



2207 Fowler Avenue
Jonesboro, Arkansas 72401
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LIMITED TITLE SEARCH

Date: July 1, 2019
Prepared For: City of Jonesboro
File Number: 19-076401-300

Lenders Title Company hereby certifies that the records of the Circuit Clerk of Craighead County, Arkansas have been examined as to the following described property from April 17, 1987 at 07:30 a.m. to June 13, 2019 at 07:30 a.m.:

Part of the Northwest Quarter of Section 8, Township 14 North, Range 4 East, Craighead County, Arkansas, being more particularly described as follows: Begin at the Northeast Corner of the Northwest Quarter of Section 8, aforesaid; thence south 0 degrees 00 minutes 44 seconds East along the East line of the Northwest Quarter aforesaid 434.3 feet to the point of beginning proper; thence continue South 0 degrees 00 minutes 44 seconds East along said East line 200.9 feet; thence South 89 degrees 59 minutes 16 seconds West 216.9 feet to the East right of way line of Public Road; thence North 0 degrees 00 minutes 44 seconds West along said East right of way line 200.9 feet; thence North 89 degrees 59 minutes 16 seconds East 216.9 feet to the point of beginning proper, and being subject to easements as shown on the Plat of Survey, and subject to 7-1/2 foot utility easement on the South side thereof.

The following instruments were found of record during the aforementioned period which affect the above described property:

Warranty Deed from Edward W. Watson and Emily Watson, his wife to James Carl Gage Wilma Gage, his wife, dated April 17, 1987, filed April 20, 1987 at 1:10 p.m., and recorded in Deed Book 345 Page 716 in the records of Craighead County, Arkansas.

Warranty Deed from James Carl Gage, an unmarried person and I. Wilma Gage, an unmarried person to Ricky L. Gage dated June 19, 1992, filed June 19, 1992 at 4:00 p.m., and recorded in Deed Book 424 Page 520 in the records of Craighead County, Arkansas.

Warranty Deed from Ricky L. Gage, a single person to Mack Thompson and Wilma Thompson, his wife, as tenants by the entirety, dated December 18, 1992, filed December 18, 1992 at 4:00 p.m., and recorded in Deed Book 433 Page 713 in the records of Craighead County, Arkansas.

Warranty Deed from Mack Thompson and Wilma Thompson, his wife to Paul H. Cooper, a single person and Jean Cooper Russell, a single person, dated August 8, 2001, filed August 10, 2001 at 1:16:43 p.m., and recorded in Deed Book 611 Page 115 in the records of Craighead

County, Arkansas.

Quitclaim Deed from Jean Cooper Russell to Paul H. Cooper, dated April 19, 2012, filed June 1, 2012 at 9:12 a.m., and recorded in Document No. JB2012R-009198 in the records of Craighead County, Arkansas.

Easement from Paul H. Cooper to City Water and Light Plant of Jonesboro, Arkansas, dated February 17, 2014, filed March 14, 2014 at 2:54 p.m., and recorded in Document No. JB2014R-003830 in the records of Craighead County, Arkansas.

Judgments have been checked on Paul H. Cooper during the aforementioned period, and the following were found:

NONE.

If tax information was requested, please see the attached tax certificate for the real property tax information as to the above described property.

This Limited Title Search is intended for the exclusive use of the addressee for informational purposes only. Lenders Title Company is not expressing or attempting to express an opinion as to the validity of the title to the above described property nor as to the validity of any encumbrances, both recorded and unrecorded, that pertain to the above described property. While Lenders Title Company believes that the information stated above is accurate, no assurances are made nor is any liability assumed by Lenders Title Company for any incorrect information stated herein or omitted herefrom. For assurances as to the title to the above described property, addressee should obtain a title insurance policy.

Sincerely,

Lenders Title Company

A handwritten signature in cursive script, appearing to read "Kristin Paige McLaughlin".

By: Kristin Paige McLaughlin

Arkansas Insurance Department
Contact Information:

Arkansas Insurance Department
Consumer Services Division
1200 West Third Street
Little Rock, AR 72201-1904

(800) 852-5494

(501) 371-2640

FACTS**WHAT DOES Lenders Title Company DO WITH YOUR PERSONAL INFORMATION?**

Why?	Financial companies choose how they share your personal information. Federal law gives consumers the right to limit some but not all sharing. Federal law also requires us to tell you how we collect, share, and protect your personal information. Please read this notice carefully to understand what we do.
What?	<p>The types of personal information we collect and share depend on the product or service you have with us. This information can include:</p> <ul style="list-style-type: none"> • Social Security number and credit history • transaction history and mortgage rates and payments • purchase history and wire transfer instructions <p>When you are <i>no longer</i> our customer, we continue to share your information as described in this notice.</p>
How?	All financial companies need to share customers' personal information to run their everyday business. In the section below, we list the reasons financial companies can share their customers' personal information; the reasons Lenders Title Company chooses to share; and whether you can limit this sharing.

Reasons we can share your personal information	Does Lenders Title Company Can you limit this sharing? share?	
For our everyday business purposes— such as to process your transactions, maintain your account(s), respond to court orders and legal investigations, or report to credit bureaus	Yes	No
For our marketing purposes— to offer our products and services to you	Yes	No
For joint marketing with other financial companies	Yes	No
For our affiliates' everyday business purposes— information about your transactions and experiences	Yes	No
For our affiliates' everyday business purposes— information about your creditworthiness	No	No
For our affiliates to market to you	No	No
For nonaffiliates to market to you	No	No

Questions?	Call 501-225-3519 or go to www.lenderstitlegroup.com
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Who we are

Who is providing this notice?

Lenders Title Company

What we do

How does Lenders Title Company protect my personal information?

To protect your personal information from unauthorized access and use, we use security measures that comply with federal law. These measures include computer safeguards and secured files and buildings.

How does Lenders Title Company collect my personal information?

We collect your personal information, for example, when you

- provide account information or give us your contact information
- pay us by check or make a wire transfer
- show us your government-issued ID

We also collect personal information from others, such as credit bureaus, affiliates, or other companies.

Why can't I limit all sharing?

Federal law gives you the right to limit only

- sharing for affiliates' everyday business purposes—information about your creditworthiness
- affiliates from using your information to market to you
- sharing for nonaffiliates to market to you

State laws and individual companies may give you additional rights to limit sharing.

Definitions

Affiliates

Companies related by common ownership or control. They can be financial and nonfinancial companies.

- *Our affiliates include companies such as our bank, mortgage companies, insurance companies, and securities brokerages.*

Nonaffiliates

Companies not related by common ownership or control. They can be financial and nonfinancial companies.

- *We do not share with nonaffiliates so they can market to you.*

Joint marketing

A formal agreement between nonfinancial financial companies that together market financial products or services to you.

- *Our joint marketing partners include companies such as credit card issuers to inform you about their products and/or services.*

Other important information

State laws and individual companies may give you additional rights to limit sharing. Please consult your state laws regarding information sharing.