## 5.0 FEET PERMANENT DRAINAGE EASEMENT

A 5 FEET WIDE STRIP OF LAND PARALLEL AND ADJACENT TO THE WEST LINE OF DESCRIBED RIGHT OF WAY ACQUISITION AS SHOWN BY PLAT OF SURVEY HEREON.

# 5.0 FEET TEMPORARY CONSTRUCTION EASEMENT

A 5 FEET WIDE STRIP OF LAND PARALLEL AND ADJACENT TO THE WEST LINE OF DESCRIBED PERMANENT DRAINAGE EASEMENT AS SHOWN BY PLAT OF SURVEY HEREON.

## OWNER'S CERTIFICATION:

We hereby certify that we the owners of the property shown and described hereon and that we adopt the plan of subdivision and dedicated perpetual use of all streets and easements as noted and we further certify that we have read the acknowledge the following statement.

THE SUB DIVIDER OR DEVELOPER MUST, BEFORE THE SALE OF ANY LOT OR LOTS, EITHER COMPLETE THE IMPROVEMENTS DEFINED IN SECTION 15.16.01 OF THE JONESBORO SUBDIVISION REGULATION AND AS SPECIFICALLY IDENTIFIED OF THE RECORD PLAT AND SUPPORT DOCUMENTATION OR FURNISH THE METROPOLITAN AREA PLANNING COMMISSION EVIDENCE THAT AN APPROPRIATED-FUNDED ESCROW AGREEMENT IN THE AMOUNT OF CONTRACT COST OF STREET IMPROVEMENTS REQUIRED BY SECTION 16.15.01 THAT ARE NOT COMPLETED AT THE DATE OF SALE OF THE LOT OR LOTS FROM CLOSEST IMPROVED STREET TO AND INCLUDING ALL FRONT FEET OF SAID LOT OR LOTS.

#### LEGAL DESCRIPTION - TRACT 2

A PART OF THE NORTHEAST QUARTER OF SECTION 5; TOWNSHIP 13 NORTH; RANGE 4 EAST; CRAIGHEAD COUNTY, ARKANSAS; MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SECTION 5; THENCE N00°01'E 716.88 FEET ALONG THE SECTION LINE TO A POINT; THENCE N89°59'W 291.12 FEET TO THE POINT OF BEGINNING;

CONTINUE THENCE N89°59'W 240.00 FEET TO A POINT; THENCE N00°33'W 149.13 FEET TO A POINT; THENCE N00°31'W 296.87 FEET TO A POINT; THENCE N89°47'E 240.00 FEET TO A POINT; THENCE S00°31'E 447.01 FEET TO THE POINT OF BEGINNING; (107,149. SQUARE FEET) 2.46 ACRES, MORE OR LESS, SUBJECT TO ANY EASEMENT(S) OF RECORD, AS SHOWN BY PLAT HEREON

# LEGAL DESCRIPTION - TRACT 1

A PART OF THE NORTHEAST QUARTER OF SECTION 5; TOWNSHIP 13 NORTH; RANGE 4 EAST; CRAIGHEAD COUNTY, ARKANSAS: MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SECTION 5; THENCE N00°01'E 716.88 FEET ALONG THE SECTION LINE TO A POINT; THENCE N89°59'W 30.72 FEET TO THE POINT OF BEGINNING;

THENCE N89°59'W 260.40 FEET TO A POINT; THENCE N00°31'W 447.01 FEET TO A POINT; THENCE N89°47'E 263.19 FEET TO A POINT; THENCE S00°06'E 69.05 FEET TO A POINT; THENCE S00°11'E 135.90 FEET TO A POINT; THENCE S00°05'E 243.14 TO THE POINT OF BEGINNING; (117,149. SQUARE FEET) 2.69 ACRES, MORE OR LESS, SUBJECT TO ANY EASEMENT(S) OF RECORD, AS SHOWN BY PLAT HEREON

# LEGAL DESCRIPTION - 30 FEET INGRESS/EGRESS AND DRAINAGE EASEMENT ACROSS TRACT 1

A PART OF THE NORTHEAST QUARTER OF SECTION 5; TOWNSHIP 13 NORTH; RANGE 4 EAST; CRAIGHEAD COUNTY, ARKANSAS; MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SECTION 5; THENCE N00°01'E 716.88 FEET ALONG THE SECTION LINE TO A POINT; THENCE N89°59'W 30.72 FEET TO A POINT; THENCE N00°05'W 243.14 FEET TO A POINT; THENCE N00°11'W 135.90 FEET; THENCE N00°06'W 39.05 FEET TO THE POINT OF BEGINNING;

THENCE S89°47'W 262.97 FEET TO A POINT; THENCE N00°31'W 30.00 FEET TO A POINT; THENCE N89°47'E 263.19 FEET TO A POINT; THENCE S00°06'E 30.00 FEET TO THE POINT OF BEGINNING; SUBJECT TO ANY EASEMENT(S) OF RECORD, AS SHOWN BY PLAT HEREON

# LEGAL DESCRIPTION - RIGHT-OF-WAY ACQUISITION

A PART OF THE NORTHEAST QUARTER OF SECTION 5; TOWNSHIP 13 NORTH; RANGE 4 EAST; CRAIGHEAD COUNTY, ARKANSAS; MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SECTION 5; THENCE N00°01'E 716.88 FEET ALONG THE SECTION LINE TO A POINT; THENCE N89°59'W 29.84 FEET TO THE POINT OF BEGINNING;

THENCE N89°59'W 0.88 FEET TO A POINT; THENCE N00°05'W 243.14 FEET TO A POINT; THENCE N89°46'E 1.45 FEET TO A POINT; THENCE S00°02'W 243.15 FEET TO THE POINT OF BEGINNING; (292. SQUARE FEET) 0.01 ACRES, MORE OR LESS, SUBJECT TO ANY EASEMENT(S) OF RECORD, AS SHOWN BY PLAT HEREON

SURVEYORS CERTIFICATION

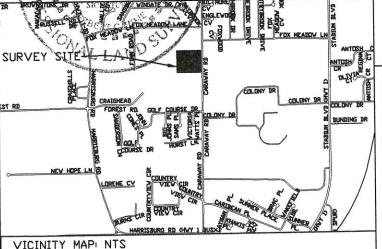
THIS IS TO CERTIFY THAT I FOUND OF THIS DATE SURVEYED THE ABOVE DESCRIBED PROPERTY IN ACCORDANCE WITH MONUMENTS FOUND AND THIS PLAT CONFORMS TO THAT SURVEYOF ARKANSAS

HERBERT HIME PLS 1142 DATE

DATE

DATE

OF BRUCKFIRM IN STREET, VINGALE IN STREET, VINGAL



BASIS OF BEARING: CITY OF JONESBORO GPS MONUMENTS

## LEGEND

FIP - FOUND REBAR FNL - FOUND NAIL SPK - SET PKNAIL

SIP - SET 1/2" REBAR

0 25 50 100 20 HANNAH PLAT DF SURVEY 500-13N-04E-0-05-100-16-1142

,	A FAKI UF INC	: NE 1/4 DF 5-13-4
DRAWN J.HARLAN	<b>DATE</b> 05-06-05	HIME LAND SURVEYING, INC. PMB 283
APPROVED  B. HIME	DATE	2704 S. CULBERHOUSE JONESBORD, AR
SCALE 1' =100'	SHEET	PROJECT NO.