

Return recorded document to:
CITY OF JONESBORO
300 South Church Street
Jonesboro, AR 72401

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PERMANENT CONSTRUCTION EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

That BHMH RENTALS, LLC, hereinafter referred to as Grantor (whether one or more), does hereby dedicate, grant and convey unto the Public, and that the **CITY OF JONESBORO**, a Municipal Corporation of the State of Arkansas, hereinafter referred to as Grantee, does hereby accept on behalf of the public, for use as a permanent construction easement across the following described real property in Craighead County, State of Arkansas, to-wit:

A PART OF LOT 12, BLOCK A OF E. STEELE ADDITION TO THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, (AS RECORDED IN BOOK 23, PAGE 429), BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 12, BLOCK A OF E. STEELE ADDITION TO THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE SOUTH 89°38'28" WEST, ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF NETTLETON AVENUE, 39.24 FEET TO A POINT OF A CURVE TO THE LEFT; THENCE NORTHEASTERLY ALONG SAID CURVE, LEAVING SAID NORTHERLY RIGHT-OF-WAY LINE, WITH A CENTRAL ANGLE OF 88°54'24", A RADIUS OF 40.00 FEET, 62.07 FEET TO A POINT THAT BEARS NORTH 45°11'16" EAST, 56.03 FEET FROM THE LAST SAID POINT, TO THE WESTERLY RIGHT-OF-WAY LINE OF RAINS STREET; THENCE SOUTH 00°44'05" WEST, ALONG SAID RIGHT-OF-WAY LINE, 39.24 FEET TO THE POINT OF BEGINNING, CONTAINING 328 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

This easement and right of way is for the purpose of constructing and maintaining a sidewalk. Any other use of this area, other than by record owners, shall only be granted by record owners, but they are not precluded from using or granting other use, so long as same does not interfere unreasonably with the express purpose intended.

This grant of easement and right of way shall be binding upon the heirs, successors, administrators and assigns of the grantors.

IN WITNESS WHEREOF, the grantors have executed this instrument on the 31st day of July, 2017.

Owner Info

BY:

Signature: Bryan Huber

Name: Bryan Huber

Title: owner

ACKNOWLEDGMENT

STATE OF Arkansas.

COUNTY OF Craighead.

On this day before me, the undersigned officer, personally appeared Bryan Huber, to me well known to be the person whose name is subscribed to the foregoing instrument, and acknowledged that he had executed the same for the purpose therein stated and set forth.

WITNESS my hand and seal this 31st day of July, 2017.

Notary Public (Signature): Laurie Denise Hester

My Commission Expires: 11-13-17.

