

SURVEYOR'S NOTES

1. THIS DRAWING WAS PREPARED FOR ST. BERNARD'S HEALTHCARE.
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 C-1, DOWNTOWN CORE COMMERCIAL DISTRICT. ADJACENT PROPERTIES ARE ZONED C-1. THERE ARE NO STANDARD BUILDING SETBACKS FOR C-1 ZONING. THERE IS NO MAXIMUM HEIGHT LIMITATION IN C-1 ZONING.

DESCRIPTION

LOTS 1 AND 2 OF NASH'S ADDITION TOGETHER WITH LOT 38 AND PART OF LOT 39 OF COBB'S SURVEY OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 14 NORTH, RANGE 4 EAST, TOGETHER WITH PART OF LOTS 1, 2 AND 3 OF RUFFIN'S ADDITION ALL BEING A PART OF THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF LOT 1, NASH'S ADDITION TO THE CITY OF JONESBORO, ARKANSAS, AS RECORDED IN BOOK 29, PAGE 412 IN THE PUBLIC RECORDS OF CRAIGHEAD COUNTY, AT JONESBORO, ARKANSAS; THENCE SOUTH $89^{\circ}44'20''$ EAST, ALONG THE NORTH LINE OF SAID LOT 1 AND THE SOUTH RIGHT-OF-WAY LINE OF JACKSON AVENUE, A DISTANCE OF 124.90 FEET; THENCE NORTH $87^{\circ}47'16''$ EAST, ALONG THE NORTH LINE OF LOT 2 OF SAID NASH'S ADDITION AND CONTINUING ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 120.06 FEET TO THE NORTHEAST CORNER OF SAID LOT 2; THENCE SOUTH $00^{\circ}43'23''$ WEST, ALONG THE EAST LINE OF SAID LOT 2 AND DEPARTING FROM SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 80.68 FEET TO THE SOUTHEAST CORNER OF SAID LOT 2; THENCE NORTH $89^{\circ}44'20''$ WEST, ALONG THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 14.81 FEET TO THE NORTHEAST CORNER OF LOT 38 OF COBB'S SURVEY OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 14 NORTH, RANGE 4 EAST, CRAIGHEAD COUNTY, ARKANSAS, AS RECORDED IN DEED BOOK 29, PAGE 411 IN THE PUBLIC RECORDS OF CRAIGHEAD COUNTY, AT JONESBORO, ARKANSAS; THENCE SOUTH $00^{\circ}43'23''$ WEST, ALONG THE EAST LINE OF SAID LOT 38 AND LOT 39 AND THE SOUTHERLY PROJECTION, A DISTANCE OF 400.33 FEET; THENCE SOUTH $89^{\circ}41'51''$ WEST, A DISTANCE OF 128.66 FEET; THENCE NORTH $89^{\circ}45'15''$ WEST, A DISTANCE OF 90.55 FEET TO A POINT LYING ON THE EASTERLY RIGHT-OF-WAY OF SOUTH CHURCH STREET; THENCE ALONG SAID RIGHT-OF-WAY LINE AS FOLLOWS, NORTH $00^{\circ}18'44''$ EAST A DISTANCE OF 2.53 FEET, NORTH $02^{\circ}19'56''$ WEST A DISTANCE OF 130.08 FEET, NORTH $89^{\circ}16'37''$ WEST A DISTANCE OF 3.86 FEET, NORTH $00^{\circ}43'23''$ EAST, ALONG SAID RIGHT-OF-WAY LINE AND ALONG THE WEST LINE OF LOTS 38 AND 39 OF SAID COBB'S SURVEY AND LOT 1 OF SAID NASH'S ADDITION, A DISTANCE OF 344.60 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL, 110,098 SQ. FT. OR 2.53 ACRES, MORE OR LESS.

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

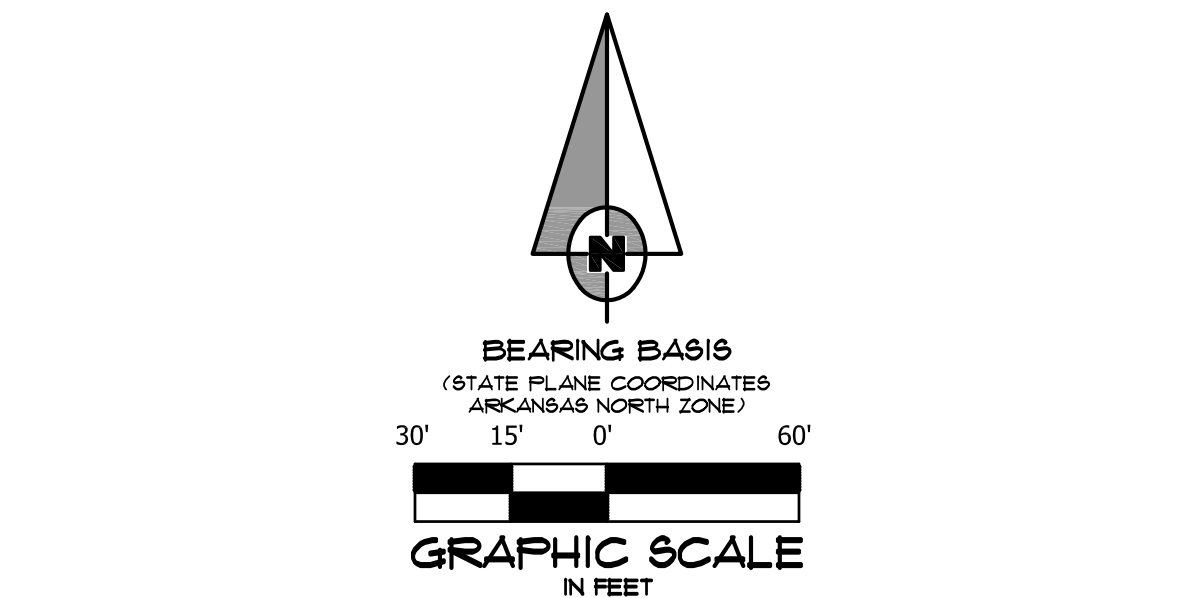
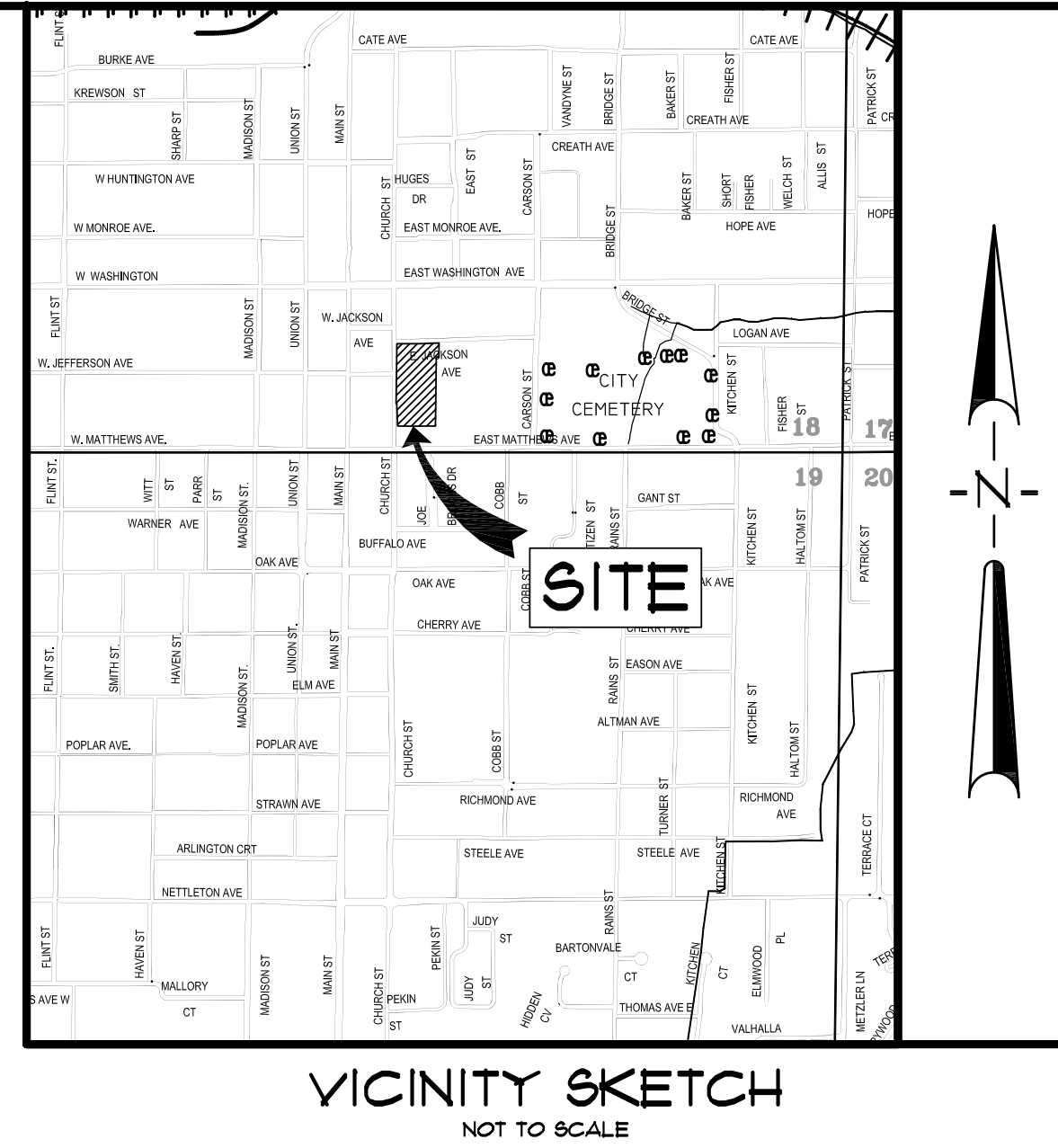
OWNER'S REPLAT CERTIFICATION

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF PROPERTY AS DESCRIBED HEREON, THAT WE ADOPT THE SURVEY AND DEDICATE THE PERPETUAL USE OF ALL STREETS AND EASEMENTS AS NOTED AND FROM THIS DAY FORWARD SAID PROPERTY SHALL BE REFERRED TO AS

BLESSED SACRAMENT REPLAT

TO THE CITY OF JONESBORO, ARKANSAS.

AUTHORIZED REPRESENTATIVE
ROMAN CATHOLIC DIOCESE OF LITTLE ROCK, A CORPORATION SOLE,
FOR THE BENEFIT OF BLESSED SACRAMENT CHURCH.



LEGEND

| | |
|-------------|-------------------------------------|
| — | BOUNDARY LINE |
| - - - | ADJACENT LOT LINE |
| - - - | EASEMENT LINE |
| ● F.I.P. | FOUND 1-1/4" IRON PIPE |
| ● S.I.P. | SET 1-1/4" IRON PIPE W/ P5 #549 CAP |
| ● FND. NAIL | FOUND MAG NAIL |

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT ASSOCIATED ENGINEERING, LLC HAS THIS DATE MADE A REPLAT 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 REPLAT: 05/13/2016

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

BLESSED SACRAMENT REPLAT
CHURCH STREET AND JACKSON AVENUE
IN SECTION 18, T14N, R4E
JONESBORO, ARKANSAS

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

REPLAT

| | | | |
|------------|--------------|----------|--------|
| DATE: | 05/12/16 | DRAWN: | COH |
| CADD FILE: | 15146-002 | CHECKED: | PWL |
| DWG# | 0414182.0114 | SHEET | 1 OF 1 |
| SCALE: | 1" = 30' | | |

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