



PLAT OF SURVEY
 FOR DUNCAN TRACTS 1, 2 & 3

TRACT 1
 A PART OF THE SEV4 OF THE NEV4 OF SECTION 15, TOWNSHIP 17 NORTH, RANGE 31 WEST AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHEAST CORNER OF SAID FORTY ACRE TRACT; THENCE N1°40'52"E ALONG THE EAST LINE OF SAID FORTY ACRE TRACT TO THE POINT OF BEGINNING AND RUNNING THENCE N88°42'53"E 502.47 FEET; THENCE S88°44'47"E 335.01 FEET; THENCE S1°42'53"E 50.00 FEET TO THE POINT OF BEGINNING, CONTAINING 5.00 ACRES, MORE OR LESS, WASHINGTON COUNTY, ARKANSAS.

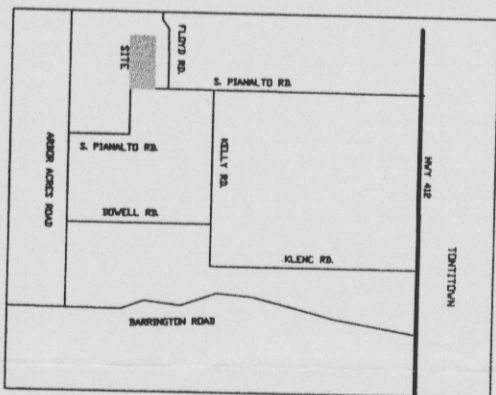
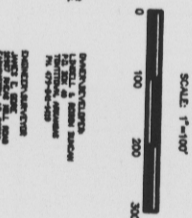
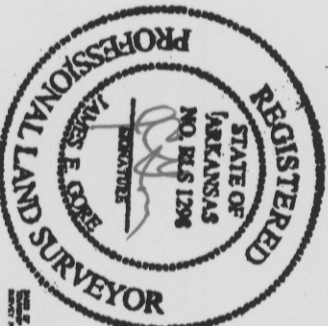
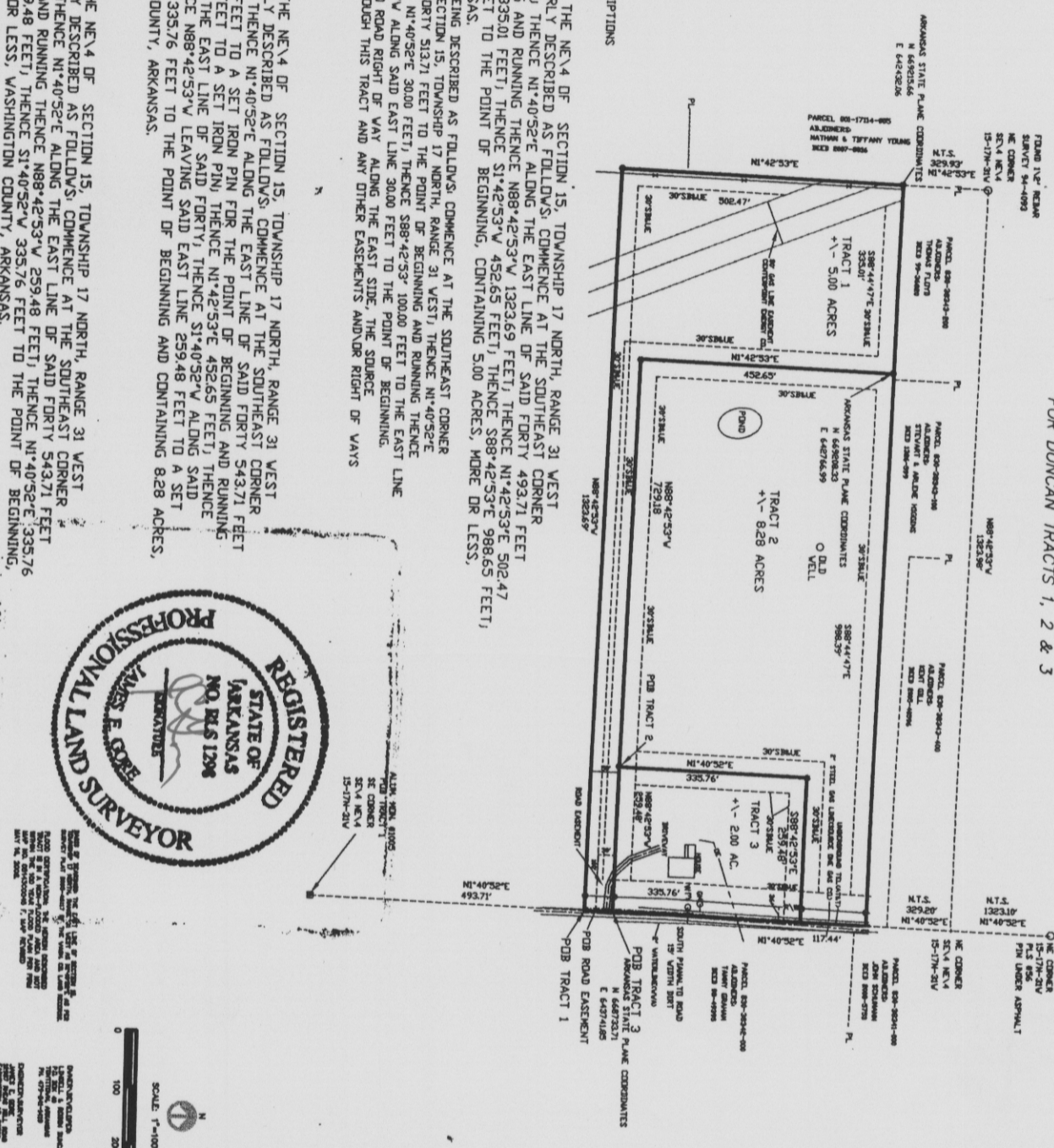
SUBJECT TO A ROAD EASEMENT BEING DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHEAST CORNER OF THE SEV4 OF THE NEV4 OF SECTION 15, TOWNSHIP 17 NORTH, RANGE 31 WEST; THENCE N88°42'53"E 100.00 FEET; THENCE N1°40'52"E 30.00 FEET TO THE POINT OF BEGINNING AND RUNNING THENCE N88°42'53"E 100.00 FEET; THENCE S88°42'53"E 100.00 FEET TO THE EAST LINE OF SAID FORTY ACRE TRACT; THENCE S1°40'52"E ALONG SAID EAST LINE 30.00 FEET TO THE POINT OF BEGINNING. SUBJECT TO THE SOUTH PINNACLO ROAD RIGHT OF WAY ALONG THE EAST SIDE OF THE SQUARE GAS LINE EASEMENT RUNNING THROUGH THIS TRACT AND ANY OTHER EASEMENTS AND/OR RIGHT OF VAYS OF RECORD.

TRACT 2
 A PART OF THE SEV4 OF THE NEV4 OF SECTION 15, TOWNSHIP 17 NORTH, RANGE 31 WEST AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHEAST CORNER OF SAID FORTY ACRE TRACT; THENCE N1°40'52"E ALONG THE EAST LINE OF SAID FORTY ACRE TRACT 543.71 FEET; THENCE N88°42'53"E 259.48 FEET TO A SET IRON PIN FOR THE POINT OF BEGINNING AND RUNNING THENCE S88°44'47"E 988.39 FEET TO THE EAST LINE OF SAID FORTY ACRE TRACT; THENCE N1°42'53"E 452.65 FEET; THENCE EAST LINE 117.43 FEET; THENCE N88°42'53"E LEAVING SAID EAST LINE 259.48 FEET TO A SET IRON PIN; THENCE S1°40'52"E 335.76 FEET TO THE POINT OF BEGINNING AND CONTAINING 8.28 ACRES, MORE OR LESS, WASHINGTON COUNTY, ARKANSAS.

TRACT 3
 A PART OF THE SEV4 OF THE NEV4 OF SECTION 15, TOWNSHIP 17 NORTH, RANGE 31 WEST AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHEAST CORNER OF SAID FORTY ACRE TRACT; THENCE N1°40'52"E ALONG THE EAST LINE OF SAID FORTY ACRE TRACT 543.71 FEET TO THE POINT OF BEGINNING AND RUNNING THENCE N88°42'53"E 259.48 FEET; THENCE S88°44'47"E 988.39 FEET TO THE POINT OF BEGINNING AND CONTAINING 2.00 ACRES, MORE OR LESS, WASHINGTON COUNTY, ARKANSAS.

ALSO, A ROAD EASEMENT BEING DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHEAST CORNER OF THE SEV4 OF THE NEV4 OF SECTION 15, TOWNSHIP 17 NORTH, RANGE 31 WEST; THENCE N1°40'52"E ALONG THE EAST LINE OF SAID FORTY ACRE TRACT 513.71 FEET TO THE POINT OF BEGINNING AND RUNNING THENCE N88°42'53"E 100.00 FEET; THENCE S88°42'53"E 100.00 FEET TO THE EAST LINE OF SAID FORTY ACRE TRACT; THENCE S1°40'52"E ALONG SAID EAST LINE 30.00 FEET TO THE EAST LINE SUBJECT TO THE SOUTH PINNACLO ROAD RIGHT OF WAY ALONG THE EAST SIDE, AND ANY OTHER EASEMENTS AND/OR RIGHT OF VAYS OF RECORD.

BOUNDARY DESCRIPTIONS



LEGEND

- +—+—+— Section Corner
- +—+—+— Township Corner
- +—+—+— Range Corner
- +—+—+— Section Boundary
- +—+—+— Township Boundary
- +—+—+— Range Boundary
- +—+—+— Section Boundary / Township Boundary
- +—+—+— Township Boundary / Range Boundary
- +—+—+— Section Boundary / Range Boundary
- +—+—+— Township Boundary / Section Boundary
- +—+—+— Range Boundary / Township Boundary
- +—+—+— Section Boundary / Range Boundary
- +—+—+— Township Boundary / Range Boundary
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- +—+—+— Range Boundary / Township Boundary
- +—+—+— Section Boundary / Range Boundary
- +—+—+— Township Boundary / Range Boundary
- +—+—+— Range Boundary / Township Boundary

SURVEY OF DUNCAN TRACTS			
TONTITOWN, ARKANSAS			
JOB NO.	SCALE	DRAWN BY	DATE
T-103	1" = 100'	J.E.G.	3/22/13
CONDE ENGINEERING & LAND SURVEYING, INC. FARRINGTON, ARKANSAS			