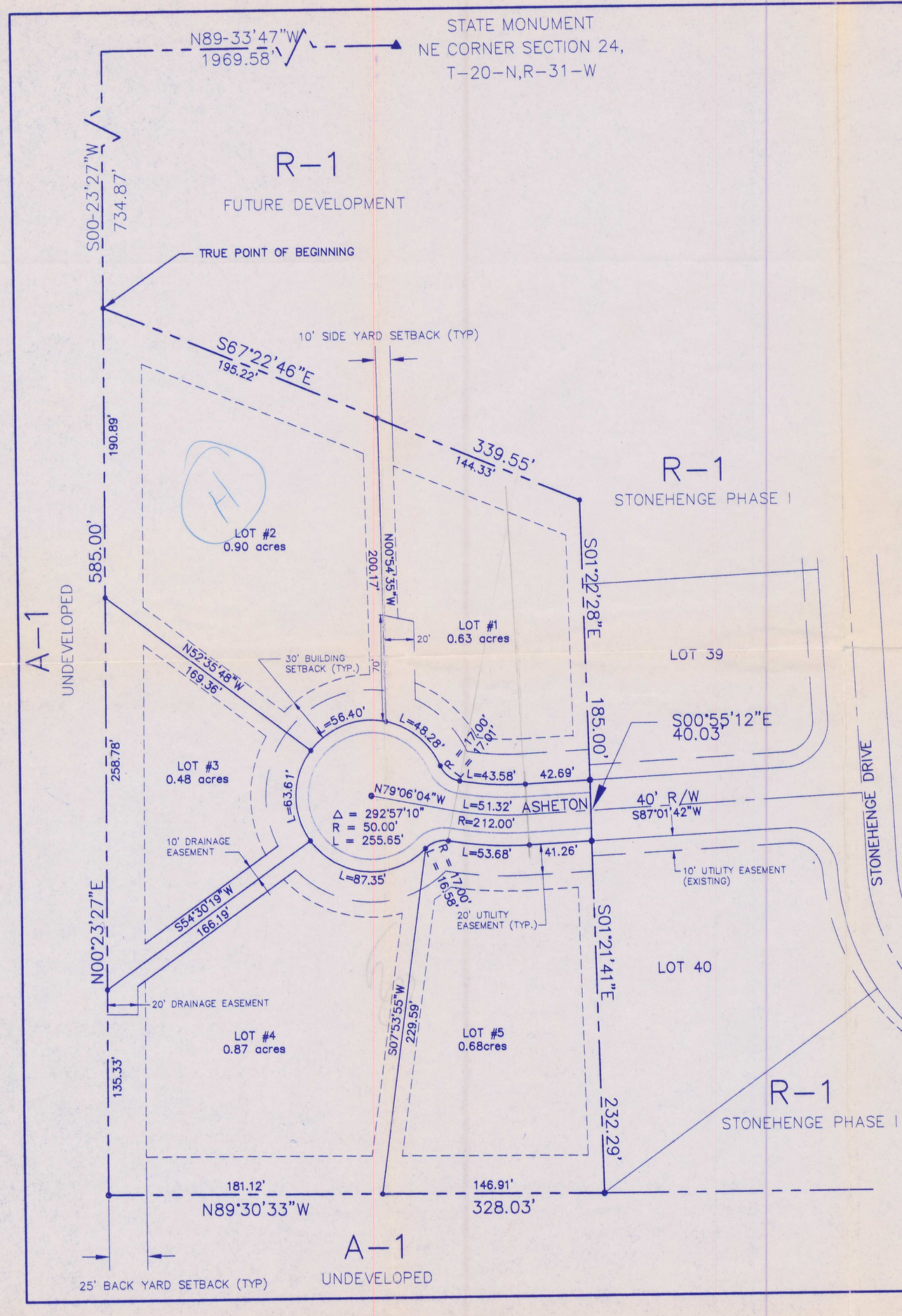
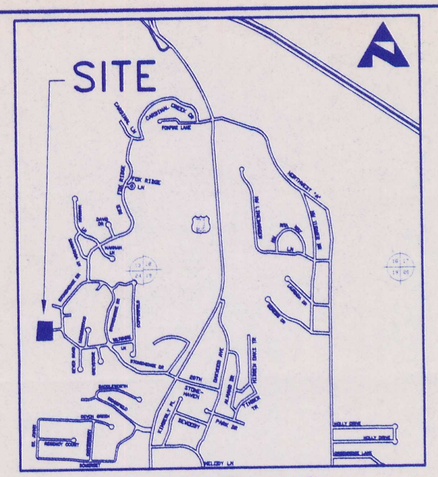
21L-261





VICINITY MAP
N.T.S.

FILED FOR RECORD
At_____O'Clock_____M

JUN 18 1996

SUE HODGES
Clerk and Recorder
BENTON COUNTY, ARK.

50 0 50
SCALE 1" = 50'

LEGEND

- FOUND IRON PIN
- SET IRON PIN
- SUBDIVISION BOUNDARY
- LOT LINE
- EASEMENT LINE
- BUILDING SETBACK LINE
- ROAD CENTERLINE

LEGAL DESCRIPTION

PART OF THE E 1/2 OF THE NW 1/4 OF THE NE 1/4 OF SECTION 24, TOWNSHIP 20 NORTH, RANGE 31 WEST OF THE FIFTH PRINCIPAL MERIDIAN, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NE CORNER OF SAID SECTION 24, BEING A FOUND STATE MONUMENT; THENCE ALONG THE NORTH LINE OF SAID SECTION 24, N89°33'47"W 1969.58 FEET TO THE NW CORNER OF THE SAID E 1/2 OF THE NW 1/4 OF THE NE 1/4, THENCE S00°23'27"W 734.87 FEET; TO THE TRUE POINT OF BEGINNING: THENCE S67°22'46"E 339.55 FEET; THENCE S01°22'28"E 185.00 FEET; THENCE S00°55'12"E 40.03 FEET; THENCE S01°21'41"E 232.29 FEET; TO THE SOUTH LINE OF THE E 1/2 OF THE NW 1/4 OF THE NE 1/4; THENCE ALONG THE SAID SOUTH LINE N89°30'33"W 328.03 FEET TO THE SW CORNER OF THE E 1/2 OF THE NW 1/4 OF THE NE 1/4; THENCE N00°23'27"E 585.00 FEET TO THE TRUE BEGINNING AND CONTAINING 3.84 ACRES, MORE OR LESS.

BASIS OF BEARINGS: REPLAT PHASE I OF STONEHENGE DEED BOOK 16, PAGE 174.

SURVEYOR CERTIFICATION

THIS IS TO CERTIFY THAT I HAVE THIS DAY COMPLETED A SURVEY OF THE ABOVE DESCRIBED PROPERTY. ALL EASEMENTS AND/OR ENCROACHMENTS REVEALED BY THE SURVEY ARE SHOWN ON THE PLAT OF SURVEY.

HOLLIS GERALD FOX PLS# 1144 — DATE 5/30/96

NOTES:

1. BUILDING SETBACK LINES
   - FRONT – 30'
   - REAR – 25'
   - SIDE – 10'
2. UTILITY AND DRAINAGE EASEMENTS
   - FRONT – 20'
   - REAR – AS SHOWN
   - SIDE – AS SHOWN
3. ALL STREETS ARE 24', BACK OF CURB TO BACK OF CURB

ZONING:

R-1

OWNERS/DEVELOPERS:

ARNOLD D. LEHMAN REVOCABLE TRUST, U/D JUNE 12, 1990
ARNOLD D. LEHMAN, TRUSTEE
CARMEN LEHMAN REVOCABLE TRUST, U/D JUNE 12, 1990
CARMEN LEHMAN, TRUSTEE
P.O. BOX 1555
ROGERS, ARKANSAS 72756

ENGINEER:

NORTHSTAR ENGINEERING CONSULTANTS, INC.
211 SOUTH MAIN STREET
BENTONVILLE, ARKANSAS 72712

SURVEYOR:

NORTHSTAR ENGINEERING CONSULTANTS, INC.
211 SOUTH MAIN STREET
BENTONVILLE, ARKANSAS 72712

FLOOD CERTIFICATION

NO PORTION OF THIS PROPERTY IS LOCATED WITHIN ANY OF THE PRESENTLY ESTABLISHED 100-YEAR FLOOD PLAIN AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FLOOD INCURANCE RATE MAP FOR THE CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS. MAP NUMBER 05007C0045 E, EFFECTIVE DATE SEPTEMBER 18, 1991.

OWNER'S CERTIFICATION AND DEDICATION

OWNER'S CERTIFICATION AND DEDICATION
WE, THE UNDERSIGNED, DO HEREBY CERTIFY THAT WE ARE THE SOLE OWNERS OF THE HEREON PLATED PROPERTY AND DO HEREBY DEDICATE ALL STREETS AND EASEMENTS FOR THE USE BY THE GENERAL PUBLIC AND FOR THE INSTALLATION OF UTILITIES.

Arnold D. Lehman Trustee
Carmen Lehman Trustee

SUBSCRIBED AND SWORN BEFORE ME, THIS 3rd DAY OF June, 1996.

Cindi Bradt — MY COMISSION EXPIRES 10/01/2005
NOTARY PUBLIC

PLANNING COMMISSION ACCEPTANCE

THIS PLAT IS ACCEPTED THIS 21st DAY OF May, 1996.

Ralph C. Nunnally
CHAIRMAN

CITY COUNCIL ACCEPTANCE

THIS PLAT IS ACCEPTED THIS 28th DAY OF May, 1996.

Larry Black Cobb — Lorraine Dryer
MAYOR — City Clerk

WATER AND SEWER DEPARTMENT _____
STREET DEPARTMENT _____
FIRE AND AMBULANCE DEPARTMENT _____
NATURAL GAS SUPPLIER _____
CABLE T.V. SUPPLIER _____
TELEPHONE COMPANY _____

FILED FOR RECORD
At 3:50 O'Clock P M

JUN 18 1996

SUE HODGES
Clerk and Recorder
BENTON COUNTY, ARK.

NORTHSTAR ENGINEERING CONSULTANTS, INC.
211 South Main Street
Bentonville, Arkansas 72712
(501) 271-0906 (501) 271-8144 Fax
P.O. Box 414
Mountain Home, Arkansas 72655
(501) 424-6055 (501) 425-2864 Fax

REGISTERED PROFESSIONAL LAND SURVEYOR — STATE OF ARKANSAS — NO. 1144 — SIGNATURE — HOLLIS GERALD FOX

PHASE II
STONEHENGE SUBDIVISION

BENTONVILLE, ARKANSAS

FINAL PLAT

18-09835-000

Checked:	WBH 05/06/96
Drawn:	ICE 05/06/96
File Name:	026-FP
Project No.:	026-02
Plot Date:	05/30/96
Rev.:	0
SHEET	1 of 1