


LEGAL DESCRIPTION: Tracts Number (1) One and (6) Six in ALLEN SUBDIVISION of a part of the NE 1/4 of the NE 1/4 and a part of the SE 1/4 of the NE 1/4 in Section 36, Township 20 North, Range 31 West in the City of Bentonville, Benton County, Arkansas, as shown in Plat Record Book "4" at page 253 of the county records.

SURVEYOR'S CERTIFICATION: I hereby certify that the hereon platted and described survey was completed under my supervision on the 5th day of July, 1989, and that Iron Pin Corners were found or set, as shown, to the best of my knowledge and belief. Any easements reflected by the survey are, as shown, to the best of my knowledge.

"There are fenceline encroachments pertaining to the above described property as shown on plat."

Ronald L. Ridout, R.L.S. # 529, Arkansas 1812 South "J" Street Rogers, Arkansas 72756



CURVE TABLE

DELTA RADIUS ARC LENGTH CH. LENGTH 371.00 CH. BEARING S 00°29'29" E

DELTA RADIUS ARC LENGTH CH. LENGTH CH. BEARING S 02°21′54" W

DELTA RADIUS ARC LENGTH CH. LENGTH CH. BEARING S 00°21'44" W

DELTA
RADIUS
ARC LENGTH
CH. LENGTH CH. BEARING S 02°29'38" E

SURVEY DESCRIPTION: (TRACT B)

BEGINNING AT THE NE CORNER OF LOT 2, ALLEN SUBDIVISION TO THE CITY OF BENTONVILLE, SAID POINT BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY 71B; THENCE ALONG SAID RIGHT-OF-WAY LINE ON A CURVE TO THE LEFT, SAID CURVE HAVING A DELTA ANGLE OF 1°30'39", A RADIUS OF 2944.87 FEET, AND AN ARC LENGTH OF 77.65 FEET; THENCE LEAVING SAID RIGHT-OF-WAY LINE N 89°30'11" W A DISTANCE OF 222.96 FEET; THENCE S 00°13'33" W A DISTANCE OF 128.67 FEET; THENCE S 89°37'24" E A DISTANCE OF 222.65 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY 71B; THENCE ALONG SAID RIGHT-OF-WAY LINE ON A CURVE TO THE LEFT, SAID CURVE HAVING A DELTA ANGLE OF 3°13'04", A RADIUS OF 2944.87 FEET AND AN ARC LENGTH OF 165.39 FEET; THENCE LEAVING SAID RIGHT-OF-WAY LINE N 89°37'24" W A DISTANCE OF 304.57 FEET; THENCE N 00°13'33" W A DISTANCE OF 371.59 FEET; THENCE S 89°30'11" E A DISTANCE OF 299.93 FEET TO THE POINT OF BEGINNING, CONTAINING 1.8873 ACRES OR 82,210.79 MORE OR LESS.

SURVEY DESCRIPTION: (TRACT A)

MY COMMISSION EXPIRES_

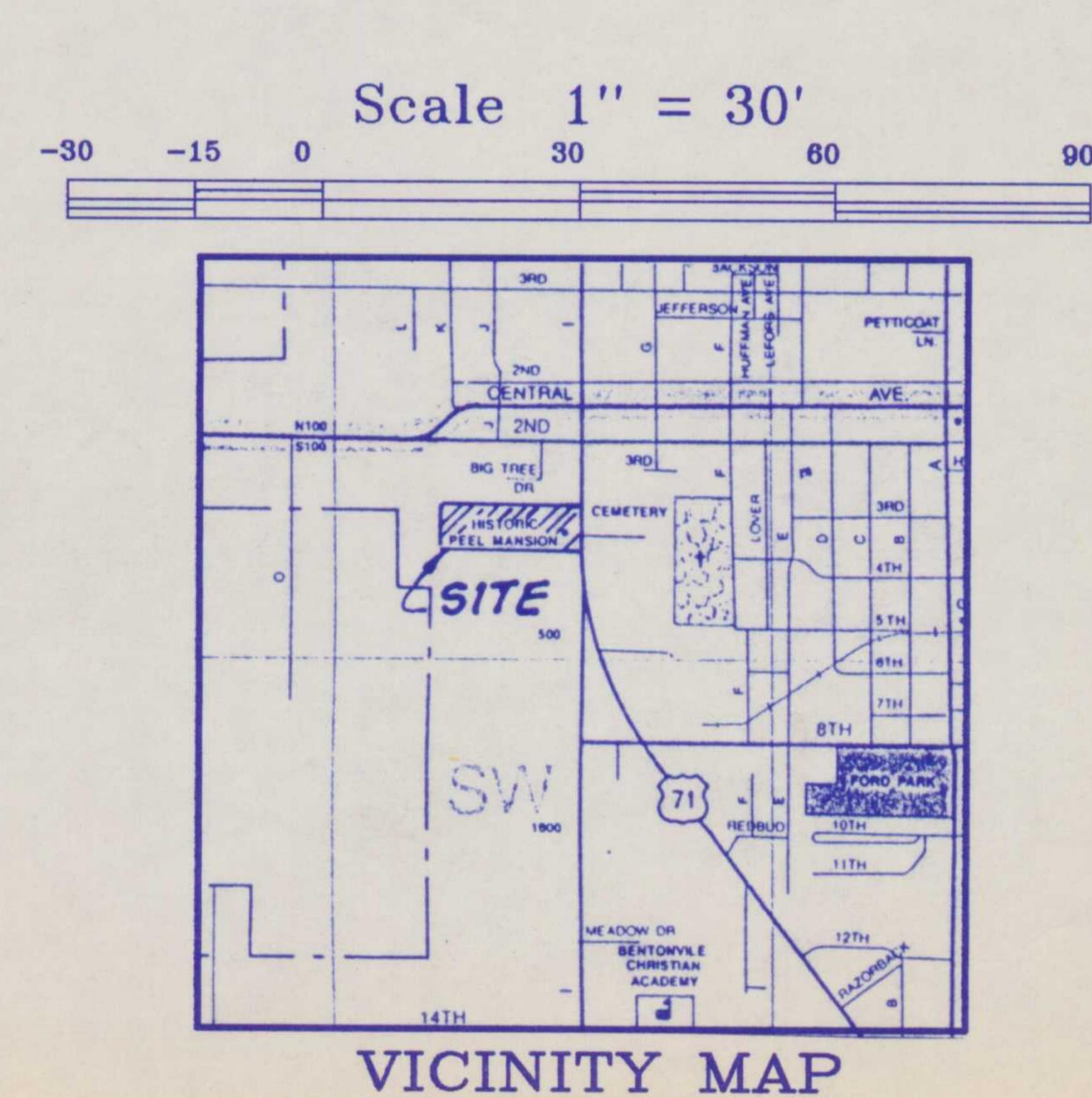
COMMENCING AT THE NE CORNER OF LOT 2, ALLEN SUBDIVISION TO THE CITY OF BENTONVILLE, SAID POINT BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY 71B; THENCE ALONG SAID RIGHT-OF-WAY LINE ON A CURVE TO THE LEFT, SAID CURVE HAVING A DELTA ANGLE OF 1°30'39", A RADIUS OF 2944.87 FEET, AND AN ARC LENGTH OF 77.65 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID RIGHT-OF-WAY LINE ALONG A CURVE TO THE LEFT, SAID CURVE HAVING A DELTA ANGLE OF 2°29'40", A RADIUS OF 2944.87 FEET, AND AN ARC LENGTH OF 128.21 FEET; THENCE LEAVING SAID RIGHT-OF-WAY LINE N 89°37'24" W A DISTANCE OF 222.65 FEET; THENCE N 00°13'33" F A DISTANCE OF 128.67 FEET; THENCE S 89°30'11" E A DISTANCE OF 222.96 FEET TO THE POINT OF BEGINNING, CONTAINING 0.6556 ACRES OR 28,557.94 SQUARE FEET MORE OR LESS.

BEARINGS ARE BASED ON A FIELD SURVEY RECORDED IN PLAT BOOK 18 AT PAGE 193 OF THE BENTON CO. RECORDS.

SUE HODGES

Cierk and Recorder

BENTON COUNTY, ARK.



SET IRON PIN FOUND IRON PIN PROPERTY LINE

NOTE: THIS PROPERTY IS CURRENTLY ZONED R-B.

FLOOD CERTIFICATION:

THIS PROPERTY IS NOT LOCATED WITHIN ANY PRESENTLY ESTABLISHED VILLE, ARKANSAS. COMMUNITY PANEL NUMBER 05007C0045 E REVISED DATE SEPTEMBER 18, 1991.

SURVEYOR'S DECLARATION:

I HEREBY DECLARE THAT I HAVE THIS DAY COMPLETED A SURVEY OF THE ABOVE DESCRIBED PROPERTY. THE PROPERTY LINES AND CORNER AS SHOWN ON THIS PLAT.

11-21-91

MICHAEL R. MURPHY & CHRISTINE H. MURPHY

ENGINEERING

110 W. CENTRAL AVE. (501) 273-9472 BENTONVILLE, ARKANSAS DRAWN BY: SCD DATE: NOVEMBER 15, 1991 CHECKED BY: SCD/TEP FILE NO: 5352 S/TEP

> SCALE: 1" = 30' SHEET

STATE OF ARKANSAS

