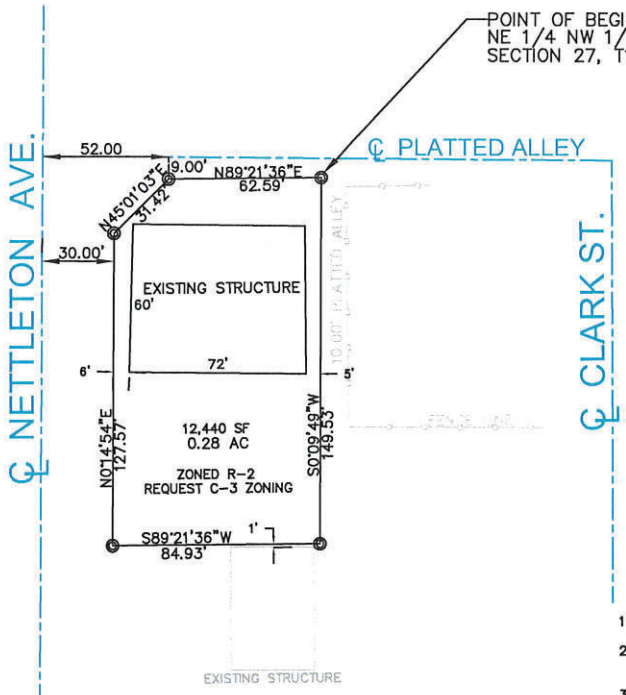


N

GRID NORTH
BASED ON GPS OBSERVATION

0 30 60 120

SCALE IN FEET

1 In – 60 ft

LEGEND

- ▣ – FOUND IRON PIN
- ◎ – SET IRON PIN 1/2" REBAR WITH McALISTER PS1303 CAP
- ◬ – COMPUTED POINT

NOTES

1. CLIENT: JARRET HOLLADAY
2. HORIZONTAL CONTROL – NAD83, THIRD ORDER CLASS 1, ARKANSAS SPC NORTH ZONE
3. PROPERTY SHOWN HEREON IS NOT LOCATED IN THE FLOOD PLAIN PER FEMA FLOOD INSURANCE RATE MAP (FIRM) NUMBER 05031C0132C, EFFECTIVE DATE 9/27/1991.
4. TOTAL STREET FRONTAGE 221.58 FEET

REFERENCES:

1. PLAT OF DUNCANS SUBDIVISION OF LOT 13 OF THORN'S ADDITION TO THE TOWN OF NETTLETON ARKANSAS FILED DECEMBER 20, 1902
2. AHTD PLANS REFERENCED AS JOB 100824 DATED 9/07/17

DESCRIPTION

A PART OF LOTS 9, 10, AND 11 OF DUNCAN'S SUBDIVISION OF LOT 13 OF THORN'S ADDITION TO THE TOWN OF NETTLETON, ARKANSAS FILED DECEMBER 20, 1902, BEING A PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 14 NORTH, RANGE 4 EAST, CRAIGHEAD COUNTY, ARKANSAS MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE NORTHEAST CORNER OF LOT 11 OF DUNCAN'S SUBDIVISION OF LOT 13 OF THORN'S ADDITION; THE POINT OF BEGINNING; THENCE S0°09'49"W 149.53 FEET TO A POINT ON THE SOUTH LINE OF LOT 9, THENCE S89°21'36"W 84.93 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF U.S. HIGHWAY 63 BUSINESS (NETTLETON AVENUE) AS ESTABLISHED BY AHTD PLANS REFERENCED AS JOB 100824, THENCE N0°14'54"E 127. 57 FEET TO A POINT ALONG THE EAST RIGHT OF WAY LINE OF NETTLETON AVENUE, THENCE N45°01'03"E 31.42 FEET TO A POINT ON THE SOUTH LINE OF THE PLATTED ALLEY AS SHOWN IN THE PLAT OF DUNCAN'S SUBDIVISION OF LOT 13 OF SAID THORN'S ADDITION. CONTINUE THENCE N89°21'36"E 62.59 FEET TO THE POINT OF BEGINNING AND CONTAINING SOME 0.28 ACRES (12,440 SF), MORE OR LESS, THEREOF AND SUBJECT TO ALL EASEMENTS, RESERVATIONS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD.

OWNERS CERTIFICATION

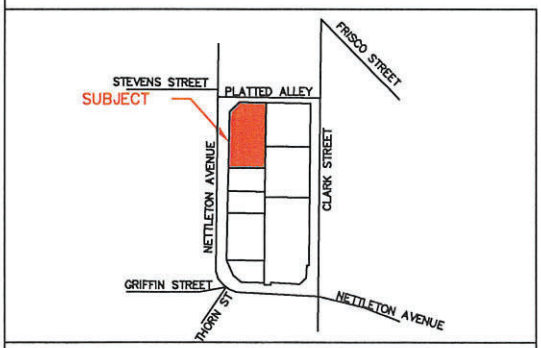
I, JARRET HOLLADAY, HEREBY CERTIFY THAT I AM THE OWNER OF THE ABOVE DESCRIBED PROPERTY AND I HEREBY REQUEST A CHANGE IN ZONING FROM R-1 TO C-3 FOR THE PROPERTY SHOWN HEREON

JARRET HOLLADAY DATE

CERTIFICATION

I HEREBY CERTIFY THAT McALISTER ENGINEERING HAS THIS DATE MADE A BOUNDARY SURVEY OF THE DESCRIBED LANDS IN COMPLIANCE WITH THE ARKANSAS MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS AND PLATS AND THAT ALL PROPERTY LINES AND CORNER MONUMENTS HAVE BEEN CORRECTLY ESTABLISHED TO THE BEST OF MY KNOWLEDGE AND BELIEF.

CLARENCE W. "MAC" McALISTER, PS1303 DATE



VICINITY MAP N.T.S

CERTIFICATE OF AUTHORIZATION McALISTER ENGINEERING #692 ARKANSAS - ENGINEER

STATE OF ARKANSAS REGISTERED PROFESSIONAL ENGINEER No.8395 CLARENCE W. McALISTER

REZONING PLAT

A PART OF THE NE1/4, NW1/4
SECTION 27, TOWNSHIP 14 NORTH, RANGE 4 EAST
JONESBORO, CRAIGHEAD COUNTY, ARKANSAS

McALISTER ENGINEERING, PLLC
CIVIL ENGINEERING AND LAND SURVEYING
4508 STADIUM BLVD. STE D
JONESBORO, AR 72404
870-931-1420

CLARENCE W. "MAC" McALISTER, PE, PS

DRAWN BY: TM	CHECKED BY: CM
SCALE: 1" – 60'	
DATE: 29SEP21	FILE: REZONING400NETTLETON.dwg
DWG REF. 27-14N-04E	
JOB NO. 21104803	
500-14N-04E-0-27-410-16-1303	

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DATE	REVISION	BY