



LEGEND:

- FOUND 1/2" PIPE
- ▲ COMPUTED POINT (NOT MONUMENTED)
- BOUNDARY LINE

RIGHT-OF-WAY ABANDONMENT
 CLIENT: JACKSON RENTALS & INVESTMENTS, LLC
 AN UNDEVELOPED PORTION OF HARLAN COVE,
 JONESBORO, CRAIGHEAD COUNTY, ARKANSAS

RIDGE SURVEYING & CONSULTING, PLLC.
 404 Cash Ave., Suite B, Jonesboro, AR 72401
 870-303-9840
 www.ridgesurveyingandc.com

LINE TABLE:

LINE #	DIRECTION	LENGTH
L1	S0°41'55"W	86.61'
L2	N0°41'55"E	86.50'

CURVE TABLE:

CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	104.73'	50.00'	120°01'29"	N0°41'55"E	86.61'
C2	104.52'	50.00'	119°46'33"	S0°41'55"W	86.50'



LEGAL DESCRIPTION:

TRACT A:
 AN UNDEVELOPED PORTION OF HARLAN COVE AS SHOWN ON THE AMENDED REPLAT OF LOT 2, BLOCK D, APPLE HILLS SUBDIVISION TO THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS AS RECORDED IN BOOK 179, PAGE 84, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT THE NORTHWEST CORNER OF LOT 2 OF THE AMENDED REPLAT OF LOT 2, BLOCK D, APPLE HILLS SUBDIVISION TO THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS AS RECORDED IN BOOK 179, PAGE 84, THENCE NORTH 89°26'50" EAST, 132.49 FEET; THENCE SOUTH 00°41'55" WEST, 28.59 FEET TO THE POINT OF BEGINNING PROPER; THENCE CONTINUE SOUTH 00°41'55" WEST 86.61 FEET TO A POINT ON A CURVE TO THE RIGHT; THENCE NORTHEASTERLY ALONG SAID CURVE WITH A CENTRAL ANGLE OF 120°01'29", A RADIUS OF 50.00 FEET, 104.73 FEET TO A POINT THAT BEARS SOUTH 00°41'55" WEST, 86.50 FEET FROM THE LAST SAID POINT, SAID POINT BEING THE POINT OF BEGINNING PROPER, 1,536 SQUARE FEET, MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

TRACT B:
 AN UNDEVELOPED PORTION OF HARLAN COVE AS SHOWN ON THE AMENDED REPLAT OF LOT 2, BLOCK D, APPLE HILLS SUBDIVISION TO THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS AS RECORDED IN BOOK 179, PAGE 84, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT THE NORTHWEST CORNER OF LOT 2 OF THE AMENDED REPLAT OF LOT 2, BLOCK D, APPLE HILLS SUBDIVISION TO THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS AS RECORDED IN BOOK 179, PAGE 84, THENCE NORTH 89°26'50" EAST, 132.49 FEET; THENCE SOUTH 00°41'55" WEST, 28.59 FEET TO THE POINT OF BEGINNING PROPER; THENCE CONTINUE SOUTH 00°41'55" WEST, 86.61 FEET TO A POINT ON A CURVE TO THE RIGHT; THENCE NORTHEASTERLY ALONG SAID CURVE WITH A CENTRAL ANGLE OF 119°46'33", A RADIUS OF 50.00 FEET, 104.52 FEET TO A POINT THAT BEARS SOUTH 00°41'55" WEST, 86.50 FEET FROM THE LAST SAID POINT; THENCE NORTH 00°41'55" EAST, 86.50 FEET TO THE POINT OF BEGINNING PROPER, 1,528 SQUARE FEET, MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

DRAWING INFO

DRAWN BY: JIN	SCALE: 1" = 60'
DATE: 10/12/2021	JOB NO: 21169-01-AB
REVISIONS	