

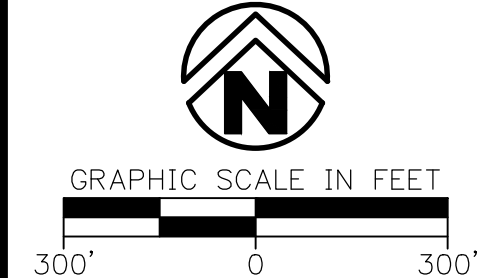
FOR USE AND BENEFIT OF: WILSON AUCTIONEERS

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE MOST CURRENT ARKANSAS STATE MINIMUM STANDARDS FOR SURVEYS OF THIS TYPE. THE FIRM OF CRAFTON TULL & ASSOCIATES, INC. IS A PROFESSIONAL CORPORATION UNDER THE PROFESSIONAL CORPORATION ACT, CHAPTER 12, SECTION 12-101, ARKANSAS CODE ANNOTATED.

DATE OF PLAT: 05/13/2020

05/13/2020 9:13:30 AM

NICHOLAS TUCKER, LS #1755



BASIS OF BEARINGS

STATE PLANE COORDINATES
ARKANSAS NORTH ZONE, NAD 1983
U.S. SURVEY FOOT
BEARING: GRID
DISTANCE: GRID
COMBINED SCALE FACTOR: 1.000202859004
CONVERGENCE ANGLE: -002° 31' 38.22139287"
VALUES TAKEN AT THE P.O.B. OF TRACT 1

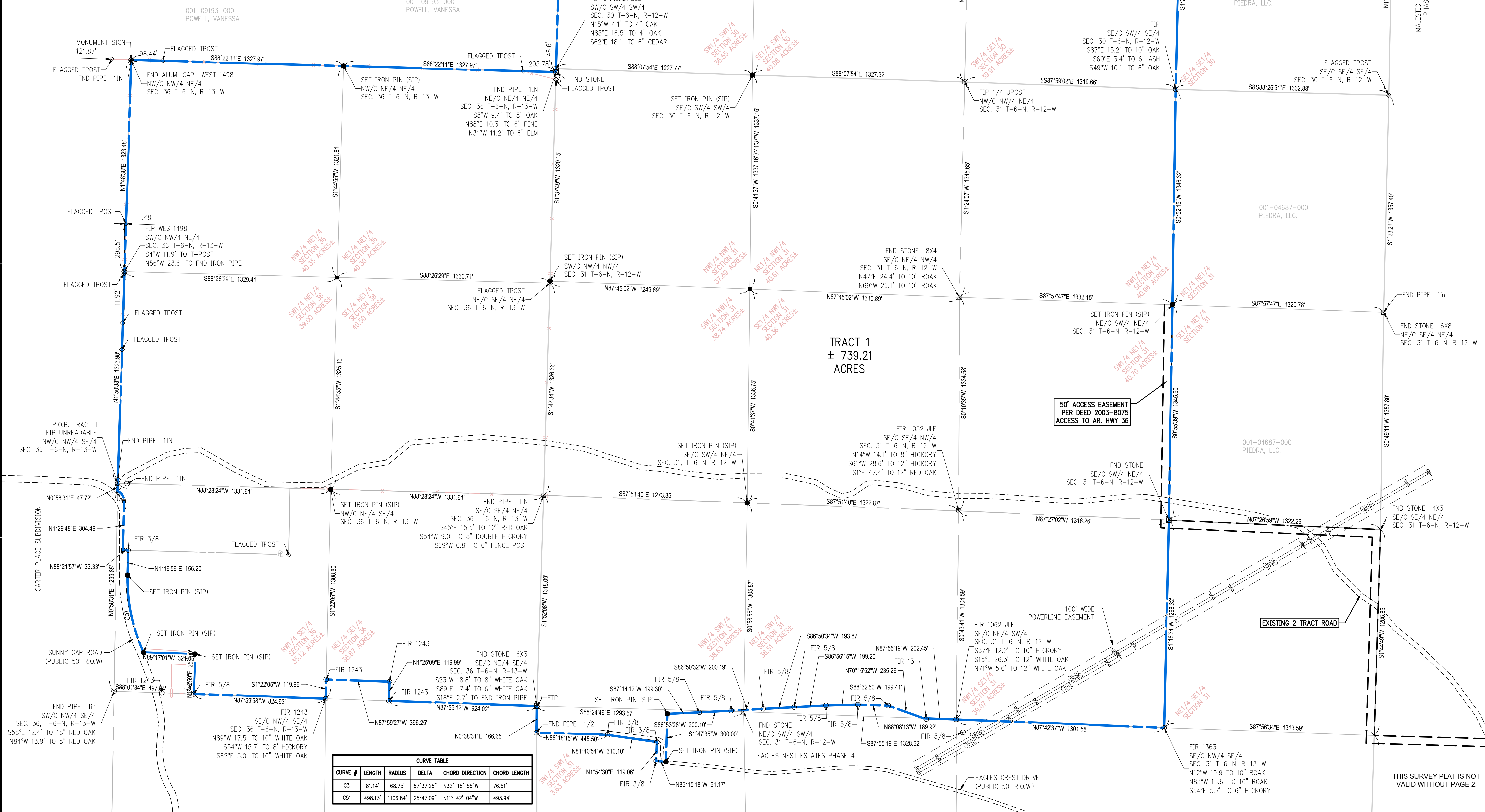
LEGEND

- EXISTING MONUMENT AS DESCRIBED
- CALCULATED LOT CORNER
- SET 5/8" REBAR WITH CAP, LS #1755
- EXISTING POWER POLE

- PROPERTY LINE
- SECTION LINES
- QUARTER LINES
- SIXTEENTH LINES
- RIGHT-OF-WAY LINES
- ROAD CENTERLINE
- CHAIN LINK FENCE
- EXISTING EASEMENT LINES
- BARBED WIRE FENCE
- EXISTING ASPHALT
- EXISTING GRAVEL

STATE PLAT CODES

- 500-06N-12W-0-30-300-23-1755
- 500-06N-12W-0-30-200-23-1755
- 500-06N-12W-0-31-400-23-1755
- 500-06N-12W-0-31-100-23-1755
- 500-06N-12W-0-31-300-23-1755
- 500-06N-12W-0-31-240-23-1755
- 500-06N-13W-0-36-200-23-1755
- 500-06N-13W-0-36-100-23-1755



CURVE TABLE				
CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION
C3	81.14'	68.75'	67°37'26"	N32°18'55"W
C51	498.13'	1106.84'	25°47'09"	N11°42'04"W

- RECORD INFORMATION
- GLO PLAT OF RECORD OF TOWNSHIP
 - WARRANTY DEED, BOOK 2002, PAGE 27148, FAULKNER COUNTY CIRCUIT CLERK'S OFFICE
 - WARRANTY DEED, BOOK 2003, PAGES 8075 - 8078, 8080, 1723 - 1724, 4076, 4066, AND 4068, FAULKNER COUNTY CIRCUIT CLERK'S OFFICE
 - WARRANTY DEED, BOOK 2004, PAGE 4718, FAULKNER COUNTY CIRCUIT CLERK'S OFFICE
 - WARRANTY DEED, BOOK 2007, PAGES 5594 AND 5596, FAULKNER COUNTY CIRCUIT CLERK'S OFFICE
 - PREVIOUS SURVEY PERFORMED BY PS #671, DATED 05-06-1988.
 - PREVIOUS SURVEY PERFORMED BY PS #1363, DATED 06-09-2003.
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 - PREVIOUS SURVEY PERFORMED BY PS #231, DATED 04-16-1996.
 - PREVIOUS SURVEY PERFORMED BY PS #1755, DATED 03-28-2016.
 - PREVIOUS SURVEY PERFORMED BY PS #1552, DATED 03-23-2018.
 - PREVIOUS SURVEY PERFORMED BY PS #1062, DATED 02-13-1991.
 - PREVIOUS SURVEY PERFORMED BY PS #1498, DATED 01-12-2007.

AUCTION EXHIBIT

PARTS OF SECTION 36, T-6-N, R-13-W

PARTS OF SECTIONS 30 AND 31, T-6-N, R-12-W

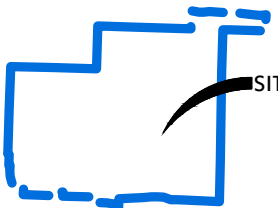
ROLLING HILLS RANCH PROPERTY

PREPARED FOR:

WILSON AUCTIONEERS

CONWAY, FAULKNER COUNTY

ARKANSAS



DELTA	DESCRIPTION	DATE

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1000 Ledgeview Dr.
Conway, Arkansas 72034

Crafton Tull
engineering | surveying

501.328.3316 | 501.328.3325 f
www.craftontull.com

CERTIFICATE OF AUTHORIZATION

2019 Crafton, Tull & Associates, Inc.

PROJECT NO: 20201700

ISSUE DATE: 05/12/2020

CONTACT: N.TUCKER

CHECKED BY:

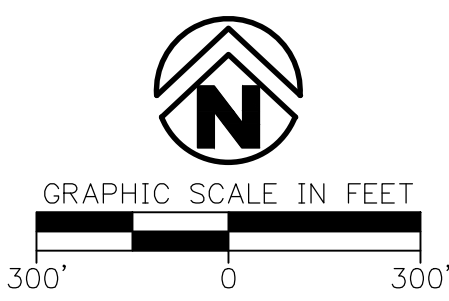
SHEET NO:

DRAWING CLOUDS NOT TO BE USED FOR RECORDING. ALL RECORDS REMAINING IN THE PUBLIC DOMAIN. THIS DRAWING IS THE PROPERTY OF CRAFTON TULL & ASSOCIATES, INC. AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM. WITHOUT THE WRITTEN PERMISSION OF CRAFTON TULL & ASSOCIATES, INC.

LEGAL DESCRIPTION

PART OF THE NORTHEAST QUARTER AND PART OF THE SOUTHEAST QUARTER, ALL IN SECTION 36, TOWNSHIP 6 NORTH, RANGE 13 WEST, AND PART OF THE SOUTHEAST QUARTER AND PART OF THE SOUTHWEST QUARTER, ALL IN SECTION 30, TOWNSHIP 6 NORTH, RANGE 12 WEST, AND PART OF SECTION 31, TOWNSHIP 6 NORTH, RANGE 12 WEST, ALL IN FAULKNER COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

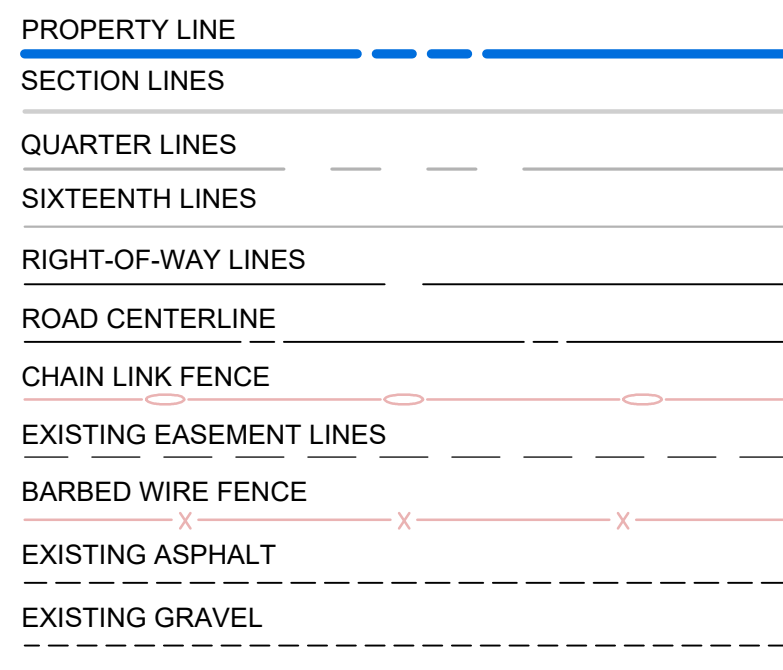
BEGINNING AT FOUND 1" PIPE, SAID POINT BEING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 36; THENCE ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, N1°50'38"E A DISTANCE OF 1,323.98 FEET TO A FOUND IRON REBAR, SAID POINT BEING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF NORTHEAST QUARTER; THENCE ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF NORTHEAST QUARTER, N1°48'38"E A DISTANCE OF 1,323.48 FEET TO A FOUND ALUMINUM MONUMENT, SAID POINT BEING THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF NORTHEAST QUARTER; THENCE ALONG THE NORTH LINE OF NORTHWEST QUARTER OF THE NORTHWEST QUARTER, S88°22'11"E A DISTANCE OF 1,327.97 FEET TO A SET 5/8" REBAR, SAID POINT BEING AT THE NORTHWEST CORNER OF NORTHEAST QUARTER OF NORTHEAST QUARTER; THENCE ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF NORTHEAST QUARTER, S88°22'11"E A DISTANCE OF 1,327.97 FEET TO A FOUND PIPE, SAID POINT BEING AT THE NORTHEAST CORNER OF SAID NORTHEAST QUARTER OF NORTHEAST QUARTER OF SECTION 36; THENCE ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SOUTHWEST QUARTER OF SECTION 30, N1°37'26"E A DISTANCE OF 1,333.24 FEET TO A FOUND STONE, SAID POINT BEING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 30; THENCE ALONG THE NORTH LINE OF THE SAID SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER, S88°08'09"E A DISTANCE OF 1,215.53 FEET TO A SET 5/8" REBAR, SAID POINT BEING THE NORTHWEST CORNER OF SOUTHEAST QUARTER OF SOUTHWEST QUARTER; THENCE ALONG THE NORTH LINE OF THE SAID SOUTHEAST QUARTER OF SOUTHWEST QUARTER, S88°08'09"E A DISTANCE OF 1,331.86 FEET TO A SET 5/8" REBAR, SAID POINT BEING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER; THENCE ALONG THE NORTH LINE OF THE SAID SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER, S88°17'30"E A DISTANCE OF 331.13 FEET TO A SET 5/8" REBAR; THENCE N2°11'13"E A DISTANCE OF 559.29 FEET TO A POINT ON THE CENTERLINE OF LANCE DRIVE; THENCE ALONG THE CENTERLINE OF LANCE DRIVE FOR THE FOLLOWING EIGHT (8) COURSES AND DISTANCES; THENCE S78°14'26"E A DISTANCE OF 243.11 FEET TO A POINT; THENCE N89°23'42"E A DISTANCE OF 127.57 FEET TO A POINT; THENCE N83°17'57"E A DISTANCE OF 197.02 FEET TO A POINT; THENCE S85°49'02"E A DISTANCE OF 523.75 FEET TO A POINT; THENCE S87°54'08"E A DISTANCE OF 479.96 FEET TO A POINT; THENCE S83°08'27"E A DISTANCE OF 440.84 FEET TO A POINT; THENCE S86°55'27"E A DISTANCE OF 142.61 FEET TO A POINT; THENCE OF N85°25'15"E A DISTANCE OF 161.30 FEET TO A POINT ON THE EAST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE ALONG THE EAST LINE OF SAID NORTHEAST QUARTER OF SOUTHEAST QUARTER, S1°05'41"W A DISTANCE OF 500.85 FEET TO A FOUND STONE, SAID POINT BEING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER, N88°14'21"W A DISTANCE OF 1,326.00 FEET TO A FOUND IRON REBAR, SAID POINT BEING AT THE NORTHEAST CORNER OF SOUTHWEST QUARTER OF NORTHEAST QUARTER OF SECTION 31; THENCE ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER OF NORTHEAST QUARTER, S1°23'45"W A DISTANCE OF 1,319.69 FEET TO A FOUND IRON REBAR, SAID POINT BEING AT THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER; THENCE ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF NORTHEAST QUARTER OF SECTION 31, S0°52'15"W A DISTANCE OF 1,346.32 FEET TO A SET 5/8" REBAR, SAID POINT BEING THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER; THENCE ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER OF THE NORTHEAST QUARTER, S0°55'39"W A DISTANCE OF 1,345.90 FEET TO A FOUND STONE, SAID POINT BEING AT THE NORTHEAST CORNER OF SAID NORTHWEST QUARTER OF SOUTHEAST QUARTER; THENCE ALONG THE EAST LINE OF SAID NORTHWEST QUARTER OF SOUTHEAST QUARTER, S1°18'34"W A DISTANCE OF 1,298.32 FEET TO A FOUND IRON REBAR, SAID POINT BEING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER; THENCE ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER OF SOUTHEAST QUARTER, N87°42'37"W A DISTANCE OF 1,301.58 FEET TO A FOUND IRON REBAR, SAID POINT BEING AT THE SOUTHEAST CONER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER; THENCE ALONG THE SOUTH LINE OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER, N87°55'19"W A DISTANCE OF 202.45 FEET TO A SET 5/8" REBAR; THENCE N70°15'52"W A DISTANCE OF 235.26 FEET TO A FOUND 5/8" REBAR; THENCE N88°08'13"W A DISTANCE OF 189.92 FEET TO A FOUND 5/8" REBAR; THENCE S88°32'50"W A DISTANCE OF 199.41 FEET TO A FOUND 5/8" REBAR; THENCE S86°56'15"W A DISTANCE OF 199.20 FEET TO A FOUND 5/8" REBAR; THENCE S86°50'34"W A DISTANCE OF 193.87 FEET TO A FOUND 5/8" REBAR; THENCE S86°50'32"W A DISTANCE OF 200.19 FEET TO A FOUND 5/8" REBAR; THENCE S86°53'28"W A DISTANCE OF 200.10 FEET TO A FOUND 5/8" REBAR; THENCE S87°14'12"W A DISTANCE OF 199.30 FEET TO A SET 5/8" REBAR; THENCE S1°47'35"W A DISTANCE OF 300.00 FEET TO A SET 5/8" REBAR; THENCE N85°15'18"W A DISTANCE OF 61.17 FEET TO A FOUND 3/8" REBAR; THENCE N1°54'30"E A DISTANCE OF 119.06 FEET TO A FOUND 3/8" REBAR; THENCE N81°40'54"W A DISTANCE OF 310.10 FEET TO FOUND 3/8" REBAR; THENCE N88°18'15"W A DISTANCE OF 445.50 FEET TO A FOUND 1/2" PIPE, SAID POINT BEING ON THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER; THENCE ALONG SAID WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER, N0°38'31"E A DISTANCE OF 166.65 FEET TO A FOUND 6" X 3" STONE, SAID POINT BEING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER; THENCE ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF SOUTHEAST QUARTER OF SECTION 36, N87°59'12"W A DISTANCE OF 924.02 FEET TO A FEET TO A FOUND IRON REBAR; THENCE N1°25'09"E A DISTANCE OF 119.99 FEET TO A FOUND IRON REBAR; THENCE N87°59'27"W A DISTANCE OF 396.25 FEET TO A FOUND IRON REBAR, SAID POINT ON THE EAST LINE OF SAID NORTHWEST QUARTER OF SOUTHEAST QUARTER; THENCE ALONG THE SAID EAST LINE, S1°22'05"W A DISTANCE OF 119.96 FEET TO A FOUND IRON REBAR, SAID POINT BEING AT THE SOUTHEAST CORNER OF THE SAID NORTHWEST QUARTER OF SOUTHEAST QUARTER; THENCE ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER OF SOUTHEAST QUARTER, N87°59'58"W A DISTANCE OF 824.93 FEET TO A FOUND 5/8" REBAR; THENCE N1°42'59"E A DISTANCE OF 250.00 FEET TO A SET 5/8" REBAR; THENCE N88°17'01"W A DISTANCE OF 321.05 FEET TO A SET 5/8" REBAR, SAID POINT ON THE WESTERLY RIGHT OF WAY LINE OF SUNNY GAP ROAD; THENCE ALONG SAID WESTERLY RIGHT OF WAY LINE FOR THE FOLLOWING TWO (2) COURSES AND DISTANCES; THENCE 498.13 FEET ALONG AN ARC OF CURVE TO THE LEFT HAVING A RADIUS OF 1,106.84 FEET HAVING A CHORD BEARING AND DISTANCE OF N11°42'04"W A DISTANCE OF 493.94 FEET TO A SET 5/8" REBAR; THENCE N1°19'59"E A DISTANCE OF 156.20 FEET TO A FOUND 3/8" REBAR; THENCE N88°21'57"W A DISTANCE OF 33.33 FEET TO A POINT ON THE CENTERLINE OF SUNNY GAP ROAD; THENCE ALONG THE CENTERLINE OF THE FOLLOWING TWO (2) COURSES AND DISTANCES; THENCE N1°29'48"E A DISTANCE OF 304.49 FEET TO A POINT; THENCE 81.14 FEET ALONG AN ARC OF CURVE TO THE LEFT HAVING RADIUS OF 68.75 FEET AND A CHORD BEARING AND DISTANCE OF N32°18'55"W A DISTANCE OF 76.51 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 739.21 ACRES MORE OR LESS.



STATE PLAT CODES
500-06N-12W-0-30-300-23-1755
500-06N-12W-0-30-200-23-1755
500-06N-12W-0-31-400-23-1755
500-06N-12W-0-31-100-23-1755
500-06N-12W-0-31-300-23-1755
500-06N-12W-0-31-240-23-1755
500-06N-13W-0-36-200-23-1755
500-06N-13W-0-36-100-23-1755

BASIS OF BEARINGS
STATE PLANE COORDINATES
ARKANSAS NORTH ZONE, NAD 1983
U.S. SURVEY FOOT
BEARING: GRID
DISTANCE: GRID
COMBINED SCALE FACTOR: 1.000202859004
CONVERGENCE ANGLE: -002° 31' 38.22139287"
VALUES TAKEN AT THE P.O.B. OF TRACT 1

LEGEND
EXISTING MONUMENT AS DESCRIBED
CALCULATED LOT CORNER
SET 5/8" REBAR WITH CAP, LS #1755
EXISTING POWER POLE



SURVEY CERTIFICATION

FOR USE AND BENEFIT OF: WILSON AUCTIONEERS

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE MOST CURRENT ARKANSAS STATE MINIMUM STANDARDS FOR SURVEYS OF THIS TYPE. THE FIELD WORK WAS COMPLETED UNDER MY SUPERVISION AND DONE ON 02/24/2020.

DATE OF FIELD WORK: 02/24/2020
NICHOLAS TUCKER, LS #1755
05/13/2020 9:13:55 AM
THIS SURVEY PLAT IS NOT VALID WITHOUT PAGE 1.

- RECORD INFORMATION
- GLO PLAT OF RECORD OF TOWNSHIP
 - WARRANTY DEED, BOOK 2002, PAGE 27148, FAULKNER COUNTY CIRCUIT CLERK'S OFFICE.
 - WARRANTY DEED, BOOK 2003, PAGES 8075 - 8078, 8080, 1723 - 1724, 4076, 4066, AND 4068, FAULKNER COUNTY CIRCUIT CLERK'S OFFICE.
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AUCTION EXHIBIT

PARTS OF SECTION 36, T-6-N, R-13-W

PARTS OF SECTIONS 30 AND 31, T-6-N, R-12-W

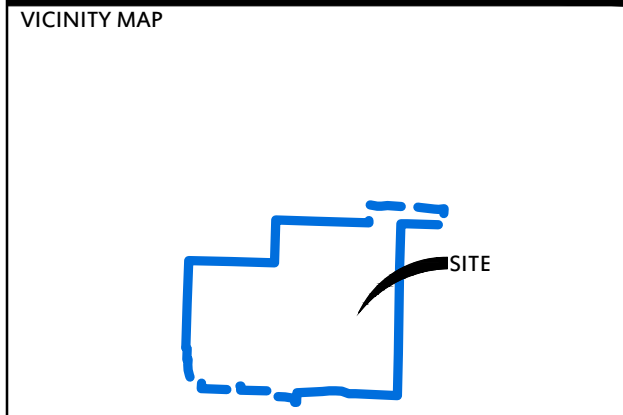
ROLLING HILLS RANCH PROPERTY

PREPARED FOR:

WILSON AUCTIONEERS

CONWAY, FAULKNER COUNTY

ARKANSAS



DELTA	DESCRIPTION	DATE

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1000 Ledgeclawn Dr.
Conway, Arkansas 72034

Crafton Tull
engineering | surveying

501.328.3316 f 501.328.3325 f
www.craftontull.com

CERTIFICATE OF AUTHORIZATION

CRAFTON, TULL & ASSOCIATES, INC.
No. 109

2019 Crafton, Tull & Associates, Inc.

PROJECT NO: 20201700

ISSUE DATE: 05/12/2020

CONTACT: N.TUCKER

CHECKED BY:

SHEET NO: