



LENDERS TITLE

C O M P A N Y

2207 Fowler Avenue
Jonesboro, Arkansas 72401
Phone: 870-935-7410
FAX: 870-935-6548

LIMITED TITLE SEARCH

Date: July 31, 2017
Prepared For: City of Jonesboro - Code Enforcement
File Number: 17-073144-300

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 August 8, 2008 at 7:30 a.m. to July 13, 2017 at 7:30 a.m.:

The North 84.25 feet of Lots 15, 16, 17 and 18 of Earl Kiech Third Addition to the City of Jonesboro, formerly Town of Nettleton, Arkansas.

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

Warranty Deed from Ronnie Rose, Trustee of the Ronnie Rose Trust U/T/A dated January 31, 2000, First Restatement dated July 23, 2003, an undivided 50% interest in property to Lindy Holdings, LLC, dated August 8, 2008, filed August 8, 2008 at 2:57:22 p.m., and recorded as Deed Bk 779 Pg 735 in the records of Jonesboro, Craighead County, Arkansas.

Warranty Deed from Susan Rose, Trustee of the Susan Rose Trust U/T/A dated January 31, 2000, First Restatement dated July 23, 2003, an undivided 50% interest in property to Lindy Holdings, LLC, dated August 8, 2008, filed August 8, 2008 at 2:57:23 p.m., and recorded as Deed Bk 779 Pg 737 in the records of Jonesboro, Craighead County, Arkansas.

Second Mortgage dated August 8, 2008 executed by Lindy Holdings, LLC in favor of Ronnie Rose, Trustee of the Ronnie Rose Trust U/T/A dated January 31, 2000, First Restatement dated July 23, 2003 and Susan Rose, Trustee of the Susan Rose Trust U/T/A dated January 31, 2000 in the original amount of \$41,250.00 and recorded on August 8, 2008 in Mortgage Book 1364 at Page 260 in the records of Jonesboro, Craighead County, Arkansas.

Mortgage executed by Lindy Holdings, LLC, Tyghe L. Nielsen and Karin S. Nielsen in favor of Newtek Small Business Finance, Inc. dated December 31, 2009 in the original amount of \$436,200.00 and recorded on January 8, 2010 in Mortgage Book 1446 at Page 874 in the records of Jonesboro, Craighead County, Arkansas.

Mortgage executed by Lindy Holdings, LLC, Tyghe L. Nielsen and Karin S. Nielsen in favor of Newtek Small Business Finance, Inc. dated September __, 2010 in the original amount of

\$132,200.00 and recorded on September 30, 2010 as Document No. JB2010R-000237 in the records of Jonesboro, Craighead County, Arkansas.

Mortgage from Lindy Holdings LLC in favor of Simmons First National Bank, dated August 14, 2014, filed September 8, 2014 at 3:45 p.m., and recorded as JB2014R-014526 in the records of Jonesboro, Craighead County, Arkansas.

Judgments have been checked on Lindy Holdings, LLC 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