

Return recorded document to:  
CITY OF JONESBORO  
300 South Church Street  
Jonesboro, AR 72401

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## PERMANENT CONSTRUCTION EASEMENT

### KNOW ALL MEN BY THESE PRESENTS:

That RAYMOND W. HOLLADAY, hereinafter referred to as Grantor (whether one or more), does hereby dedicate, grant and convey unto the Public, and that the **CITY OF JONESBORO**, a Municipal Corporation of the State of Arkansas, hereinafter referred to as Grantee, does hereby accept on behalf of the public, for use as a permanent construction easement across the following described real property in Craighead County, State of Arkansas, to-wit:

*A PART OF LOT 5, BLOCK B OF EARL KIECH SECOND ADDITION TO THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, (AS RECORDED IN BOOK 48, PAGE 218), BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:*

*BEGINNING AT THE SOUTHWEST CORNER OF LOT 5, BLOCK B, OF EARL KIECH SECOND ADDITION TO THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE NORTH 89°50'29" EAST, ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF RACE STREET, 10.01 FEET TO A POINT ON A CURVE TO THE LEFT, SAID POINT BEING THE POINT OF BEGINNING PROPER; THENCE NORTHEASTERLY, LEAVING SAID NORTHERLY RIGHT-OF-WAY LINE, ALONG SAID CURVE WITH A CENTRAL ANGLE OF 90°02'24", A RADIUS OF 90.00 FEET, 141.43 FEET TO A POINT THAT BEARS NORTH 44°49'17" EAST, 127.32 FEET FROM THE LAST SAID POINT, SAID POINT BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF THORN STREET; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE THE FOLLOWING COURSES AND DISTANCES: SOUTH 00°11'54" EAST, 43.86 FEET TO A POINT ON A CURVE TO THE RIGHT; SOUTHWESTERLY ALONG SAID CURVE WITH A CENTRAL ANGLE OF 32°56'57", A RADIUS OF 112.92 FEET, 64.94 FEET TO A POINT THAT BEARS SOUTH 43°40'33" WEST, 64.05 FEET FROM THE LAST SAID POINT, SAID POINT BEING ON THE NORTHERLY RIGHT-OF-WAY LINE OF RACE STREET; THENCE SOUTH 89°50'29" WEST, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, 45.67 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 914 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.*

This easement and right of way is for the purpose of constructing and maintaining a sidewalk. Any other use of this area, other than by record owners, shall only be granted by record owners, but they are not precluded from using or granting other use, so long as same does not interfere unreasonably with the express purpose intended.

This grant of easement and right of way shall be binding upon the heirs, successors, administrators and assigns of the grantors.

IN WITNESS WHEREOF, the grantors have executed this instrument on the 18<sup>th</sup> day of July, 2017.

Owner Info  
BY:

Signature: Raymond W. Holladay

Name: RAYMOND W. HOLLADAY

Title: OWNER

**ACKNOWLEDGMENT**

STATE OF Arkansas

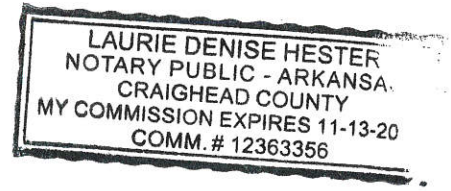
COUNTY OF Craighead

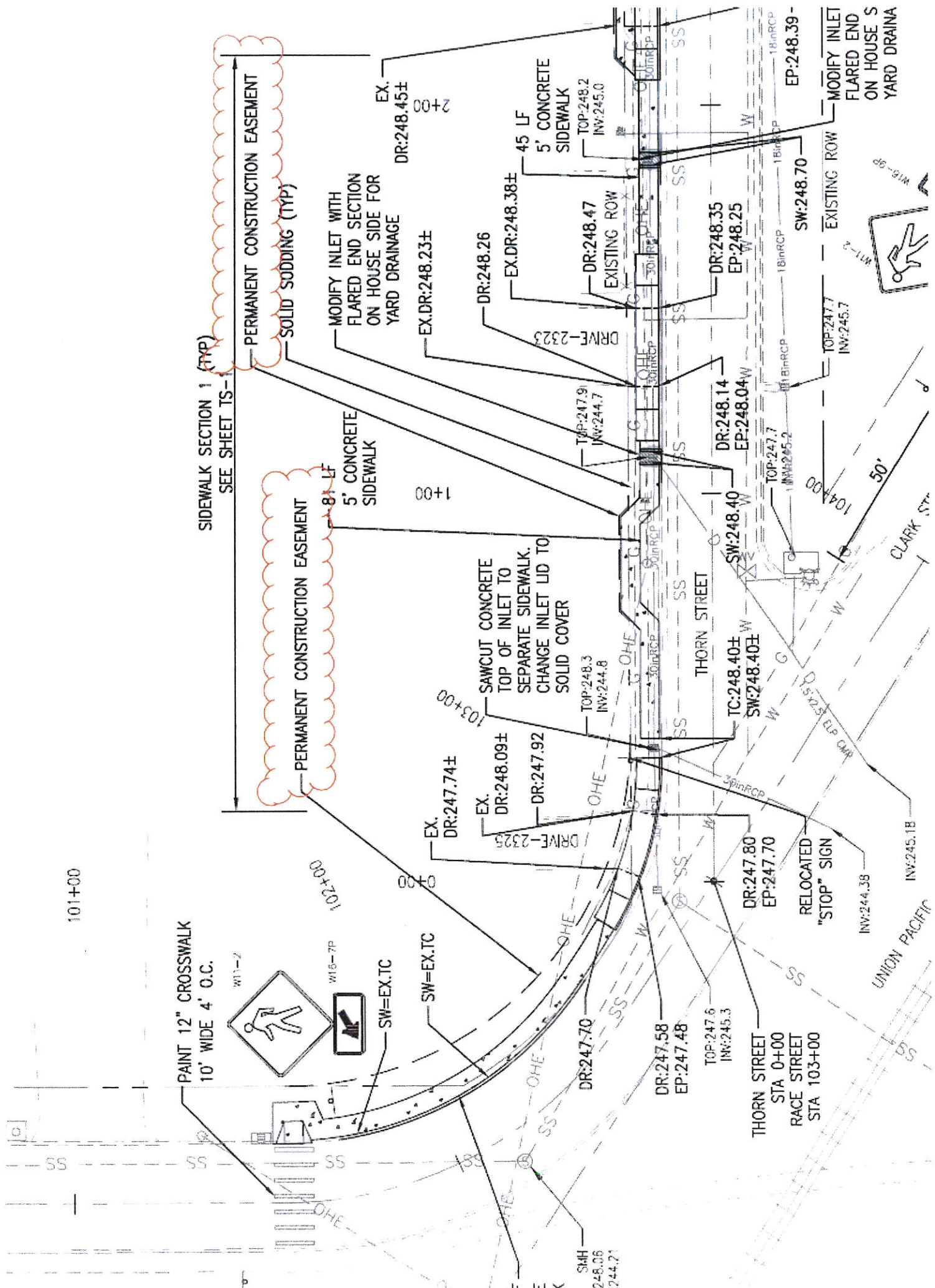
On this day before me, the undersigned officer, personally appeared Raymond Holladay to me well known to be the person whose name is subscribed to the foregoing instrument, and acknowledged that he had executed the same for the purpose therein stated and set forth.

WITNESS my hand and seal this 18<sup>th</sup> day of July, 2017.

Notary Public (Signature): Laurie Denise Hester

My Commission Expires: 11-13-17





SIDEWALK SECTION 1 (TYP)  
SEE SHEET TS-1

PAINT 12" CROSSWALK  
10' WIDE 4' O.C.

PERMANENT CONSTRUCTION EASEMENT

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SOLID SODDING (TYP)

MODIFY INLET WITH  
FLARED END SECTION  
ON HOUSE SIDE FOR  
YARD DRAINAGE

5' CONCRETE  
SIDEWALK

SAWCUT CONCRETE  
TOP OF INLET TO  
SEPARATE SIDEWALK.  
CHANGE INLET LID TO  
SOLID COVER

45 LF  
5' CONCRETE  
SIDEWALK

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