



MICHAEL A. DANIELS - SURVEYOR
ARKANSAS - 1563



Haywood, Kenward, Bare,
and Associates, Inc
ARKANSAS - 234

CLIENT:
G & P DEVELOPMENT

PROJECT NO.
G022-0001-12

DRAWN BY
JUN

CHECKED BY
MAD

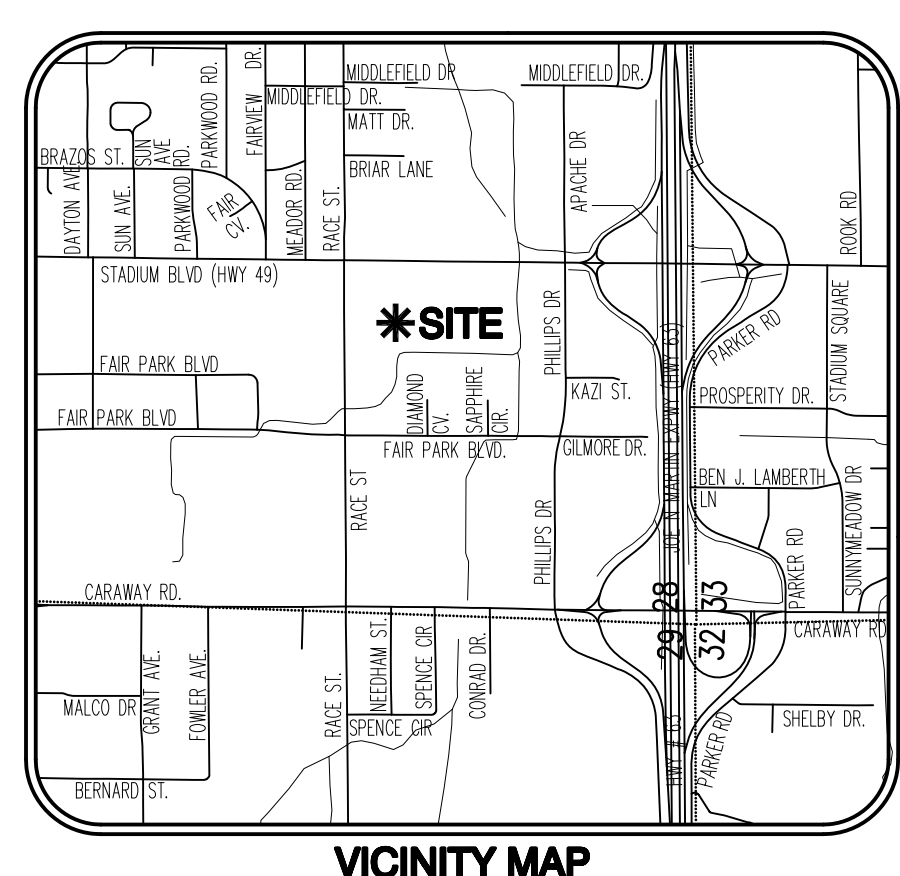
SHEET
1 OF 1

SCALE
1"=50'

DATE
06/17/11

DRAWING NO.
31-62

1801 Labourette Drive, Jonesboro, AR, 72404
P: 870.932.2019 F: 870.932.1076



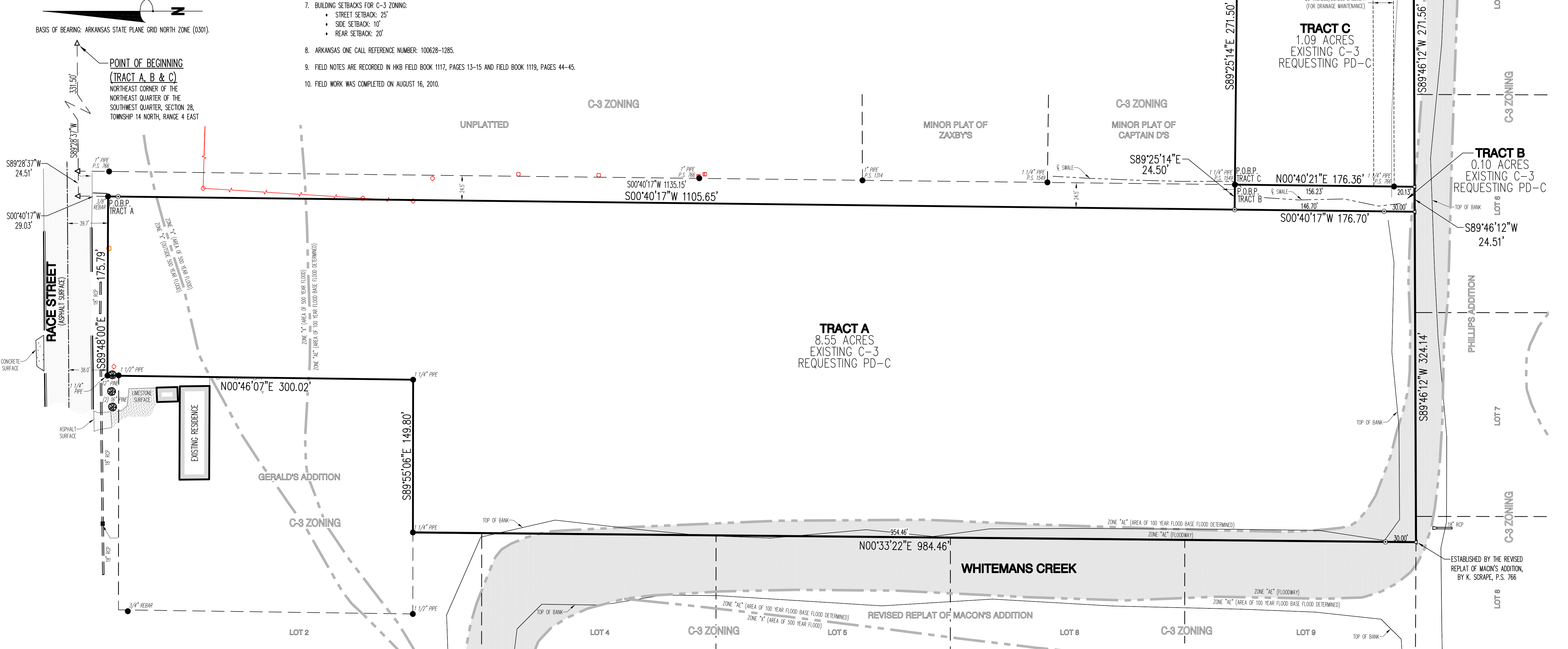
VICINITY MAP
(NOT TO SCALE)

SURVEYOR'S NOTES:

1. SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD OR ANY OTHER FACTS WHICH AN ACCURATE TITLE SEARCH MAY DISCLOSE.
2. BASIS OF BEARINGS: ARKANSAS STATE PLANE GRID NORTH ZONE (0301),
LAT: 35°48'38.20595"; LONG: 90°40'11.31968"
CON: 0.77403581; CAF: 99993547
3. THE FOLLOWING DOCUMENTS WERE USED IN THE CONSTRUCTION OF THIS SURVEY:
 - RECORD PLAT, GERALD'S ADDITION, BY CLAY KENWARD, P.S. 256, FILED IN HKB DRAWING NUMBER 50-175.
 - PLAT OF SURVEY, BY J.L. SCRAPE, P.S. 515, FOR DALTON FARMER, FILED IN HKB DRAWING NUMBER 4-26, DATED SEPTEMBER 15, 1971.
 - RECORD PLAT, PHILLIPS ADDITION, BY DAN B. MULHOLLEN, P.S. 646, RECORDED IN BOOK A, PAGE 7, DATED MAY 24, 1977.
 - RECORD REPLAT, REVISED REPLAT OF MACON'S ADDITION, BY KENNETH L. SCRAPE, P.S. 766, RECORDED IN BOOK C, PAGE 45, DATED JANUARY 9, 1998.
 - MINOR PLAT, CAPTAIN D'S, BY PATRICK W. LEMLEY, P.S. 1549, RECORDED IN BOOK C, PAGE 183, DATED MARCH 29, 2007.
 - MINOR PLAT, ZAXBY'S, BY PATRICK W. LEMLEY, P.S. 1549, RECORDED IN BOOK C, PAGE 183, DATED MARCH 29, 2007.
 - PLAT OF SURVEY, BY PATRICK W. LEMLEY, P.S. 1549, FOR FARMER ENTERPRISES, INC., DATED FEBRUARY 21, 2008.
 - PLAT OF SURVEY, BY DANNY R. BURNS, P.S. 1590, JOB NUMBER 109155, DATED NOVEMBER 19, 2009.
4. A PORTION OF THE SUBJECT PROPERTY LIES WITH IN THE 100-YEAR SPECIAL FLOOD HAZARD ZONE "AE" AND THE FLOODWAY, AS SHOWN ON FEMA FLOOD INSURANCE RATE MAP PANEL NO. 05031C0132C, EFFECTIVE DATE JUNE 25, 2007.
5. THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED BY FIELD MEASUREMENTS AND EXISTING UTILITY MAPS. HAYWOOD, KENWARD, BARE & ASSOCIATES INC. MAKE NO WARRANTY TO THE EXACT LOCATION OF THE UTILITIES SHOWN OR NOT SHOWN ON THIS DRAWING. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY ANY AND ALL UTILITIES PRIOR TO CONSTRUCTION. CALL 811 BEFORE YOU DIG!
6. SUBJECT PROPERTY IS ZONED C-3, GENERAL COMMERCIAL DISTRICT.
7. BUILDING SETBACKS FOR C-3 ZONING:
 - STREET SETBACK: 25'
 - SIDE SETBACK: 10'
 - REAR SETBACK: 20'
8. ARKANSAS ONE CALL REFERENCE NUMBER: 100628-1285.
9. FIELD NOTES ARE RECORDED IN HKB FIELD BOOK 1117, PAGES 13-15 AND FIELD BOOK 1119, PAGES 44-45.
10. FIELD WORK WAS COMPLETED ON AUGUST 16, 2010.

LEGEND:

- FOUND MONUMENT (AS NOTED)
- SET 5/8" REBAR W/ ORANGE PLASTIC CAP STAMPED "M.A. DANIELS P.S. 1563"
- △ COMPUTED POINT (NOT MONUMENTED)
- UTILITY POLE
- LIGHT POLE
- GUY WIRE
- ELECTRIC BOX
- SANITARY SEWER MANHOLE
- GRATE INLET
- TELEPHONE PEDESTAL
- SIGN (AS NOTED)
- TREE (AS NOTED)
- OVERHEAD ELECTRIC LINE
- WATER LINE
- SANITARY SEWER LINE
- GAS LINE
- TELECOMMUNICATION LINE
- WOOD FENCE LINE



CERTIFICATE OF SURVEY:

THIS IS TO CERTIFY THAT HAYWOOD, KENWARD, BARE AND ASSOCIATES INC., PROFESSIONAL LAND SURVEYORS HAVE SURVEYED THE FOLLOWING PARCELS OF LAND:

- TRACT A:**
A PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 14 NORTH, RANGE 4 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING NORTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 14 NORTH, RANGE 4 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE SOUTH 89°28'37" WEST, 356.01 FEET; THENCE SOUTH 00°40'17" WEST, 29.03 FEET TO THE POINT OF BEGINNING PROPER; THENCE CONTINUE SOUTH 00°40'17" WEST, 1282.35 FEET; THENCE SOUTH 89°46'12" WEST, 324.14 FEET TO THE SOUTHEAST CORNER OF THE REVISED REPLAT OF MACON'S ADDITION; THENCE NORTH 00°33'22" EAST, ALONG THE EAST LINE OF SAID REVISED REPLAT OF MACON'S ADDITION, 984.46 FEET; THENCE SOUTH 89°55'06" EAST, 149.80 FEET; THENCE NORTH 00°46'07" EAST, 300.02 FEET; THENCE SOUTH 89°48'00" EAST, 175.79 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 8.55 ACRES, MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.
- TRACT B:**
A PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 14 NORTH, RANGE 4 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING NORTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 14 NORTH, RANGE 4 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE SOUTH 89°28'37" WEST, 331.50 FEET; THENCE SOUTH 00°40'17" WEST, 1135.15 FEET TO THE POINT OF BEGINNING PROPER; THENCE SOUTH 00°40'17" WEST, 176.36 FEET; THENCE SOUTH 89°46'12" WEST, 24.51 FEET; THENCE NORTH 00°40'17" EAST, 176.70 FEET; THENCE SOUTH 89°25'14" EAST, 24.50 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 0.10 ACRES, MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.
- TRACT C:**
A PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 14 NORTH, RANGE 4 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING NORTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 14 NORTH, RANGE 4 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE SOUTH 89°28'37" WEST, 331.50 FEET; THENCE SOUTH 00°40'17" WEST, 1135.15 FEET TO THE POINT OF BEGINNING PROPER; THENCE SOUTH 89°25'14" EAST, 271.50 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NUMBER 49 (STADIUM BOULEVARD) AS ESTABLISHED BY A PLAT OF SURVEY FOR FARMER ENTERPRISES, INC. BY PATRICK W. LEMLEY, P.S. 1549; THENCE SOUTH 00°39'14" WEST, ALONG SAID WESTERLY RIGHT-OF-WAY LINE, 172.52 FEET; THENCE SOUTH 89°46'12" WEST, LEAVING SAID RIGHT-OF-WAY LINE, 271.56 FEET; THENCE NORTH 00°40'21" EAST, 176.36 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 1.09 ACRES, MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

OWNERS CERTIFICATION:

I HEREBY CERTIFY THAT I AM THE OWNER OF THE ABOVE DESCRIBED PROPERTY AND I HEREBY REQUEST A REZONING FROM (C-3) GENERAL COMMERCIAL DISTRICT TO (PD-C) COMMERCIAL BUSINESS PLANNED DEVELOPMENT.

SIGNED THIS 17TH DAY OF JUNE 2011

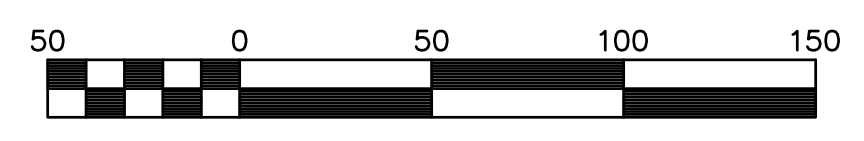
BY NAME HUJE YANG TITLE AGENT - G & P DEVELOPMENT

SIGNATURE *Huye Yang*



Know what's below.
Call before you dig.

NOT TO SCALE



SCALE 1" = 50'

REZONING PLAT