

THIS INSTRUMENT PREPARED BY:  
**CHARLES FRIERSON, III, ATTORNEY**  
100 E. HUNTINGTON  
JONESBORO, AR 72401

# Warranty Deed

**Know All Men By These Presents:**

THAT, the Jonesboro Economic Development Corporation, GRANTOR, by its President and Secretary, for a consideration of the donation of land to the Grantee, does hereby grant, bargain, sell and convey unto the City of Jonesboro, Arkansas, GRANTEE, and unto its successors and assigns forever, the following lands lying in the County of Craighead and State of Arkansas, as described on Exhibit "A" attached hereto.

TO HAVE AND TO HOLD the same unto Grantee and unto its successors and assigns forever, with all appurtenances thereunto belonging. And we hereby covenant with Grantee that we will forever warrant and defend the title to said lands against all claims whatever.

IN TESTIMONY WHEREOF, the name of the Grantor is hereunto affixed by its President and Secretary this 18<sup>th</sup> day of JANUARY, 2007.

ATTEST: [Signature]  
Secretary

Jonesboro Economic Development Corporation  
BY: [Signature]  
President

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### ACKNOWLEDGEMENT

State of Arkansas  
County of Craighead

BE IT REMEMBERED, That on this day came before me, the undersigned, a Notary Public, within and for the county aforesaid, duly commissioned and acting, Wallace W. Fowler, President and Frank Oldham, Secretary of the Jonesboro Economic Development Corporation, and that they, having authority to do so, had executed the foregoing Warranty Deed for the consideration and purpose therein mentioned and set forth by signing the name of the improvement district. .

WITNESS my hand and seal as such Notary Public on this 18 day of January, 2007.

[Signature]  
Notary Public

My commission expires: 10/26/16



## EXHIBIT A

A part of the Northwest Quarter of the Northwest Quarter, the Northeast Quarter of the Northwest Quarter, the Southwest Quarter of the Northwest Quarter and the Southeast Quarter of the Northwest Quarter of Section 28, Township 14 North, Range 5 East, Jonesboro, Craighead County, Arkansas, being more particularly described as follows: Begin at the Northwest corner of Section 28, Township 14 North, Range 5 East; thence South 1° 30' 57" East on the Section line 96.79 feet to the South right-of-way line of Arkansas Highway No. 18, the point of beginning proper; thence with the meanderings with the South right-of-way line of Arkansas Highway No. 18 as follows: South 87° 36' 07" East 46.31 feet; North 83° 27' 45" East 501.22 feet; North 87° 28' 00" East 435.15 feet; North 87° 14' 00" East 330.42 feet; North 87° 14' 00" East 134.73 feet; North 87° 31' 03" East 400.03 feet; North 87° 14' 00" East 121.00 feet to the centerline of Technology Drive East; thence South 1° 33' 58" East along said centerline 1781.60 feet; thence South 87° 20' 09" West 1968.37 feet to the Section line in Butler Ditch; thence North 1° 30' 57" West on the Section line in Butler Ditch 1746.09 feet to the point of beginning proper, containing 80.00 acres, more or less, subject to all rights-of-way and easements of record, and subject to a 30.0 foot Drainage Easement off and across the South side thereof.

## LESS AND EXCEPT:

Part of the Northwest Quarter of the Northwest Quarter and part of the Northeast Quarter of the Northwest Quarter, both in Section 28, Township 14 North, Range 5 East, Craighead County, Arkansas, more particularly described as follows:

Starting at the Southeast Corner of the Northeast Quarter of the Northwest Quarter of Section 28; thence North 00° 04' 13" East along the East line thereof a distance of 1240.64 feet to a point on the Southerly existing right of way line of State Highway 18; thence South 89° 16' 29" West along said existing right of way line a distance of 645.43 feet to the point of beginning; thence South 00° 04' 24" West a distance of 87.79 feet to a point on the Southerly proposed right of way line of State Highway 18; thence South 88° 56' 38" West along said proposed right of way line a distance of 45.19 feet to a point; thence North 51° 57' 44" West along said proposed right of way line a distance of 103.08 feet to a point; thence South 88° 56' 38" West along said proposed right of way line a distance of 750.00 feet to a point; thence South 88° 57' 25" West along said proposed right of way line a distance of 900.00 feet to a point; thence South 72° 08' 15" West along said proposed right of way line a distance of 104.46 feet to a point; thence North 88° 26' 10" West along said proposed right of way line a distance of 111.24 feet to a point on the West line of the Northwest Quarter of the Northwest Quarter of Section 28; thence North 00° 01' 53" East along said West line a distance of 24.08 feet to a point on the Southerly existing right of way line of State Highway 18; thence South 86° 13' 05" East along said existing right of way line a distance of 90.21 feet to a point; thence North 84° 50' 55" East along said existing right of way line a distance of 505.14 feet to a point; thence North 89° 30' 29" East along said existing right of way line a distance of 430.58 feet to a point; thence North 89° 16' 29" East along said existing right of way line a distance of 460.26 feet to a point; thence North 88° 33' 29" East along said existing right of way line a distance of 395.75 feet to a point; thence North 89° 16' 29" East along said existing right of way line a distance of 107.29 feet to the point of beginning and containing 1.07 acres or 46,778 square feet more or less.

DEED BK 742 PG 297 - 298  
 DATE 02/14/2007  
 TIME 09:38:56 AM  
 RECORDED IN  
 OFFICIAL RECORDS OF  
 CRAIGHEAD COUNTY  
 ANN HUDSON  
 CIRCUIT CLERK  
 RECEIPT # 158718, D.C.