



NORTH



I, BRANDON G. WOOD, CERTIFY THAT THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF "ARKANSAS STANDARDS OF PRACTICE FOR PROPERTY BOUNDARY SURVEYS AND PLATS".
BRANDON G. WOOD, P.S. # 1817

1. SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD OR ANY OTHER FACTS THAT AN ACCURATE TITLE SEARCH MAY DISCLOSE.
2. ANY UTILITIES SHOWN ARE FROM FIELD OBSERVATION. THIS SURVEY MAKES NO WARRANTY TO THE EXACT LOCATION OF THE UTILITIES SHOWN OR NOT SHOWN ON THIS PLAT.
3. SUBJECT PROPERTY IS ZONED R-1. BUILDING SETBACKS PER ZONING: FRONT (STREET) - 25', SIDE - 7.5', REAR - 25'.
4. THE PROPERTY DOES LIE IN THE 100-YEAR SPECIAL FLOOD HAZARD AREA AS SHOWN ON FEMA FLOOD INSURANCE RATE MAP (FIRM): PANEL NO. 05031C0134C, EFFECTIVE DATE 01/18/2006.
5. THE FOLLOWING DOCUMENTS WERE USED AS REFERENCES FOR THIS SURVEY:
 - a. PLAT - LOT 1 GERALD PATTERSON ADDITION, BY R. NEWELL PS # 23 CRAIGHEAD COUNTY COURTHOUSE, PLAT BOOK 'B', PAGE 73, DATED 06/19/1990.
6. THE PURPOSE OF THIS REPLAT IS TO CREATE TWO LOTS FROM A SINGLE LOT.

TURNER REPLAT OF LOT 1 OF GERALD
JONESBORO, CRAIGHEAD COUNTY, ARKANSAS
CLIENT: LYNN TURNER

STATE CODE: 500-14N-03E-0-34-120-16-1817

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