

TRACT SPLIT

PARENT TRACT - PARCEL 001-17233-000
 A PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 17 NORTH, RANGE 31 WEST, WASHINGTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT: BEGINNING AT A POINT WHICH IS N02°24'13"E 400.00' FROM THE SOUTHWEST CORNER OF SAID TWENTY-ONE (21) ACRE TRACT, SAID POINT BEING A SET IRON PIN, AND RUNNING THENCE S02°24'13"E 613.67' TO A FOUND IRON PIN, THENCE S86°46'07"E 427.86' TO A FOUND IRON PIN, THENCE S02°24'08"W 613.67' TO A FOUND IRON PIN, THENCE S86°41'03"W 428.06' TO THE POINT OF BEGINNING, CONTAINING 6.03 ACRES MORE OR LESS, SUBJECT TO EASEMENTS AND RIGHTS-OF-WAY ON RECORD, IF ANY.

TRACT 1
 A PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 17 NORTH, RANGE 31 WEST, WASHINGTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT: BEGINNING AT A POINT WHICH IS N02°24'13"E 400.00' FROM THE SOUTHWEST CORNER OF SAID SECTION 22, SAID POINT BEING A SET IRON PIN, AND RUNNING THENCE N02°24'13"E 613.67' TO A FOUND IRON PIN, THENCE S86°46'07"E 427.86' TO A FOUND IRON PIN, THENCE S02°24'08"W 236.03' TO A SET IRON PIN, THENCE S89°01'45"W 208.66' TO A SET IRON PIN, THENCE S02°23'57"W 208.66' TO A SET IRON PIN, THENCE S89°02'36"W 208.66' TO A SET IRON PIN, THENCE S02°24'08"W 169.54' TO A SET IRON PIN, THENCE S86°41'03"W 428.06' TO THE POINT OF BEGINNING, CONTAINING 5.03 ACRES MORE OR LESS, SUBJECT TO EASEMENTS AND RIGHTS-OF-WAY ON RECORD, IF ANY.

TRACT 2
 A PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 17 NORTH, RANGE 31 WEST, WASHINGTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT: BEGINNING AT A POINT WHICH IS N02°24'13"E 400.00', S86°41'03"E 428.06' AND N02°22'47"E 169.53' FROM THE SOUTHWEST CORNER OF SAID TWENTY-ONE (21) ACRE TRACT, SAID POINT BEING A SET IRON PIN, AND RUNNING THENCE S89°02'36"W 208.66' TO A SET IRON PIN, THENCE N02°23'57"E 208.66' TO A SET IRON PIN, THENCE S89°01'45"W 208.66' TO THE POINT OF BEGINNING, CONTAINING 1.00 ACRES MORE OR LESS, SUBJECT TO EASEMENTS AND RIGHTS-OF-WAY ON RECORD, IF ANY.

Legend of Symbols & Abbreviations

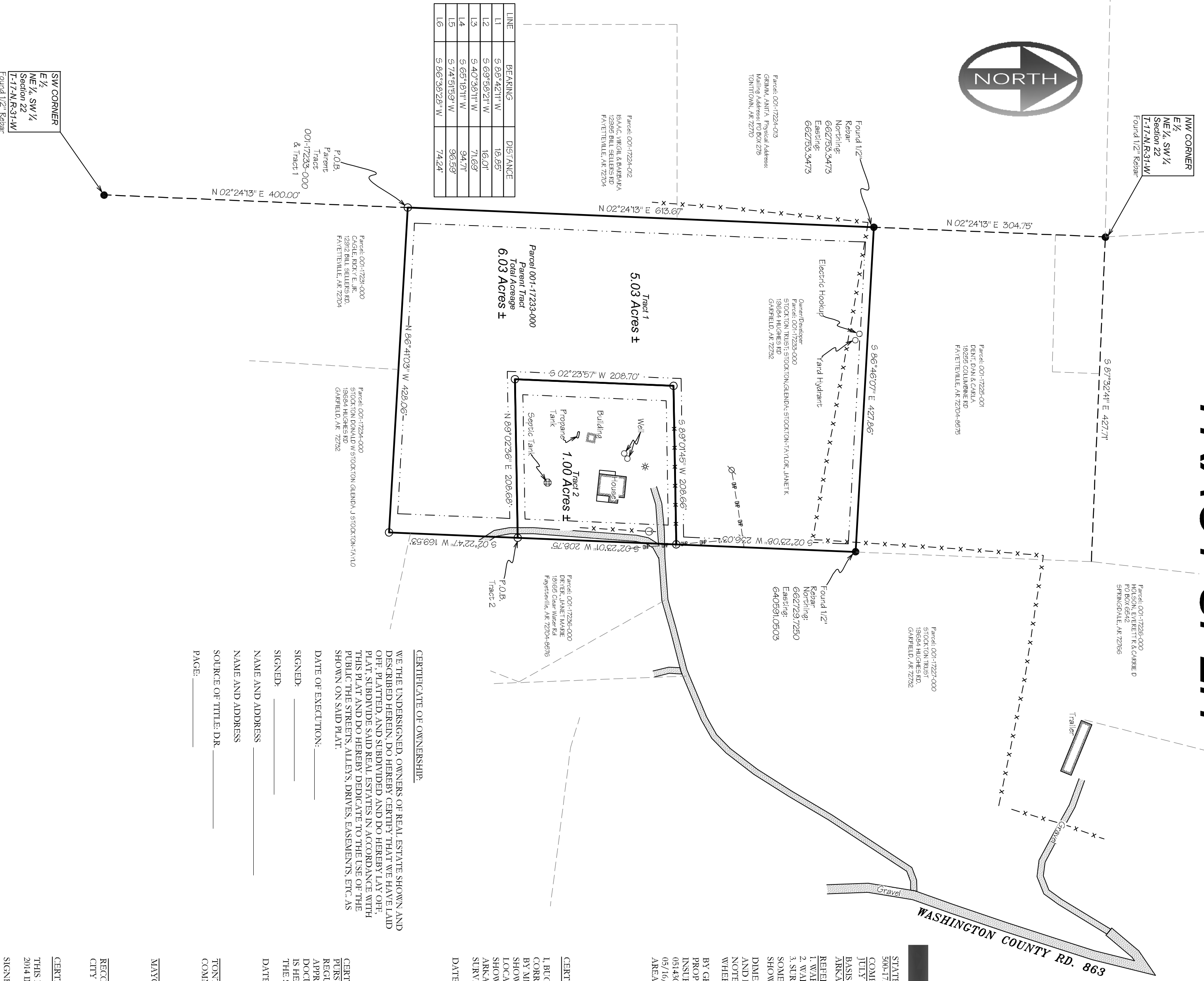
- BOUNDARY LINE
- PORTY LINE
- CENTERLINE OF ROAD
- RIGHT-OF-WAY
- OPENED POWER LINE
- OPENED POWER LINE
- BUILDING SETBACK & UTILITY EASEMENT
- FOUND MONUMENT (65 WORD)
- SET 1/2" REBAR & CAP
- COMPUTED POINT
- POWER POLE
- TELEPHONE FEEDER/AL
- LIGHT
- POINT OF BEGINNING
- PIZZA
- NOT TO SCALE

Zoning & Setback Information

ZONING: AG/ZS RES
 BUILDING SETBACKS: FRONT: 25' (S.B. & E.E.)
 SIDE: 10'
 REAR: 20'



LINE	BEARING	DISTANCE
L1	S 68° 42' 11" W	18.95'
L2	S 69° 56' 21" W	16.07'
L3	S 40° 36' 11" W	71.63'
L4	S 65° 18' 11" W	94.71'
L5	S 74° 51' 59" W	36.55'
L6	S 66° 38' 28" W	74.24'



CERTIFICATE OF OWNERSHIP:

WE, THE UNDERSIGNED, OWNERS OF REAL ESTATE SHOWN AND DESCRIBED HEREIN, DO HEREBY CERTIFY THAT WE HAVE Laid OUT, PLATTED, AND SUBDIVIDED AND DO HEREBY LAY OUT, PLAT, SUBDIVIDE SAID REAL ESTATES IN ACCORDANCE WITH THIS PLAT AND DO HEREBY DEDICATE TO THE USE OF THE PUBLIC THE STREETS, ALLEYS, DRIVES, EASEMENTS, ETC., AS SHOWN ON SAID PLAT.

DATE OF EXECUTION: _____
 SIGNED: _____
 NAME AND ADDRESS: _____
 SOURCE OF TITLE, DR. _____
 PAGE: _____

Miscellaneous Notes

STATE RECORDING NUMBER: 500-17N-31W-4-23-302-721532
 COMPLETED FIELD WORK: JULY 23, 2015
 ARKANSAS STATE PLANE, NORTH ZONE, NAD 83
 BASIS OF BEARING:
 1. WARRANT DEED FILED IN DEED BOOK 97 AT PAGE 63810.
 2. WARRANT DEED FILED IN DEED BOOK 203 AT PAGE 8463.
 3. SURVEY PLAT FILED IN PLAT BOOK # AT PAGE #.
 SOME FEATURES SHOWN ON THIS PLAT MAY BE SHOWN OUT OF SCALE FOR CLARITY.
 DIMENSIONS ON THIS PLAT ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF UNLESS OTHERWISE NOTED. MONUMENTS WERE FOUND AT POINTS WHERE INDICATED.
 BY GRAPHIC PLOTTING ONLY. NO PORTION OF THIS PROPERTY IS IN ZONE "A" OR "B" OF THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 0514F0045F, WHICH BEARS AN EFFECTIVE DATE OF 05/16/2008 AND IS NOT IN A SPECIAL FLOOD HAZARD AREA.

CERTIFICATE OF SURVEYING ACCURACY:

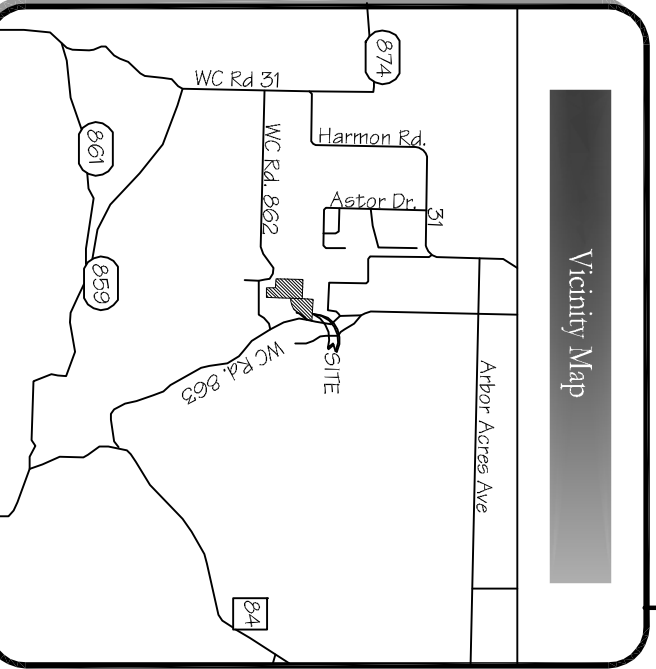
I, BUCKLEY BLEW, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A BOUNDARY SURVEY MADE BY ME AND BOUNDARY MARKERS AND LOT CORNERS SHOWN HEREON ACTUALLY EXIST AND THEIR LOCATION, TYPE AND MATERIAL ARE CORRECTLY SHOWN AND ALL MINIMUM REQUIREMENTS OF THE ARKANSAS MINIMUM STANDARDS FOR LAND SURVEYS HAVE BEEN MET.

DATE OF EXECUTION: _____
 SIGNED: _____
 REGISTERED LAND SURVEYOR
 NO. 1532
 STATE OF ARKANSAS

CERTIFICATE OF APPROVAL:

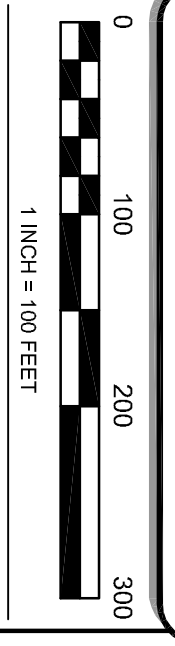
PERTAINING TO THE TOWNSHIP SUBDIVISION REGULATIONS AND ALL OTHER CONDITIONS AND APPROVALS HAVING BEEN CONSIDERED, THIS PLAT IS HEREBY APPROVED. THIS CERTIFICATE IS HEREBY ENTERED UNDER THE AUTHORITY OF THE SAID RULES AND REGULATIONS.

DATE OF EXECUTION: _____
 SIGNED: _____
 TOWNSHIP PLANNING COMMISSION CHAIRMAN
 MAYOR, CITY OF TONTTOWN
 RECORDED/TREASURER
 CITY OF TONTTOWN
 THIS DOCUMENT FIELD FOR RECORD 2014 IN PLAT BOOK NO. _____ PAGE _____ DAY.
 SIGNED: _____
 CIRCUIT CLERK

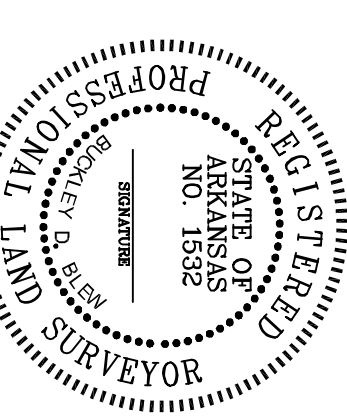


Utility Notes

THE LOCATION OF UTILITIES SHOWN HEREON ARE FROM OBSERVED EVIDENCE OF ABOVE GROUND UTILITIES. ONLY. THE SURVEYOR WAS NOT PROVIDED WITH UNDERGROUND PLANS OR SURFACE GROUND MARKINGS TO DETERMINE THE LOCATION OF ANY SUBTERRANEAN USES.
 BEFORE DIGGING IN THIS AREA, CALL "ONE CALL" 811 FOR FIELD LOCATIONS. REQUEST FOR GROUND MARKINGS OF UNDERGROUND UTILITY LINES.



I HEREBY CERTIFY THIS TO BE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF ON THIS THE 23RD DAY OF JULY, 2015.



IF THE SIGNATURE ON THIS SEAL IS NOT ORIGINAL, AND NOT IN FULL COMPLIANCE WITH THE ASSURED THAT CERTIFICATIONS SHALL NOT APPLY TO ANY COPY THAT DOES NOT BEAR AN ORIGINAL SEAL AND SIGNATURE

BLEW & ASSOCIATES, PA
 CIVIL ENGINEERS & LAND SURVEYORS

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 FAYETTEVILLE, ARKANSAS 72703
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 FAX: 479.582.1883
 www.blewinc.com

Certificate of Authorization No 1534

DRAWN BY & DATE	REVIEWED BY	SURVEYED BY
M.B. 8-3-2015	W.L.	W.A.

FOR THE USE AND BENEFIT OF:
 LARRY & JUDY CLINCKSDALE

LOCATIONS:
 SECTION 22, TOWNSHIP 17 NORTH, RANGE 31 WEST