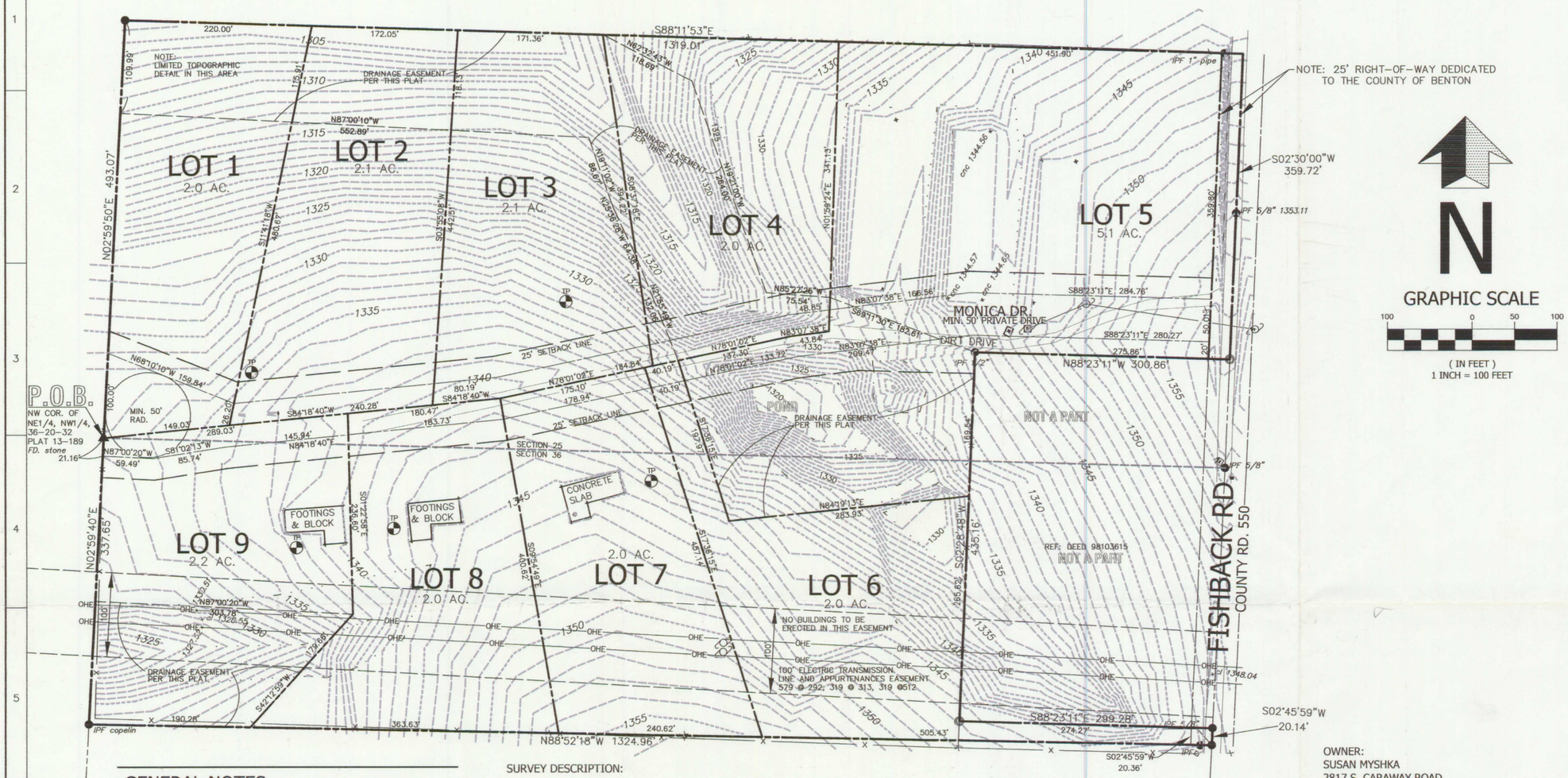
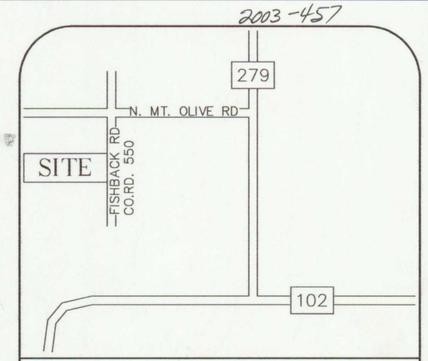
2003-457

STONE GATE ADDITION

PART OF THE SE1/4 OF THE SW1/4 OF SECTION 25, AND
PART OF THE NE1/4 OF THE NW1/4 OF SECTION 36,
ALL IN TOWNSHIP 20 NORTH, RANGE 32 WEST,
COUNTY OF BENTON, STATE OF ARKANSAS





VICINITY MAP
NOT TO SCALE

LATITUDE	36°22'28" N
LONGITUDE	94°20'24" W

LEGEND:

- IRON PIN/PIPE FOUND
- IRON PIN SET
- BOUNDARY LINE
- RIGHT OF WAY LINE
- EASEMENT LINE
- SECTION LINE
- BUILDING SETBACK LINE
- OHE — OVERHEAD ELECTRIC
- X"S — SEWER
- X"W — WATER
- TREE LINE
- FIRE HYDRANT
- CHAINLINK FENCE
- WIRE FENCE
- WOOD FENCE
- GAS METER
- MB — MAILBOX
- SIGN
- SEWER MANHOLE
- UTILITY POLE
- W — WATER METER
- WATER VALVE
- E — ELECTRIC TRANSFORMER
- TP — APPROXIMATE LOCATION OF TEST PIT

GENERAL NOTES:

SURVEY IS VALID ONLY IF PRINT HAS ORIGINAL SEAL AND SIGNATURE OF SURVEYOR PRESENT.

THIS SURVEY MEETS CURRENT "MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS" IN THE STATE OF ARKANSAS.

SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT EXAMINED OR CONSIDERED AS A PART OF THIS SURVEY.

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED, ALTHOUGH THE SURVEYOR DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.

BASIS OF BEARINGS: CITY OF BENTONVILLE, GPS 2000 CONTROL PT.#78

5/8" REBAR AND CAP SET AT ALL LOT CORNERS

NOTE ALL LOTS HAVE A 25 FOOT FRONT SETBACK AS SHOWN HEREON

LOT 5 AS SHOWN HEREON HAS 3 EXISTING CHICKEN HOUSES THAT APPEAR TO BE NO LONGER IN USE, AND IN VARIOUS STAGES OF THE REMOVAL PROCESS.

SURVEY DESCRIPTION:

PART OF THE SE1/4 OF THE SW1/4 OF SECTION 25, AND PART OF THE NE1/4 OF THE NW1/4 OF SECTION 36, ALL IN TOWNSHIP 20 NORTH, RANGE 32 WEST, COUNTY OF BENTON, STATE OF ARKANSAS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID NE1/4 OF THE NW1/4 OF SECTION 36; THENCE N02°59'50"E 493.07 FEET TO A FOUND IRON PIN; THENCE S88°11'53"E 1319.01 FEET; THENCE S02°30'00"W 359.72 FEET; THENCE N88°23'11"W 300.86 FEET TO A FOUND IRON PIN; THENCE S02°28'48"W 435.16 FEET; THENCE S88°23'11"E 299.28 FEET TO A FOUND IRON PIN; THENCE S02°45'59"W 20.14 FEET TO A FOUND IRON PIN; THENCE N88°52'18"W 1324.96 FEET TO A FOUND IRON PIN; THENCE N02°59'40"E 337.65 FEET TO THE POINT OF BEGINNING, CONTAINING 21.97 ACRES MORE OR LESS, AND BEING SUBJECT TO A 25 FOOT RIGHT-OF-WAY ALONG THE EAST SIDE THEREOF.

PRIVATE ROAD STATEMENT:
THE PROPOSED ROAD KNOWN AS MONICA DRIVE AND SHOWN HEREON IS A PRIVATE ROAD. SAID ROAD IS TO BE MAINTAINED BY THE DEVELOPER AND OR FUTURE PROPERTY OWNERS ASSOCIATION.

OWNER:
SUSAN MYSHKA
2817 S. CARAWAY ROAD
JONESBORO, AR 72401
PHONE: (870) 933-0890

APPROVAL OF THIS PLAT DOES NOT CARRY ANY ASSURANCES THAT THE TRACT OR TRACTS WILL QUALIFY FOR A SEPTIC SYSTEM PERMIT FROM THE ARKANSAS HEALTH DEPARTMENT.

STATE PLAT CODING: 500-20N-32W-0-25-320-04-1287
500-20N-32W-0-36-410-04-1287

SURVEYOR'S DECLARATION:

I HEREBY DECLARE THAT I HAVE THIS DAY COMPLETED A SURVEY OF THE HEREIN DESCRIBED PROPERTY. SITUATED IN BENTON COUNTY, ARKANSAS. THE PROPERTY LINES AND CORNER MONUMENTS ARE, TO THE BEST OF MY KNOWLEDGE AND ABILITY, CORRECTLY ESTABLISHED. THIS PLAT IS NOT VALID WITHOUT APPROPRIATE COUNTY APPROVAL AND RECORDATION.

AS OWNER, I HEREBY CERTIFY THAT I HAVE CAUSED THE LAND DESCRIBED TO BE SURVEYED, DIVIDED, PLATTED, DEDICATED, AND ACCESS RIGHTS RESERVED AS REPRESENTED ON THIS PLAT (AND ATTACHMENTS).

Susan Myshka 5-29-03
SUSAN MYSHKA DATE

SWORN BEFORE ME THIS 29 DAY OF May, 2003.

Shena Sims
PUBLIC NOTARY

May 6, 2010
COMMISSION EXPIRES

SHENA SIMS
NOTARY PUBLIC STATE OF ARKANSAS
CRAIGHEAD COUNTY
My Commission Expires: Mar. 6, 2010

FLOOD CERTIFICATION:

THIS PROPERTY IS NOT LOCATED WITHIN ANY PRESENTLY ESTABLISHED 100-YEAR FLOOD PLAIN, AS DETERMINED BY THE NATIONAL FLOOD INSURANCE PROGRAM, FLOOD INSURANCE RATE MAP FOR BENTON COUNTY, AND INCORPORATED AREAS.
MAP NUMBER: 05007C0050 E
REVISED DATE: SEPT. 18, 1991

APPROVAL/ACCEPTANCE
BENTON COUNTY PLANNING

Dennis D. Wakefield 6/4/03
BENTON COUNTY DATE

REGISTERED PROFESSIONAL LAND SURVEYOR
STATE OF ARKANSAS
NO. 1287
BRIAN D. SCOTT
SIGNATURE

5/28/03
BRIAN D. SCOTT PLS# 1287 DATE

2003 457
Recorded in the Above
Plat Book & Page
06-04-2003 02:13:05 PM
Brenda DeShields-Circuit Clerk
Benton County, AR DP

STATE OF ARKANSAS
COUNTY OF BENTON

INFORMAL PLAT
FOR
SUSAN MYSHKA
STONE GATE ADDITION

DATE OF LAST REVISION:

Geomatic Consultants Inc.
GEOMATIC CONSULTANTS INC.
134 N. MAIN STREET
CAVE SPRINGS, AR 72718
PHONE: (479) 248-1466
FAX: (479) 248-1462

SCALE: 1"= 100'	
DRAWN BY: LGP/BDS	
FIELD CREW:CEB/BDS	DATE: 05/28/03
CHECKED BY: CEB/BDS	DWG: 20024PLAT_2.DWG

1 OF 1

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