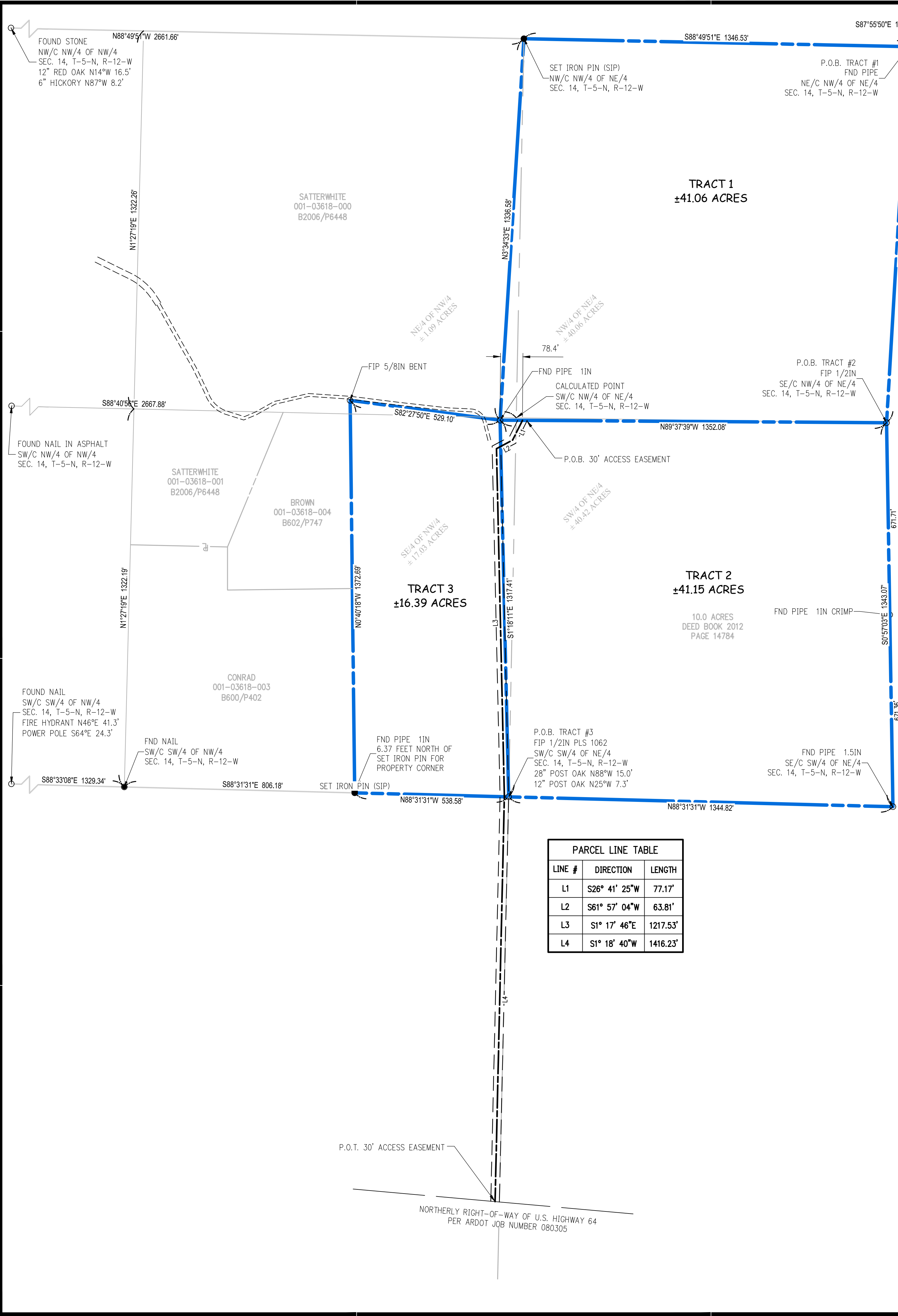


DRAWING C:\102070 - HOPKINS & MARSHA C. HOPKINS SURVEYING
CRAFTON, TULL & ASSOCIATES, INC. 10/20/2019 1:34:45 PM (DRAWING COPY)
NOTED BY: NICHOLAS TUCKER, LS 1755



FOUND NAIL UNDER ASPHALT
NE/C OF NE/4 OF NE/4
SEC. 14, T-5-N, R-12-W
X-TIE FNP S86°E 15.7'
X-TIE FNP N86°W 29.8'

DEEDED LEGAL DESCRIPTION

BEGINNING AT THE NW CORNER OF THE NW1/4 NE1/4, SECTION 14, T5N, R12W; THENCE EAST 1357.5 FEET, THENCE S 0 DEGREES 22' W 2679.9 FEET, THENCE N 89 DEGREES 37' W 1902 FEET, THENCE NORTH 1359 FEET, THENCE S 84 DEGREES 43' E 529.3 FEET, THENCE NORTH 1343.5 FEET TO THE POINT OF BEGINNING, CONTAINING 100 ACRES WITH 41.55 ACRES IN THE NW1/4 NE1/4, SECTION 14, T5N, R12W, 42.27 ACRES IN THE SW 1/4 NE1/4, SECTION 14, T5N, R12W, 15.97 ACRES IN THE SE1/4 NW1/4, SECTION 14, T5N, R12W, AND 0.21 ACRES IN THE NE1/4 NW 1/4, SECTION 14, T5N, R12W.

AND

A PART OF THE W 1/2 NE 1/4 AND E 1/2 NW 1/4 OF SECTION 14, TOWNSHIP 5 NORTH, RANGE 12 WEST, FAULKNER COUNTY, ARKANSAS, DESCRIBED AS BEGINNING AT THE NE CORNER OF THE SW 1/4 NE 1/4; THENCE ALONG THE NORTH LINE OF SAID SW 1/4 NE 1/4 SOUTH 89 DEGREES 43 MINUTES WEST 288.53 FEET; THENCE SOUTH 392.74 FEET TO THE POINT OF BEGINNING, THENCE CONTINUING SOUTH 660.0 FEET; THENCE WEST 660.0 FEET; THENCE NORTH 660.0 FEET; THENCE EAST 660.0 FEET TO THE POINT OF BEGINNING, CONTAINING 10.0 ACRES, MORE OR LESS.

AND

A 30 FOOT ROAD EASEMENT BEING A STRIP OF LAND LYING 15.0 FEET EITHER SIDE OF A LINE DESCRIBED AS ORIGINATING AT A POINT 213.95 FEET WEST OF THE NE CORNER OF THE ABOVE DESCRIBED PROPERTY; THENCE TO A POINT NORTH 11 DEGREES 09 MINUTES 45 SECONDS WEST 76.58 FOOT; THENCE TO A POINT NORTH 20 DEGREES 09 MINUTES 07 SECONDS WEST 64.05 FOOT; THENCE TO A POINT NORTH 6 DEGREES 37 MINUTES 39 SECONDS WEST 57.62 FEET; THENCE TO A POINT NORTH 3 DEGREES 08 MINUTES 04 SECONDS EAST 121.16 FEET; THENCE TO A POINT NORTH 12 DEGREES 44 MINUTES 03 SECONDS EAST 245.40 FEET; THENCE TO A POINT NORTH 20 DEGREES 19 MINUTES 54 SECONDS EAST 7.86 FEET; THENCE TO A POINT NORTH 7 DEGREES 30 MINUTES 53 SECONDS EAST 59.50 FEET; THENCE TO A POINT NORTH 40 DEGREES 05 MINUTES 20 SECONDS WEST 59.48 FEET; THENCE TO A POINT NORTH 76 DEGREES 19 MINUTES 02 SECONDS WEST 61.48 FEET; THENCE TO A POINT SOUTH 86 DEGREES 52 MINUTES 23 SECONDS WEST 54.65 FEET; THENCE TO A POINT SOUTH 81 DEGREES 44 MINUTES 06 SECONDS WEST 75.63 FEET; THENCE TO A POINT SOUTH 74 DEGREES 34 MINUTES 40 SECONDS WEST 117.08 FEET; THENCE TO A POINT SOUTH 51 DEGREES 54 MINUTES WEST 123.29 FEET; THENCE TO A POINT SOUTH 59 DEGREES 20 MINUTES 29 SECONDS WEST 271.16 FEET; THENCE TO A POINT SOUTH 47 DEGREES 01 MINUTES WEST 92.37 FEET; THENCE TO A POINT SOUTH 38 DEGREES 26 MINUTES 52 SECONDS WEST 105.69 FEET; THENCE TO A POINT SOUTH 36 DEGREES 28 MINUTES 42 SECONDS WEST 51.35 FEET; THENCE TO A POINT SOUTH 81 DEGREES 28 MINUTES 30 SECONDS WEST 126.90 FEET; THENCE TO A POINT NORTH 88 DEGREES 27 MINUTES 21 SECONDS WEST 190.56 FEET; THENCE TO A POINT NORTH 87 DEGREES 04 MINUTES 33 SECONDS WEST 267.05 FEET; THENCE TO A POINT SOUTH 88 DEGREES 37 MINUTES 43 SECONDS WEST 178.10 FEET; THENCE TO A POINT SOUTH 69 DEGREES 07 MINUTES 22 SECONDS WEST 113.53 FEET; THENCE TO A POINT SOUTH 57 DEGREES 41 MINUTES 40 SECONDS WEST 70.72 FEET; THENCE TO A POINT SOUTH 70 DEGRADE 45 MINUTES 30 SECONDS WEST 54.10 FEET; THENCE TO A POINT SOUTH 36 DEGREES 06 MINUTES 13 SECONDS WEST 72.91 FEET TO THE POINT OF TERMINATION OF SAID EASEMENT, SAID POINT BEING IN THE CENTERLINE OF A COUNTY ROAD, KNOWN AS ROCK CRUSHER ROAD.

AS-SURVEYED DESCRIPTIONS

TRACT 1:

PART OF THE WEST HALF OF THE NORTHEAST QUARTER AND EAST HALF OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 5 NORTH RANGE 12 WEST, FAULKNER COUNTY, ARKANSAS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A FOUND PIPE, SAID POINT BEING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF NORTHEAST QUARTER OF SECTION 14; THENCE S3°22'29"W A DISTANCE OF 1317.57 FEET TO A FOUND 1/2" PIPE, SAID POINT BEING AT THE SOUTHEAST CORNER OF SAID NORTHWEST QUARTER OF NORTHEAST QUARTER; THENCE N89°37'39"W A DISTANCE OF 1352.08 FEET TO A FOUND 1" PIPE; THENCE N3°34'33"E A DISTANCE OF 1336.58 FEET TO A SET 5/8" REBAR, SAID POINT BEING AT THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER OF NORTHEAST QUARTER; THENCE ALONG THE NORTH LINE OF SECTION 14, S88°49'51"E A DISTANCE OF 1346.53 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 41.06 ACRES MORE OR LESS.

TRACT 2:

PART OF THE WEST HALF OF THE NORTHEAST QUARTER AND EAST HALF OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 5 NORTH RANGE 12 WEST, FAULKNER COUNTY, ARKANSAS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING A FOUND PIPE, SAID POINT BEING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF NORTHEAST QUARTER OF SECTION 14; THENCE S0°57'03"E A DISTANCE OF 1343.07 FEET TO A FOUND 1.5" PIPE, SAID POINT BEING AT THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF NORTHEAST QUARTER; THENCE N88°31'31"W A DISTANCE OF 1344.82 FEET TO A FOUND 1/2" REBAR, SAID POINT BEING AT THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER OF NORTHEAST QUARTER; THENCE N1°18'11"W A DISTANCE OF 1317.41 FEET TO A FOUND 1" PIPE; THENCE S89°37'39"W A DISTANCE OF 1352.08 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 41.15 ACRES MORE OR LESS.

TRACT 3:

PART OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 5 NORTH RANGE 12 WEST, FAULKNER COUNTY, ARKANSAS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING A FOUND 1/2" REBAR, SAID POINT BEING AT THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF NORTHEAST QUARTER OF SECTION 14; THENCE N88°31'31"W A DISTANCE OF 538.58 FEET TO A SET 5/8" REBAR; THENCE N0°40'18"W A DISTANCE OF 1372.69 FEET TO A FOUND 5/8" REBAR; THENCE S82°27'50"E A DISTANCE OF 529.10 FEET TO A FOUND 1" PIPE; THENCE S1°18'11"E A DISTANCE OF 1317.41 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 16.39 ACRES MORE OR LESS.

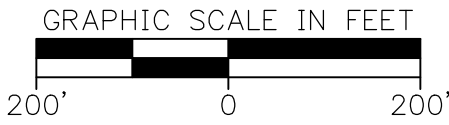
30' ACCESS EASEMENT DESCRIPTION

A 30 FOOT INGRESS AND EGRESS ACCESS EASEMENT BEING A STRIP OF LAND LYING 15 FEET ON EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCING AT A FOUND 1/2" PIPE, SAID POINT BEING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 14, TOWNSHIP 5 NORTH RANGE 12 WEST, FAULKNER COUNTY, ARKANSAS; THENCE N89°37'39"W A DISTANCE OF 1273.68 FEET TO THE POINT OF BEGINNING FOR THIS EASEMENT; THENCE ALONG SAID CENTERLINE THE FOLLOWING CALLS: THENCE S26°41'25"W A DISTANCE OF 77.17 FEET TO A POINT; THENCE S61°57'04"W A DISTANCE OF 63.81 FEET TO A POINT; THENCE S1°17'46"E A DISTANCE OF 1217.53 FEET TO A POINT, SAID POINT BEING ON THE NORTH LINE OF THE SOUTHEAST QUARTER OF NORTHWEST QUARTER OF SAID SECTION 14; THENCE PARALLEL TO THE EAST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 14, S1°18'40"W A DISTANCE OF 1416.23 FEET TO THE POINT OF TERMINATION FOR SAID CENTERLINE OF EASEMENT. SAID POINT BEING ON A NORTH LINE OF U.S. HIGHWAY 64 BYPASS RIGHT-OF-WAY.

STATE PLAT CODES

500-05N-12W-0-14-100-23-1755
500-05N-12W-0-14-400-23-1755



BASIS OF BEARINGS

BASIS OF BEARING FOR THIS SURVEY IS STATE PLANE COORDINATES, ARKANSAS NORTH ZONE, NAD83, U.S. SURVEY FEET. DISTANCES ARE GRID BASED. SCALE FACTOR: 0.999975470589 CONVERGENCE ANGLE: -0° 08' 38.85110256" **VALUES TAKEN AT THE P.O.B. OF THIS SURVEY**

FLOOD NOTE

BY GRAPHIC PLOTTING ONLY, THE PROPERTY SHOWN ON THIS SURVEY IS WITHIN ZONE X (ZONE X ARE AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN), AS PER FEMA FIRM MAP COMMUNITY PANEL NUMBER 05045C0310H AND FIRM MAP COMMUNITY PANEL NUMBER 05045C0328H, BOTH DATED DECEMBER 19, 2006. BASED UPON SURVEYOR'S INTERPRETATION OF THE LOCATION OF THE FLOOD HAZARD BOUNDARY LIMITS IN RELATION TO THE PROPERTY LINES.

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	
EDGE OF GRAVEL ROAD	
PROPOSED EASEMENT LINES	
BARBED WIRE FENCE	
APPROX. PARCEL LINES	

GENERAL SURVEY NOTES

PLAT REPRESENTS A BOUNDARY SURVEY FOR LAND LYING IN PARTS OF THE NORTHEAST QUARTER AND THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 14, ALL IN TOWNSHIP 5 NORTH, RANGE 12 WEST, FAULKNER COUNTY, ARKANSAS.

- THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE ABOVEGROUND OR THE UNDERGROUND UTILITIES AS PART OF THIS SURVEY.
- EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD WHICH WOULD AFFECT THIS PARCEL.
- THIS SURVEY IS VALID ONLY IF THE DRAWING INCLUDES THE SEAL AND SIGNATURE OF THE SURVEYOR.
- THIS SURVEY MEETS OR EXCEEDS CURRENT ARKANSAS STATE MINIMUM STANDARDS FOR SURVEYS OF THIS TYPE.
- DECLARATION IS MADE TO ORIGINAL PURCHASER OF THE SURVEY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
- AS PART OF THIS SURVEY, A NEW 30 FOOT ACCESS EASEMENT WAS CREATED TO OBTAIN ACCESS FROM U.S. HIGHWAY 64, A PUBLIC RIGHT-OF-WAY. SAID EASEMENT WILL BE USED FOR ACCESS TO ALL TRACTS OF THIS SURVEY AS SHOWN HEREON.

SURVEY CERTIFICATION

FOR THE USE AND BENEFIT OF WILLIAM I. HOPKINS AND MARSHA C. HOPKINS, TRUSTEES OF THE WILLIAM I. HOPKINS AND MARSHA C. HOPKINS REVOCABLE TRUST, FAULKNER COUNTY, ARKANSAS, SAID TRUST, BY AND THROUGH THE SURVEYOR, NICHOLAS TUCKER, LS 1755.

THIS IS TO CERTIFY THAT THIS 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 SUPERVISION AND DIRECTION OF THE SURVEYOR, NICHOLAS TUCKER, LS 1755. DATE OF PLAT OR MAP: 09/03/2019

NICHOLAS TUCKER, LS #1755

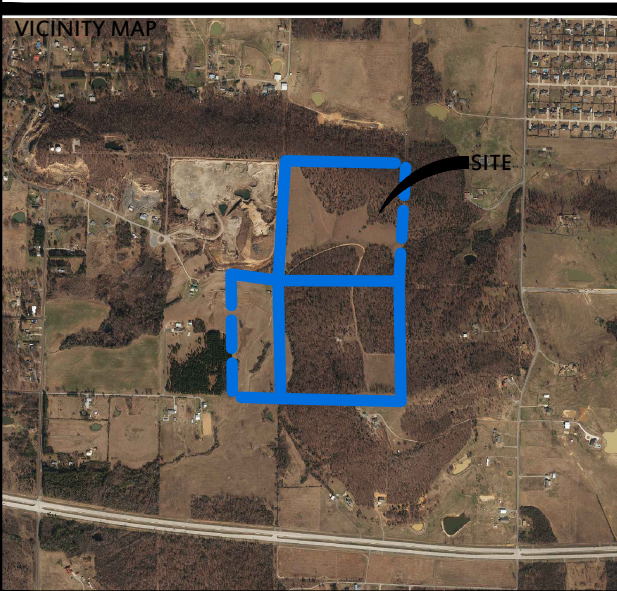
RECORD INFORMATION

- GLO PLAT OF RECORD FOR TOWNSHIP 5 NORTH, RANGE 12 WEST.
- GLO NOTES OF RECORD FOR TOWNSHIP 5 NORTH, RANGE 12 WEST.
- WARRANTY DEED BOOK 2012, PAGE 14784
- WARRANTY DEED BOOK 2012, PAGE 219
- WARRANTY DEED BOOK 664, PAGE 823.
- A SURVEY BY LS #588, NOT DATED, FOR NAYLOR AND HOPKINS.
- A SURVEY BY LS #1243, DATED 08/12/2010 FOR WYATT.
- A SURVEY BY LS #1392, DATED 08/01/2011 FOR AHTD.
- A SURVEY BY LS #1321, DATED 03/01/2007 FOR ALEXANDER.

BOUNDARY SURVEY
PART OF WEST HALF OF NORTHEAST QUARTER
PART OF EAST HALF OF NORTHWEST QUARTER
SECTION 14, TOWNSHIP 5 NORTH, RANGE 12 WEST

PREPARED FOR:
BILL AND MARSHA HOPKINS

VILONIA, FAULKNER COUNTY ARKANSAS



DELTA	DESCRIPTION	DATE
1	REVISED EASEMENTS	09/03/2019

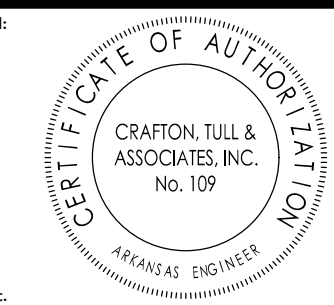
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Crafton Tull
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CERTIFICATE OF AUTHORIZATION



2019 Crafton, Tull & Associates, Inc.	
PROJECT NO:	19206700
ISSUE DATE:	09/03/2019
CONTACT:	N.TUCKER
CHECKED BY:	
SHEET NO:	