

Property Detail

Craighead County Personal Property & Real Estate Tax Records

Property Information	
Parcel #:	01-144294-05400
Tax Year/ Book:	2019 Current
Legal:	SPENCE SUB DIV OF A PT NE SE 29-14-4 100X140 PT LOT 3
Property Type:	Real Estate
Owner:	CARSON INVESTMENTS LLC
Tax Payer:	CARSON INVESTMENTS LLC 800 BLVD SAINT GERMAINE MARION, AR 72364
Site Address:	2221 NEEDHAM ABC & D
Subdivision:	SPENCE SUB
Lot Block:	PT 3 B
S-T-R:	29-14-04
Acres:	0
Tax Status:	Non-Exempt
Total Mandatory:	\$1,725.48
Tax Paid:	\$0.00
Balance:	\$1,725.48

2019 Tax Information							
Tax Type	Tax Description	District	Exempt	Assessed Value	Tax Owed	Tax Paid	Balance
AV	Ad Valorem	NE JB	Non-Exempt	\$35,910.00	\$1,725.48	\$0.00	\$1,725.48

Receipts							
Receipt #	Book	Tax Year	ReceiptDate	Cash Amt	Check Amt	Credit Amt	Total

<u>1007167</u>	Delinquent	2018	11/5/2019	\$0.00	\$1,911.00	\$0.00	\$1,911.00
<u>36961</u>	Current	2017	10/15/2018	\$0.00	\$5,138.42	\$0.00	\$5,138.42
<u>38600</u>	Current	2016	10/18/2017	\$0.00	\$5,303.29	\$0.00	\$5,303.29

Historical Receipts

Receipt #	Tax Year	Date Paid	Tax Owed	Tax Paid	Balance
<u>52634</u>	2015	10/10/2016	\$1,896.06	\$1,896.06	\$0.00
<u>46625</u>	2014	10/5/2015	\$1,896.06	\$1,896.06	\$0.00
<u>54898</u>	2013	10/10/2014	\$1,896.06	\$1,896.06	\$0.00
<u>52685</u>	2012	10/11/2013	\$1,896.06	\$1,896.06	\$0.00
<u>52540</u>	2011	10/10/2012	\$1,852.65	\$1,852.65	\$0.00

This instrument was prepared by , Arvest Bank, P.O. Box 940, Rogers, AR 72757-0940

When recorded return to , Arvest Bank, P.O. Box 940, Rogers, AR 72757-0940

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MORTGAGE

(With Future Advance Clause)

DATE AND PARTIES. The date of this Mortgage (Security Instrument) is JANUARY 10, 2019. The parties and their addresses are:

MORTGAGOR/GRANTOR:
CARSON INVESTMENTS LLC
An Arkansas Limited Liability Company
800 BLVD SAINT GERMAINE
MARION, AR 72364

LENDER/GRANTEE:
ARVEST BANK
Organized and existing under the laws of Arkansas
2009 Brown's Lane
Jonesboro, AR 72401

1. DEFINITIONS. For the purposes of this document, the following term has the following meaning.

A. Loan. "Loan" refers to this transaction generally, including obligations and duties arising from the terms of all documents prepared or submitted for this transaction.

2. CONVEYANCE. For good and valuable consideration, the receipt and sufficiency of which is acknowledged, and to secure the Secured Debts and Mortgagor's performance under this Security Instrument, Mortgagor does hereby grant, bargain, convey and mortgage to Lender, the following described property:

All of Lot 3 in Block "B" of Spence's Subdivision of a part of the Northeast Quarter of the Southeast Quarter of Section 29, Township 14 North, Range 4 East, Craighead County, Arkansas.

CARSON INVESTMENTS LLC
Arkansas Mortgage
AR/4brwright000000000173705DN

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ASSIGNMENT OF LEASES AND RENTS

Absolute Assignment

DATE AND PARTIES. The date of this Assignment of Leases and Rents (Assignment) is JANUARY 10, 2019. The parties and their addresses are:

ASSIGNOR/GRANTOR:

CARSON INVESTMENTS LLC
An Arkansas Limited Liability Company
800 BLVD SAINT GERMAINE
MARION, AR 72364

LENDER/GRANTEE:

ARVEST BANK
Organized and existing under the laws of Arkansas
2009 Brown's Lane
Jonesboro, AR 72401

1. DEFINITIONS. For the purposes of this document, the following term has the following meaning.

A. **Loan.** "Loan" refers to this transaction generally, including obligations and duties arising from the terms of all documents prepared or submitted for this transaction.

2. SECURED DEBTS AND FUTURE ADVANCES. The term "Secured Debts" includes and this Assignment will secure each of the following:

A. **Specific Debts.** The following debts and all extensions, renewals, refinancings, modifications and replacements. A promissory note or other agreement, No. 4420185, dated January 10, 2019, from Assignor to Lender, with a loan amount of \$220,000.00 and maturing on January 10, 2024.

B. **Future Advances.** All future advances from Lender to Assignor under the Specific Debts executed by Assignor in favor of Lender after this Assignment. If more than one person signs this Assignment, each agrees that this Assignment will secure all future advances that are given to Assignor either individually or with others who may not sign this Assignment.

CARSON INVESTMENTS LLC
Arkansas Assignment of Leases and Rents
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