



* JB 2011R - 002699 3 *

JB2011R-002699

ANN HUDSON

CRAIGHEAD COUNTY

RECORDED ON:

02/22/2011 02:52PM

BY [Signature], D. C.

THIS INSTRUMENT PREPARED BY: J. ROBIN NIX, II, ATTORNEY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:



THAT RES Development-Leeds, LLC, a limited liability company, for and in consideration of the sum of \$510,000.00, and other good and valuable considerations to the company in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell, and convey unto City Water and Light Plant of the City of Jonesboro, Arkansas, and unto its successors and assigns forever, the following described land situated in the County of Craighead, State of Arkansas, to-wit:

SEE ATTACHED EXHIBIT "A"



TO HAVE AND TO HOLD the same unto the said Grantee and unto its successors and assigns forever, with all appurtenances thereunto belonging.

And, RES Development-Leeds, LLC, a limited liability company, hereby covenants with said Grantee that it will forever warrant and defend the title to the said lands against all claims whatsoever.

IN TESTIMONY WHEREOF, the name of the grantor is hereunto fixed by its member this 18th day of February, 2011.

RES DEVELOPMENT-LEEDS, LLC, A LIMITED LIABILITY COMPANY

[Signature]
Greg Haag, Manager

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF CRAIGHEAD

BE IT REMEMBERED, that on this day came before me the undersigned, a Notary Public duly commissioned qualified and acting, within and for said County and State, in person within named **Greg Haag**, to me personally well known, who stated he is the Authorized Manager of **RES Development-Leeds, LLC, a limited liability company**, and is duly authorized in his capacity to execute the foregoing instrument for and in the name and behalf of said company, and further stated and acknowledged that he had signed, executed and delivered said foregoing instrument for the consideration, uses and purposes therein mentioned and set forth.

IN TESTIMONY WHEREOF I have hereunto set my hand and official seal this **18th** day of **February, 2011**.

My Commission Expires:
August 20, 2020

Sanda Greene
Notary Public



I certify under penalty of false swearing that at least the legally correct amount of documentary stamps have been placed on this instrument.

Buyer: Wava Glade Address: P.O. Box 1289 Jonesboro AR 72403

EXHIBIT "A"

DESCRIPTION

THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER (39.75 ACRES), PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (36.70 ACRES), PART OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER (36.50 ACRES), PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER (2.29 ACRES) AND PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER (2.48 ACRES), ALL BEING IN SECTION 20, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS: THENCE SOUTH $00^{\circ}05'57''$ EAST ALONG THE EAST LINE OF SECTION 20. AFORESAID, 1185.84 FEET TO THE NORTH RIGHT-OF-WAY LINE OF EAST HIGHLAND DRIVE (ARKANSAS STATE HIGHWAY #18); THENCE ALONG SAID RIGHT-OF-WAY LINE AND DEPARTING FROM THE EAST LINE OF SECTION 20, AFORESAID, AS FOLLOWS: SOUTH $83^{\circ}53'12''$ WEST 20.45 FEET, SOUTH $87^{\circ}40'08''$ WEST 112.55 FEET, SOUTH $85^{\circ}46'34''$ WEST 281.77 FEET, SOUTH $88^{\circ}31'04''$ WEST 924.03 FEET, SOUTH $88^{\circ}49'40''$ WEST 1386.58 FEET: THENCE NORTH $00^{\circ}09'47''$ WEST, DEPARTING FROM SAID NORTH RIGHT-OF-WAY LINE 2518.63 FEET TO THE HALF SECTION LINE OF SECTION 20, AFORESAID: THENCE NORTH $88^{\circ}43'00''$ EAST ALONG SAID HALF SECTION LINE 1404.93 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 20, AFORESAID: THENCE SOUTH $00^{\circ}07'52''$ EAST ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 20, AFORESAID, AND DEPARTING FROM SAID HALF SECTION LINE, 1311.36 FEET TO THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 20, AFORESAID: THENCE NORTH $88^{\circ}50'05''$ EAST ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 20, AFORESAID, 1321.63 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL 5,127,723 SQ. FT. OR 117.72 ACRES, MORE OR LESS.

Subject to easements restrictions, reservations and rights-of-way of record.

GH BKL