



- NOTES:**
- 1) ALL BEARINGS ARE BASED ON ARKANSAS NORTH STATE PLANE COORDINATE SYSTEM.
 - 2) THE CLOSURE PRECISION OF THE PLAT IS IN EXCESS OF 1" IN 500,000'.
 - 3) THE RESEARCH COMPLETED FOR THIS SURVEY INCLUDES LEGAL DESCRIPTION PROVIDED, PREVIOUS SURVEYS AND OUR OWN RESEARCH AT THE COURTHOUSE.
 - 4) ALL CORNER MONUMENTS SET ARE 3/8" REBAR, UNLESS OTHERWISE NOTED ON THE PLAT.
 - 5) FLOOD PLAIN: THIS TRACT DOES NOT LIE WITHIN THE 100-YR FLOOD PLAIN PER FLOOD INSURANCE RATE MAP OF CRAIGHEAD CO., AR, AND INCORPORATED AREAS, COMMUNITY PLANEL NO. 05031C0132 C, DATED 09/27/91. THIS TRACT DOES LIE WITHIN A ZONE "X" FLOOD PLAIN, PER THE MAP REFERENCED ABOVE.
 - 6) SETBACKS: C-3 L.U.O. (25' FRONT; 20' REAR; 10' SIDE)
R-1 (25' FRONT AND REAR; 7.5' SIDE)

LEGAL DESCRIPTION

Lots One and Two of Lansford Addition to the City of Jonesboro, Craighead County, Arkansas; A part of lot 1 of Lansford Second Addition to the City of Jonesboro, Craighead County, Arkansas and a part of Section 20, Township 14 North, Range 4 East, Craighead County, Arkansas, being more particularly described as follows: From the Southwest Corner of the Southeast Quarter of the Southwest Quarter of said Section 20;

run N00°04'39"E a distance of 51.80 ft. to a point;
 thence N89°48'00"E a distance of 257.96 ft. to the POINT OF BEGINNING;
 thence N00°35'56"E a distance of 212.02 ft. to a point;
 thence N89°48'00"E a distance of 75.01 ft. to a point;
 thence N00°35'56"E a distance of 112.76 ft. to a point;
 thence N89°48'00"E a distance of 239.00 ft. to a point;
 thence S00°35'56"W a distance of 324.78 ft. to a point;
 thence S89°48'00"W a distance of 314.01 ft. to a point, said point being the Point of Beginning, containing 2.15 acres, and being subject to any easements of record.

CERTIFICATE OF SURVEY:

To all parties interested in Title to these premises: I hereby certify that I have prior to this day made a survey of the above described property as shown on the Plat of Survey hereon. The property lines and corner monuments, to the best of my knowledge and ability, are correctly established: the improvements are as shown on the Plat of Survey. Encroachments, if any, as disclosed by Survey, are shown hereon.

ENGINEERS	PLANNERS	SURVEYORS	Date	Scale	Job No.	Sheet No.
			04-18-16	1"=30'	116027	1 of 1
			Section	Township	Range	County
			20	14N	04E	CRAIGHEAD
			Drawn By:	RE	Checked by:	GH
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REZONING PLAT EAST HIGHLAND AVE. JONESBORO, ARKANSAS FOR ROUNDTABLE HOLDINGS, LLC						
JOB NO.: 116027 SHEET NUMBER 1 of 1						