

LEGAL DESCRIPTION:

A TRACT SITUATED IN THE NORTH HALF OF THE SOUTHWEST QUARTER (N $\frac{1}{2}$ SW $\frac{1}{4}$) OF SECTION THIRTY-SIX (36); TOWNSHIP NINE (9) NORTH, RANGE TWELVE (12) WEST, CLEBURNE COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS:

BEGINNING AT THE SOUTHWEST CORNER OF THE AFORESAID N $\frac{1}{2}$ SW $\frac{1}{4}$ AND PROCEEDING N01°15'28"E 409.07 FEET ALONG SECTION LINE; THENCE DEPARTING SECTION LINE AND BEARING N83°18'47"E 274.45 FEET; THENCE N59°10'13"E 169.48 FEET; THENCE N33°59'10"E 939.52 FEET TO 1/4 SECTION LINE; THENCE S88°55'30"E 1467.96 FEET ALONG 1/4 SECTION LINE TO A POINT ON A CURVE IN THE CENTERLINE OF ARKANSAS HIGHWAY NO. 25 AND SAID CURVE HAVING A DELTA OF 10°25'01" AND A RADIUS OF 2,813.049 FEET; THENCE SOUTHWESTERLY ALONG SAID CURVE AN ARC DISTANCE OF 265.35 FEET TO THE POINT OF TANGENCY; THENCE S15°35'28"W 1,110.10 FEET ALONG SAID CENTERLINE OF ARKANSAS HIGHWAY NO. 25 TO THE INTERSECTION WITH THE SOUTH LINE OF SAID N $\frac{1}{2}$ SW $\frac{1}{4}$; THENCE DEPARTING SAID HIGHWAY CENTERLINE AND BEARING N88°47'44"W 2,042.66 FEET TO THE POINT OF BEGINNING, CONTAINING 54.42 ACRES AND BEING SUBJECT TO A 40' RIGHT-OF-WAY EASEMENT ALONG THE EASTERLY LINE THEREOF.