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QUITCLAIM DEED

STATE OF ARKANSAS I
COUNTY OF CRAIGHEAD I

THIS INDENTURE, made this 24th day of April A.D. 1979, by and between the UNITED STATES OF AMERICA, acting by and through the Administrator of General Services, under and pursuant to the power and authority contained in the provisions of the Federal Property and Administrative Services Act of 1949 (63 Stat. 377, 40 U.S.C. §471, et seq.), as amended, and rules, orders and regulations issued pursuant thereto, hereinafter called Grantor, and the CITY OF JONESBORO and CRAIGHEAD COUNTY, political subdivisions of the State of Arkansas, hereinafter called Grantees:

WITNESSETH: That in consideration of the sum of ONE HUNDRED FIFTEEN THOUSAND AND NO/100 DOLLARS (\$115,000.00), receipt of which is hereby acknowledged, said Grantor does by these presents grant, sell, and quitclaim unto said Grantees and their assigns, subject to the conditions and covenants hereinafter contained, all its right, title, and interest in law as well as in equity in and to the following described property, to wit:

I

A tract of land lying and being situate in the City of Jonesboro, County of Craighead, State of Arkansas, to wit:

Beginning at the northeast corner of Church Street and Jackson Avenue in the City of Jonesboro, Arkansas, running thence east with the north side of Jackson Avenue 140 feet, thence north parallel with Church Street, 119.8 feet to an alley, thence west parallel to Jackson Avenue 40 feet, thence in a northwesterly direction to a point on north side of said alley which is 85 feet east of Church Street, thence west parallel with Jackson Street 85 feet to Church Street, and thence south with the east line of Church Street 134.8 feet to a point of beginning.

Being the same property acquired by the United States of America by Warranty Deed dated December 8, 1908, recorded in Record Book 32, page 150 of the Deed Records of Craighead County, State of Arkansas.

II

A tract of land lying and being situate in the City of Jonesboro in Craighead County, State of Arkansas, and more particularly described as and within the following boundaries, to wit:

Commencing at the Northeast corner of Church Street and Jackson Avenue in Jonesboro, Arkansas, thence run East along the North line of Jackson Avenue one hundred forty feet (140') to the point of beginning;

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Thence making an angle in the Northwest quadrant of ninety degrees and thirty-four minutes ($90^{\circ}34'$) and run North one degree and fifty minutes ($1^{\circ}50'$) East, one hundred nineteen and eight tenths (119.8') feet to the South line of an alley;

Thence making an angle of ninety-one degrees and ten minutes ($91^{\circ}10'$) in the Southeast quadrant, and run East along the South line of said alley fifty feet (50');

Thence making an angle of eighty-eight degrees and thirty minutes ($88^{\circ}30'$) in the Southwest quadrant, and run South one hundred thirteen and two tenths feet (113.2') to the North line of Jackson Avenue;

Thence making an angle of ninety-nine degrees and eight minutes ($99^{\circ}08'$) in the Northwest quadrant, and run Southwesterly along the North line of Jackson Avenue fifty feet (50') to the point of beginning.

Being the same property acquired by the United States of America in Civil Action No. L-664 in the United States District Court of the Eastern District of Arkansas, Jonesboro Division, Judgment being recorded in Volume 77 at page 547 of the Deed Records of Craighead County, State of Arkansas.

III

A tract of land lying and being in the City of Jonesboro, County of Craighead, State of Arkansas, to wit:

Beginning at a point in the southerly side of a 15-foot public alley bounding the Post Office site on the north which point is distant 134' 8" northwardly and 85' 0 $\frac{7}{32}$ " eastwardly from the intersection formed by the northerly side of Jackson Street with the Easterly side of Church Street; running thence in a southeastwardly direction along the northeasterly side of the present Post Office site a distance of approximately 22 feet to a point; thence in an eastwardly direction along the northerly side of the present Post Office site a distance of approximately 53 feet to a point; thence in a northwardly direction a distance of 15 feet to a point in the northerly side of the 15-foot public alley bounding the site on the north; thence in a westwardly direction along the northerly side of said 15-foot public alley a distance of approximately 70 feet to the point or place of beginning.

Being the same property acquired by the United States of America in Civil Action No. L-861 in the United States District Court for the Eastern District of Arkansas, Jonesboro Division.

TOGETHER with all improvements located thereon.

SUBJECT to existing rights of way for public streets.

GRANTEES covenant for themselves, their assigns and every successor in interest to the property herein conveyed, or any part thereof, as follows:

1. That Grantees and their assigns shall not discriminate upon the basis of race, color, religion, or national origin in the use, occupancy, sale or lease of the property, or in their employment practices conducted thereon. This covenant shall not apply, however, to the lease or rental of a room or rooms within a family dwelling unit; nor shall it apply with respect to religion to premises used primarily for religious purposes. The United States of America shall be deemed a beneficiary of this covenant without regard to whether it remains the owner of any land or interest therein in the locality of the property hereby conveyed and shall have the sole right to enforce this covenant in any court of competent jurisdiction.

2. That the exterior and interior architectural and structural integrity of the former Federal Building and Court-house at the corner of Church Street and Jackson Avenue, Jonesboro, Craighead County, Arkansas, said building being located on the property being conveyed herein, shall be maintained and any further restoration or actions affecting the exterior or interior of the structure shall be accomplished only subsequent to securing the concurrence of the Arkansas Historic Preservation Office.

SAID PROPERTY transferred hereby was duly determined to be surplus and was assigned to the Administrator of General Services for disposal pursuant to said Federal Property and Administrative Services Act of 1949, as amended, and applicable rules, regulations, and orders.

TO HAVE AND TO HOLD the above-described premises unto the said Grantees and their assigns, so that neither the United States of America nor its assigns, nor any other person claiming

title through or under it, shall or will hereafter claim or demand any right, title or interest in or to said premises, or any part thereof.

IN WITNESS WHEREOF, the United States of America has caused these presents to be executed this 24th day of April 1979.

UNITED STATES OF AMERICA
Acting by and through the
Administrator of General Services

WITNESSES:

Tommy L. Weeks
Paul S. Olguin

By [Signature]
L. N. STEWART
Acting Regional Administrator
Region 7
General Services Administration
Fort Worth, Texas

THE STATE OF TEXAS §
COUNTY OF TARRANT §

On this 24th day of April 1979, before me, the undersigned Notary Public, personally appeared L. N. STEWART, known to me to be the person described in the foregoing Quitclaim Deed as Acting Regional Administrator, Region 7, General Services Administration, Fort Worth, Texas, and acknowledged that he executed the same in the capacity therein stated and for the purposes and consideration therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

[Signature]
Notary Public in and for Tarrant
County, Texas

DOLORES D. MANFIELD, Notary Public
in and for Tarrant County, Texas
My commission expires 12-31-80

CERTIFICATE OF RECORD
STATE OF ARKANSAS)
County of Craighead) SS
I, Opie Chambers, Clerk of the Circuit Court and Ex-Officio Recorder for the County aforesaid do hereby certify that the annexed and foregoing instrument of writing was filed for record in my office on 27 day of APRIL A.D. 19 79 at 1:40 o'clock P. M., and the same is now duly recorded, with the acknowledgment and certificate thereon, in Record Book, Vol. 268 Page 634
IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of said court this 27th day of APRIL A.D. 19 79
Opie Chambers, Circuit & Chancery Court Clerk
By Rosalee Haudin Deputy Clerk

FILED FOR RECORD
This 27 day of APRIL 19 79
At 1:40 o'clock P. M.
OPIE CHAMBERS
Circuit & Chancery Court Clerk
By [Signature]