

**RIGHT-OF-WAY**

Whereas, **Jonesboro Real Estate Holdings Company, Inc.** is the owner of land in Craighead County, Arkansas described below, and the City of Jonesboro, a municipal corporation of the State of Arkansas, is the owner of adjoining land;

Whereas, **Jonesboro Real Estate Holdings Company, Inc.**, and city have agreed upon a right-of-way for construction and maintenance of a street across the land of **Jonesboro Real Estate Holdings Company, Inc.**, in favor of city and in favor of the land of the city;

Now, Therefore, be it agreed between **Jonesboro Real Estate Holdings Company, Inc.**, and city on this 1<sup>st</sup> day of February, 2005.

1. **Jonesboro Real Estate Holdings Company, Inc.**, in consideration of the agreement hereinafter made by city, grants to city a right-of-way for construction and maintenance of a street over the land of **Jonesboro Real Estate Holdings Company, Inc.**, in City of Jonesboro, Craighead County, Arkansas, more particularly described as follows:

**PART OF THE NORTHWEST QUARTER (N.W. 1/4) OF THE NORTHEAST QUARTER (N.E. 1/4) OF SECTION 19, TOWNSHIP 14 NORTH, RANGE 4 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**PERMANENT RIGHT-OF-WAY**

**BEGINNING AT THE NORTHWEST CORNER OF LOT 1, ACCORDING TO THE PLAT OF MEDICAL ARTS PROFESSIONAL BUILDING ADDITION AS RECORDED IN PLAT CABINET "B", AT PAGE 76, IN AND FOR THE PUBLIC RECORDS OF CRAIGHEAD COUNTY, AT JONESBORO, ARKANSAS: THENCE NORTH 89°27'42" EAST, ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 21.67 FEET TO A POINT: THENCE SOUTH 01°04'48" EAST, DEPARTING FROM THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 1.32 FEET TO A POINT LYING ON THE ARC OF A CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 20.00 FEET AND WHOSE RADIUS POINT BEARS SOUTH 01°04'48" EAST: THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 37°04'43", A DISTANCE OF 12.94 FEET TO THE END OF SAID CURVE: THENCE SOUTH 45°20'22" EAST, A DISTANCE OF 6.44 FEET: THENCE SOUTH 44°39'38" WEST, A DISTANCE OF 4.50 FEET: THENCE NORTH 45°20'22" WEST, A DISTANCE OF 6.50 FEET TO A POINT LYING ON THE ARC OF A CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 20.00 FEET AND WHOSE RADIUS POINT BEARS SOUTH 51°04'43" EAST: THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 35°16'52", A DISTANCE OF 12.32 FEET TO THE END OF SAID CURVE: THENCE NORTH 86°21'36" WEST, A DISTANCE OF 2.30 FEET TO A POINT LYING ON THE WEST LINE OF SAID LOT 1: THENCE NORTH 00°31'37" EAST, ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 19.70 FEET TO THE POINT OF BEGINNING.**

**CONTAINING IN ALL 182 SQ. FT. OR 0.004 ACRES, MORE OR LESS.**

**SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.**

2. Grantor hereby covenants with Grantee that it is the owner in fee simple of the lands the subject of this right of way and will defend the Grantee's right of way to said lands against all claims done or suffered by, through or under Grantor, but against none other.

3. City, in consideration of the grant of right-of-way aforesaid, agrees to construct, maintain and improve the property through the use as is set forth herein.

4. This agreement shall inure to and bind the heirs, executors, administrators, successors and assigns of the parties and shall constitute a covenant running with the land of **Jonesboro Real Estate Holdings Company, Inc.**

J. Matt Parker  
Jonesboro Real Estate Holdings Company, Inc.  
By: J. Matt Parker  
Title: Vice-President

STATE OF ARKANSAS  
COUNTY OF Craighead

**ACKNOWLEDGMENT**

On this day before me, the undersigned officer, personally appeared **Jonesboro Real Estate Holdings Company, Inc.** by: J. Matt Parker Title: Vice-President to me well known to be the persons whose names are subscribed to the foregoing instrument, and acknowledged that they had executed the same for the purposes therein stated and set forth. **WITNESS** my hand and seal this 1st day of February, 2005.

J. Harry Hardwick  
**NOTARY PUBLIC**  
OFFICIAL SEAL  
J. HARRY HARDWICK  
NOTARY PUBLIC-ARKANSAS  
CRAIGHEAD COUNTY  
MY COMMISSION EXPIRES 02-14-2010

00100-034  
Revised: 2/1/2001  
Revised: 4/23/2001  
Revised: 1/21/2005