIGHEAD COUNTY, ARKANSAS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Beginning at the Southwest corner of The Orchard as shown by plat in plat cabinet "C" at page 334 in the office of Circuit Court Clerk and Ex-officio Recorder, Craighead County, Arkansas.

Thence North 00°34'14" West 67.50 feet; Thence South 89°25'46" West 50.00 feet; Thence South 00°34'14" East 2042.81 feet to the Northerly Right of Way line of U.S. Highway No. 49 (Southwest Dr.); Thence North 88°15'05" East 18.92 feet along said right of way; Thence South 83°59'18" East 73.53 feet along said right of way; Thence North 88°56'31" East 74.51 feet along said Right of Way; Thence North 00°34'14" West 75.11 feet; Thence South 89°25'46" West 116.43 feet; Thence North 38°07'06" East 113.14 feet; Thence North 46°54'15" East 113.44 feet; Thence North 35°37'13" East 119.34 feet; Thence North 52°13'19" East 24.17 feet; Thence North 47°09'43" East 270.21 feet; Thence North 27°43'52" East 301.96 feet; Thence North 69°08'51" West 70.44 feet; Thence South 37°45'57" West 68.25 feet; Thence South 44°34'29" West 81.45 feet; Thence South 65°57'08" West 105.09 feet; Thence North 29°32'47" West 41.26 feet; Thence North 00°34'14" West 84.14 feet; Thence with a curve turning to the left with an arc length of 96.53', with a radius of 230.00', with a chord bearing of North 55°30'09" East , with a chord length of 95.98'; Thence North 46°31'15" West 110.62 feet; Thence North 00°34'14" West 111.95 feet; Thence North 37°16'05" East 1056.34 feet; Thence North 00°34'14" West 61.93 feet; Thence South 89°25'46" West 648.03 feet; Thence North 00°34'14" West 52.50 feet; Thence South 89°25'46" West 305.17 feet to the Point of Beginning Proper, having an area of 1006331.68 Sq. Feet, 23.10 Acres more or less and being subject to all public and private roads and easements.

SURVEYORS NOTES:

1. BEARINGS ARE STATE PLANE GRID BEARINGS(NAD 83 DATUM)AS PER GPS OBSERVATION ON SITE DURING SURVEY AND ARE TO BE USED TO DEFINE THE GENERAL DIRECTION AND TRUE ANGLE AT THE INTERSECTION OF THE PROPERTY AND LAND LINES.
2. PROPERTY IS SUBJECT TO UTILITY SERVICES AND UNDERGROUND UTILITY LINES NOT LOCATED.

SURVEYOR'S CERTIFICATION:

THIS IS TO CERTIFY I HAVE ON THIS DATE SURVEYED THE ABOVE DESCRIBED PROPERTY IN ACCORDANCE WITH MONUMENTS FOUND THIS PLAT CONFORMS TO THAT SURVEYED.

H&S HIME PROFESSIONAL SURVEYING SERVICES
1817 WOODSPRINGS RD. STE. "F"
JONESBORO, ARKANSAS 72401

OWNER CERTIFICATION:

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

JONESBORO LD, LCC. (JUSTIN COX) DATE:

LEGEND

These standard symbols will be found in the drawing.

- FOUND CORNER AS NOTED
- SET 1/2" REBAR W/ CAP
- FD COTTON PICKER SPINDLE
- HIGHWAY RIGHT OF WAY MARKER
- FOUND REBAR
- CALCULATED CORNER
- FENCE LINE
- ELECTRIC
- SET PK NAIL
- POWER POLE
- 0000 ADDRESSES

(NOT TO SCALE)
VICINITY MAP

SHAWN L. HIME
PLS # 1783

STATE OF ARKANSAS
SHAWN L. HIME
SIGNATURE HERE
REGISTERED PROFESSIONAL LAND SURVEYOR

CERTIFICATE OF AUTHORIZATION
ARKANSAS
H AND S PROFESSIONAL SURVEYING SERVICES
No. 1432

CLIENT: MARK MORRIS
DRAWN BY: H. HIME

DATE: 6-24-2025
REV:

THE ORCHARD, PHASE 2
JONESBORO, ARKANSAS

OF A PART OF THE SOUTHWEST QUARTER OF SECTION 4,
TOWNSHIP 13 NORTH, RANGE 4 EAST, CRAIGHEAD COUNTY, ARKANSAS

H&S HIME PROFESSIONAL SURVEYING SERVICES

1817 WOODSPRINGS RD. STE. "F"
JONESBORO, ARKANSAS 72401

PHONE: 870-972-1288
E-MAIL: hshime_butch@yahoo.com