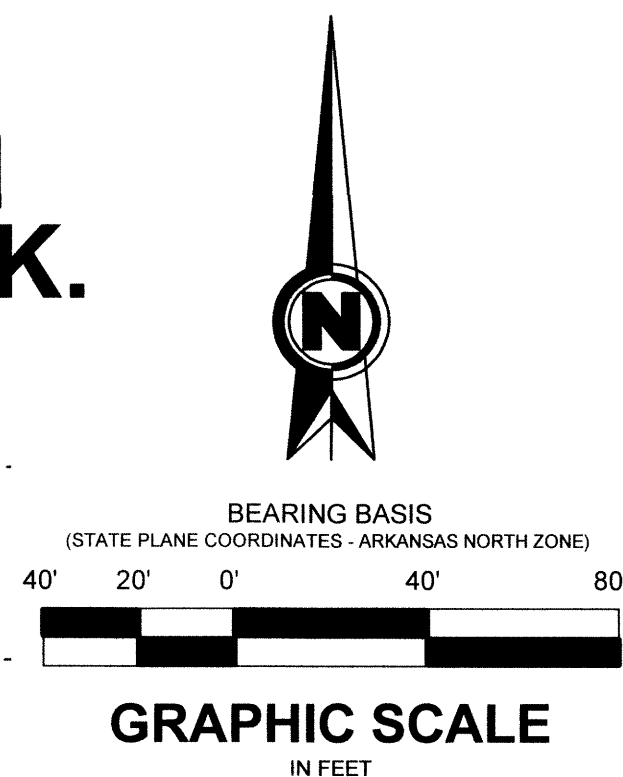
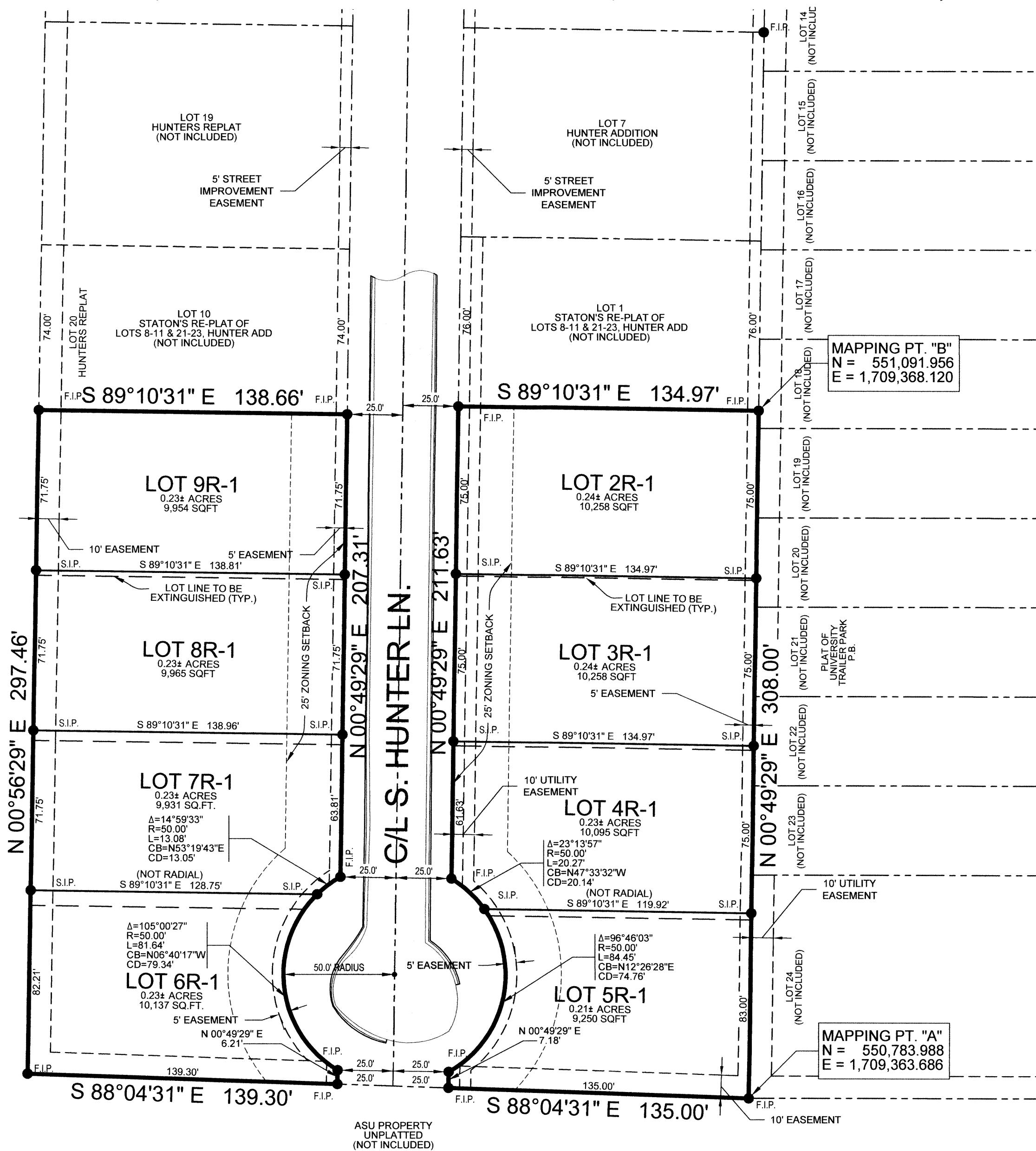


STATON'S SECOND RE-PLAT OF
LOTS 2 THRU 9, STATON'S REPLAT OF
LOTS 8 THRU 11, 21 THRU 23, HUNTER ADDITION
AND LOT 20, HUNTERS REPLAT, JONESBORO, ARK.



LEGEND	
	= BOUNDARY LINE
	= LOT LINES
	= ADJACENT LOT LINES
	= LOT LINES TO BE EXTINGUISHED
	= EASEMENT LINES
	= BUILDING SETBACK LINES
	= FOUND IRON PIPE
	= SET 1-1/4" IRON PIPE W/ PLS #1637 CAP

- SURVEYOR'S NOTES**
- THIS REPLAT WAS PREPARED FOR C3, LLC.
 - NO SEARCH OF THE PUBLIC RECORDS HAS BEEN MADE BY THIS SURVEYOR FOR EASEMENTS, RESTRICTIONS, RESERVATIONS OR RIGHTS-OF-WAY AFFECTING THIS PROPERTY.
 - SUBJECT PROPERTY IS CURRENTLY ZONED R-1, SINGLE-FAMILY MEDIUM DENSITY DISTRICT. ADJACENT PROPERTIES ARE ZONED R-1. STANDARD BUILDING SETBACKS FOR R-1 ZONING ARE AS FOLLOWS:
FRONT=25' SIDE=7.5' REAR=25'
 - SUBJECT PROPERTY IS LOCATED WITHIN "X", AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN, AS DESIGNATED BY FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP FOR JONESBORO, COMMUNITY PANEL 05031C0044C (PANEL 44 OF 200), EFFECTIVE DATE - SEPTEMBER 27, 1991.
 - THE FOLLOWING DOCUMENTS WERE USED TO PREPARE THIS SURVEY:
A. PLAT OF HUNTER ADDITION, JONESBORO, ARKANSAS, PLAT RECORD BOOK 179, PAGE 61, PUBLIC RECORDS OF CRAIGHEAD COUNTY, AT JONESBORO, ARKANSAS.
B. HUNTER'S REPLAT OF LOTS 19 & 20, HUNTER ADDITION, JONESBORO, ARKANSAS, BOOK "C", PAGE 195, PUBLIC RECORDS OF CRAIGHEAD COUNTY, AT JONESBORO, ARKANSAS.
C. PLAT OF UNIVERSITY TRAILER PARK, PLAT DEED RECORD BOOK 158, PAGE 14, PUBLIC RECORDS OF CRAIGHEAD COUNTY, AT JONESBORO, ARKANSAS.
D. STATON'S REPLAT OF LOTS 8 THRU 11, 21 THRU 23, HUNTER ADDITION AND LOT 20, HUNTERS REPLAT, JONESBORO, ARKANSAS, BOOK "C", PAGE 271, PUBLIC RECORDS OF CRAIGHEAD COUNTY, AT JONESBORO, ARKANSAS.

DESCRIPTION

LOTS 2 THRU 5 AND LOTS 6 THRU 9, STATON'S RE-PLAT OF LOTS 8 THRU 11, 21 THRU 23, HUNTER ADDITION, JONESBORO, ARKANSAS, AS RECORDED IN PLAT BOOK "C", AT PAGE 271, PUBLIC RECORDS OF CRAIGHEAD COUNTY, AT JONESBORO, ARKANSAS.

CONTAINING IN ALL 79,848 FT. OR 1.83 ACRES, MORE OR LESS.

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

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT BENCHMARK LAND SURVEYING, INC. 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: 02/23/2018

OWNER'S CERTIFICATION

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF PROPERTY AS DESCRIBED HEREON, THAT WE ADOPT THE PLAN OF SUBDIVISION AND DEDICATE THE PERPETUAL USE OF ALL STREETS AND EASEMENTS AS NOTED.

STAN STATON, OWNER
C3, LLC

NOTE: ELECTRIC SERVICE HAS NOT BEEN ADJUSTED FOR THIS REPLAT. ANY ADJUSTMENTS TO THE UTILITIES WOULD BE INVOICED TO THE DEVELOPER FOR ACTUAL COST.

BENCHMARK LAND SURVEYING, INC.
LAND SURVEYING - CONSTRUCTION LAYOUT SERVICES
2500 ALEXANDER DR., SUITE A
P.O. BOX 1921 - JONESBORO, AR 72403
FAX: 870-336-2060 PH: 870-336-2059

STATON'S SECOND REPLAT		
C3, LLC		
LOTS 2 - 9, STATON'S REPLAT OF LOTS 8 - 11, 21-23 HUNTER ADDITION JONESBORO, ARK.		
BENCHMARK LAND SURVEYING, INC. ARKANSAS C.O.A. #3020		
DATE:	BY:	DESCRIPTION:
03/05/18	KLS	ADD ELECTRIC SERVICE NOTE
04/04/18	KS	ADJUST LOTS 6R-1 THRU 9R-1
500-04N-14E-0-16-210-16-1637		
CADD FILE: 16202-004-R2 SCALE: 1"=40'		
DATE: 04/10/18	SHEET	
DWG#: 0414162-0011-R2	1 OF 1	