

**REAL ESTATE CONTRACT FOR CITY OF JONESBORO
OFFER AND ACCEPTANCE**

1. **BUYERS:** The Buyers, **CITY OF JONESBORO, A MUNICIPAL CORPORATION** offer to buy, subject to the terms set forth herein, the following

2. **PROPERTY DESCRIPTION: (S Caraway Road)**

A PERMANENT DRAINAGE EASEMENT BEING A PART OF LOT 1A OF THE LINKS FINAL PLAT AT JONESBORO, PHASE II TO THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 1A OF THE LINKS FINAL PLAT AT JONESBORO, PHASE II TO THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE SOUTH 01°51'07" WEST, 128.44 FEET TO THE POINT OF BEGINNING PROPER; THENCE CONTINUE SOUTH 01°51'07" WEST, 85.80 FEET; THENCE SOUTH 45°51'00" WEST, 21.86 FEET; THENCE NORTH 41°33'52" WEST, 61.82 FEET; THENCE NORTH 47°22'47" EAST, 80.83 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 3150 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

3. **PURCHASE PRICE:** The Buyers will pay as total purchase price for said property, the sum of twenty two thousand and fifty dollars **(\$22,050.00)**.

4. **CONVEYANCE:** Conveyance shall be made to Buyers or as directed by Buyers, by execution of Permanent Right-of-Way document, except it shall be subject to recorded restrictions and easements, if any, which do not materially affect the value of the property. Unless expressly reserved herein, such conveyance shall include mineral rights owned by Seller.

5. **PRO-RATIONS:** Taxes and special assessments, and allowable expenses due on or before closing shall be paid at closing from the proceeds of the sale.

6. **CLOSING:** The closing date will be immediate upon receipt of purchase price. Closing cost to be paid by the buyer.

7. **POSSESSION:** Possession shall be delivered to Buyers: Upon Buyers Closing

THIS IS A LEGALLY BINDING CONTRACT WHEN SIGNED BY BOTH BUYER AND SELLER.

BUYER

SELLER

CITY OF JONESBORO
CRAIGHEAD COUNTY, AR

The Links at Jonesboro, a limited Partnership

Name: _____

By: The Links at Jonesboro Management Company, Inc
It's General Partner

Title: Mayor

By: _____
James Earl "Lyndy" Lindsey, President

Date: _____

ATTEST

Date: 11/21/23

City Clerk

Name: _____