

**DESCRIPTION - TRACT 1**

A PART OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 14 NORTH, RANGE 4 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SECTION 1, TOWNSHIP 14 NORTH, RANGE 4 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE SOUTH 00°54'53" WEST, ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 1, 439.38 FEET; THENCE SOUTH 89°23'51" WEST, LEAVING SAID EAST LINE, 1273.28 FEET; THENCE NORTH 00°54'53" EAST, 439.38 FEET TO THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 1; THENCE NORTH 89°23'51" EAST, ALONG SAID NORTH LINE, 1273.28 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL 559,258 SQ. FT. OR 12.84 ACRES, MORE OR LESS, SUBJECT TO PATRICK STREET RIGHT-OF-WAY ALONG THE EAST SIDE THEREOF.

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

**DESCRIPTION - TRACT 2**

A PART OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 14 NORTH, RANGE 4 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

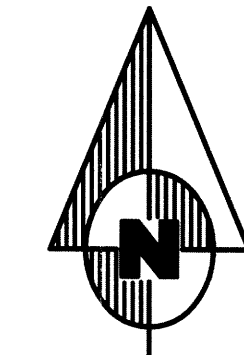
BEGINNING AT THE NORTHEAST CORNER OF SECTION 1, TOWNSHIP 14 NORTH, RANGE 4 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE SOUTH 00°54'53" WEST, ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 1, 439.38 FEET TO THE POINT OF BEGINNING PROPER; THENCE CONTINUE SOUTH 00°54'53" WEST, ALONG SAID EAST LINE, 439.38 FEET; THENCE SOUTH 89°23'51" WEST, LEAVING SAID EAST LINE, 1273.28 FEET; THENCE NORTH 00°54'53" EAST, 439.38 FEET; THENCE NORTH 89°23'51" EAST, 1273.28 FEET TO THE POINT OF BEGINNING PROPER.

CONTAINING IN ALL 559,258 SQ. FT. OR 12.84 ACRES, MORE OR LESS, SUBJECT TO PATRICK STREET RIGHT-OF-WAY ALONG THE EAST SIDE THEREOF.

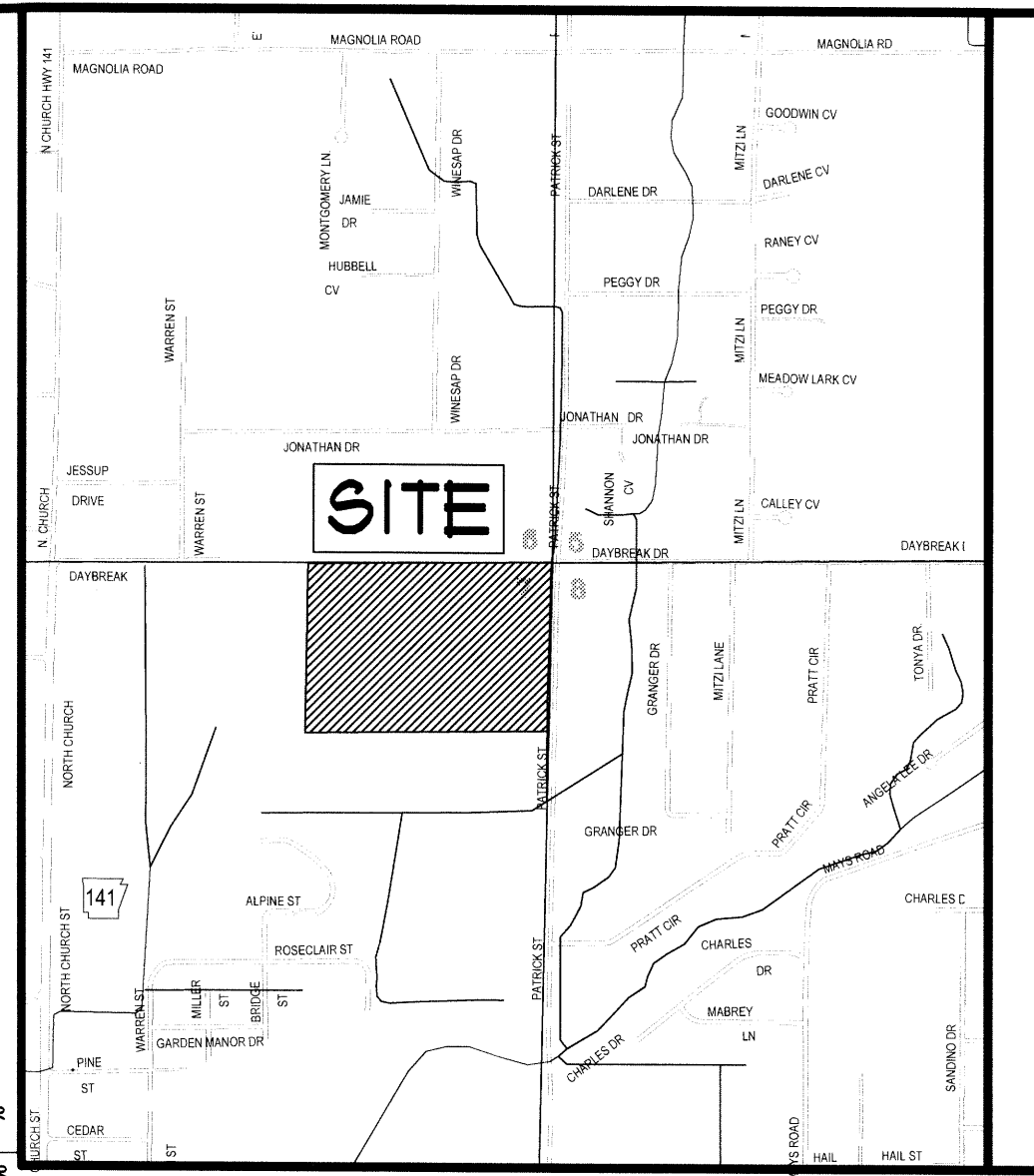
SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

**SURVEYOR'S NOTES**

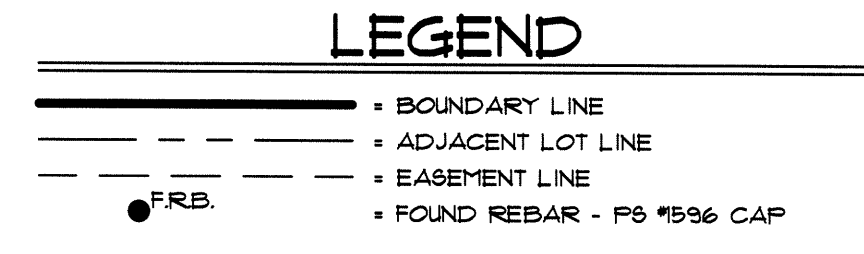
1. THIS REZONING REQUEST WAS PREPARED FOR GAYLE GAMBILL, BONNIE GOAD.
2. NO SEARCH OF THE PUBLIC RECORDS HAS BEEN MADE BY THIS SURVEYOR FOR EASEMENTS, RESTRICTIONS, RESERVATIONS OR RIGHTS-OF-WAY AFFECTING THIS PROPERTY.
3. SUBJECT PROPERTY IS CURRENTLY ZONED R-1 WITH A REQUEST FOR R-1 AND R-1-B ZONING AS NOTED.
4. THE FOLLOWING DOCUMENTS WERE USED TO PREPARE THIS SURVEY:
  - A. PLAT OF SURVEY FOR RANDY WILLETT BY JASON BRANCH, DATED SEPTEMBER 16, 2008.
  - B. TRUSTEE'S DEED TO GAYLE GAMBILL, RECORDED IN DEED BOOK 820, PAGES 19-19, AT JONESBORO, ARKANSAS.
  - C. TRUSTEE'S DEED TO BONNIE GOAD, RECORDED IN DEED BOOK 820, PAGES 122-124 AT JONESBORO, ARKANSAS.



BEARING BASIS  
(STATE PLANE COORDINATES - ARKANSAS NORTH ZONE)  
60° 30' 0" 60° 120'  
GRAPHIC SCALE  
IN FEET



VICINITY SKETCH  
NOT TO SCALE



**OWNER'S CERTIFICATION**

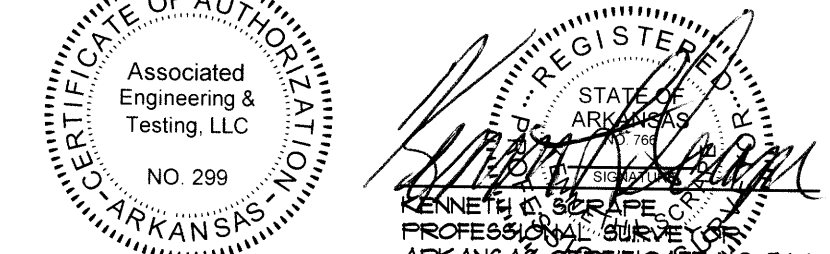
WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY AS DESCRIBED HEREON AND THAT WE REQUEST THE CHANGE IN ZONING AS NOTED.

GAYLE GAMBILL, OWNER      BONNIE GOAD, OWNER

**SURVEYOR'S CERTIFICATION**

I HEREBY CERTIFY THAT ASSOCIATED ENGINEERING AND TESTING, LLC HAS THIS DATE MADE A BOUNDARY SURVEY OF THE ABOVE DESCRIBED PROPERTY AS SHOWN HEREON AND THAT SAID SURVEY IS ACCURATE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THERE ARE NO APPARENT ABOVE GROUND ENCROACHMENTS OTHER THAN AS SHOWN OR STATED HEREON AND THAT THIS SURVEY WAS MADE IN ACCORDANCE WITH THE "ARKANSAS MINIMUM STANDARDS FOR PROPERTY SURVEYS AND PLATS" IN EFFECT ON THIS DATE.

DATE OF BOUNDARY SURVEY: 01/15/2015



NOTE: TO BE VALID, COPIES MUST HAVE ORIGINAL SURVEYOR'S SIGNATURE AND SURVEYOR'S SEAL.

**ASSOCIATED ENGINEERING AND TESTING, LLC**  
CIVIL ENGINEERING AND LAND SURVEYING SERVICES  
103 SOUTH CHURCH STREET - P.O. BOX 1462 - JONESBORO, AR 72403  
PH: 870-932-3594      FAX: 870-935-1263

**REZONING PLAT**  
SOUTHWEST CORNER OF  
PATRICK ST. & DAYBREAK DR.  
JONESBORO, ARKANSAS

DRAWN: CCH    CHECKED: JME    DATE: 01/15/15    SHEET  
SCALE: 1" = 60'    CADD FILE: 1500-001    DWS: 041401.L0004    1 OF 1

APPLE HILLS SUBDIVISION  
(NOT INCLUDED)  
EXISTING R-1 ZONING

WISDOM SUBDIVISION  
(NOT INCLUDED)  
EXISTING R-1 ZONING

POINT OF BEGINNING  
TRACT 1  
(P.O.C. - TRACT 2)  
NE CORNER  
SEC. 1, T14N, R4E  
(FND. MAG SPIKE W/ F8 #596 CAP  
14" SOUTH & 1/8" WEST)

DAYBREAK DRIVE  
PATRICK STREET

N89°23'51"E 1273.28'

339.38'  
NO0°54'53"E  
439.38'  
NO0°54'53"E  
439.38'

S89°23'51"W 1273.28'

500°54'53"W 439.38'  
500°54'53"W 439.38'

S89°23'51"W 1273.28'

500-14N-04E-0-07-110-16-0766

TOTAL AREA  
1,118,516 SQ. FT.  
25.68± ACRES

TRACT 1  
559,258 SQ. FT.  
12.84± ACRES  
EXISTING R-1 ZONING  
REQUESTING R-1-B ZONING

TRACT 2  
559,258 SQ. FT.  
12.84± ACRES  
EXISTING R-1 ZONING  
REQUESTING R-1-B ZONING

TRACT 3  
12.84± ACRES  
(NOT INCLUDED)  
EXISTING R-1 ZONING

TRACT 5  
12.84± ACRES  
(NOT INCLUDED)  
EXISTING R-1 ZONING

TRACT 4  
12.84± ACRES  
(NOT INCLUDED)  
EXISTING R-1 ZONING

REV	DATE	REVISIONS	DRAWN	CHK'D