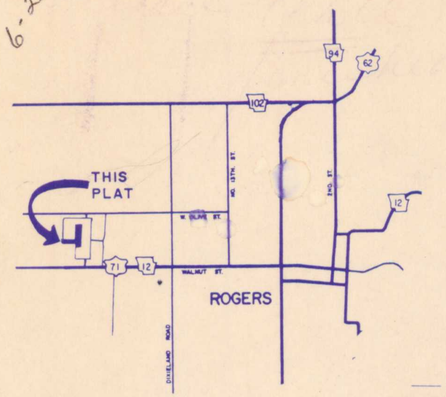
6-23

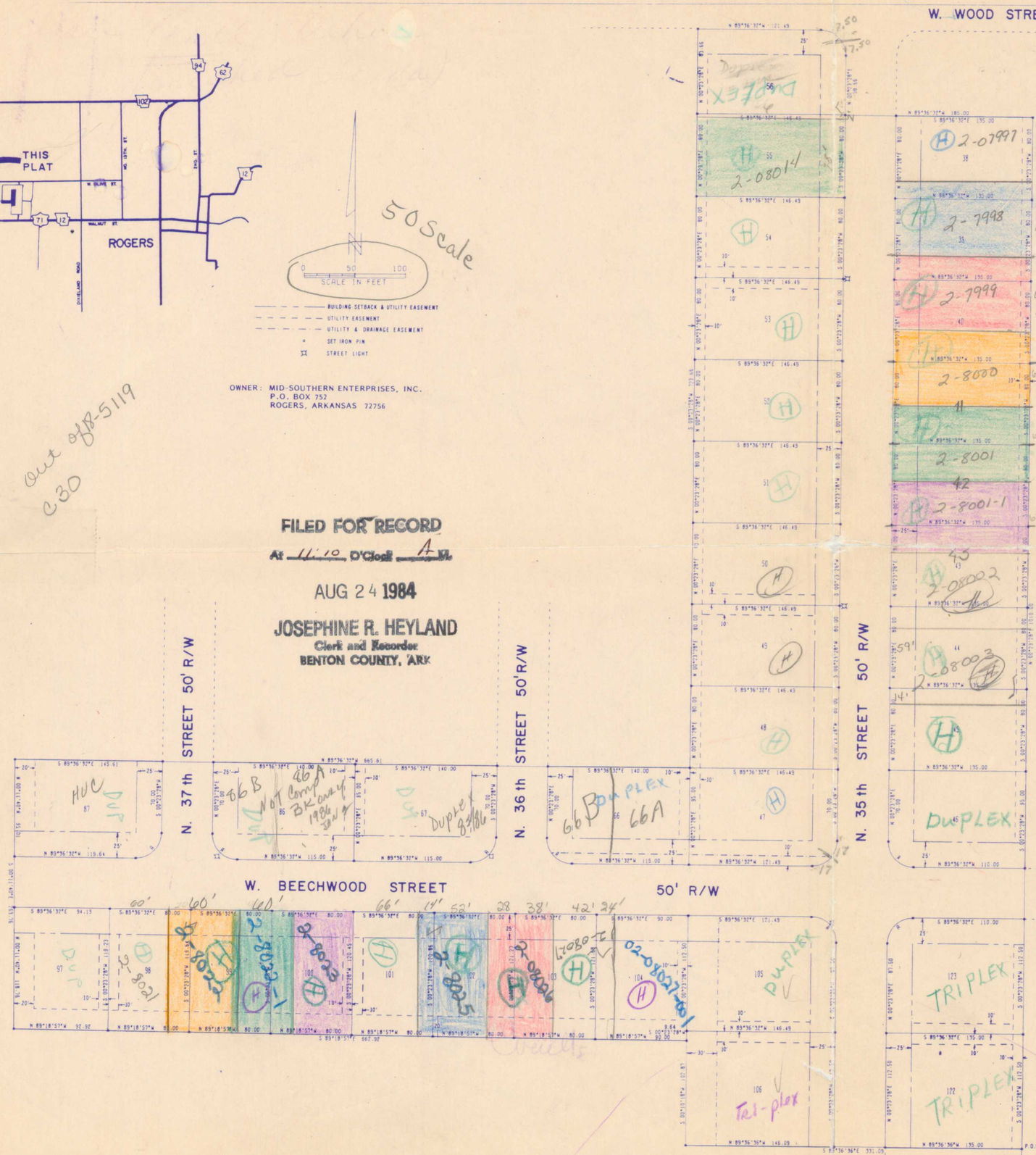


50 Scale

OWNER: MID-SOUTHERN ENTERPRISES, INC.
P.O. BOX 752
ROGERS, ARKANSAS 72756

out off-5119
C30

FILED FOR RECORD
At 11:10 O'Clock A.M.
AUG 24 1984
JOSEPHINE R. HEYLAND
Clerk and Recorder
BENTON COUNTY, ARK



ID	RADIUS	DELTA	ARC LGT	CHORD	TAN
A	25.00	90°00'00"	39.27	35.36	25.00

ACCEPTANCE

APPROVED AND RECOMMENDED FOR ACCEPTANCE BY THE CITY PLANNING COMMISSION OF ROGERS, ARKANSAS, THIS 7TH DAY OF AUG 1984

Jerry Harman
CHAIRMAN

ACCEPTANCE

THIS PLAT IS HEREBY ACCEPTED THIS 14 DAY OF Aug 1984 BY THE ROGERS CITY COUNCIL.

John W. Sampson Jr.
MAYOR

Mary E. Kinsey
CITY CLERK

CERTIFICATE OF DEDICATION

"WE, THE UNDERSIGNED OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREIN, DO HEREBY DEDICATE TO THE PUBLIC ALL STREETS, ALLEYS, PARKS, AND OTHER PUBLIC LANDS SHOWN UPON THIS PLAT AND DO HEREBY ESTABLISH THE EASEMENTS SHOWN UPON THIS PLAT. SAID EASEMENTS SHALL BE FOR THE BENEFIT OF THE CITY OF ROGERS AND ALL UTILITY COMPANIES, INCLUDING CABLE TELEVISION COMPANIES; AND SAID EASEMENTS SHALL BE FOR THE PURPOSE OF CONSTRUCTING, MAINTAINING, REPAIRING, AND REPLACING UTILITY LINES, CABLE TELEVISION LINES, AND DRAINAGE STRUCTURES. THE CITY OF ROGERS, AND ALL UTILITY COMPANIES, AND ALL CABLE TELEVISION COMPANIES SHALL HAVE THE RIGHT OF INGRESS AND EGRESS TO SAID EASEMENTS AND SHALL HAVE THE RIGHT TO REMOVE OR TRIM TREES WITHIN SAID EASEMENTS AND THE RIGHT TO PROHIBIT THE ERECTION OF BUILDINGS, STRUCTURES, OR FENCES WITHIN SAID EASEMENTS."

DATED 8-21-84

Mid Southern Enterprises, Inc.
Sam D. Rogers Pres.

STATE OF ARKANSAS)
COUNTY OF BENTON) ss

SUBSCRIBED AND SWORN BEFORE ME THIS 21st DAY OF August 1984

Linda Lea Sisemore
NOTARY PUBLIC

MY COMMISSION EXPIRES:
8-27-90

LINDA LEA SISEMORE
NOTARY PUBLIC
BENTON COUNTY, ARKANSAS

Legal Description

A part of the W½ of the NW¼ of Section 10, Township 19 North, Range 30 West, Benton County, Arkansas, described as:

From the SE Corner of said W½, NW¼,
Run N 89° 23' 42" W 340.29 feet;
Thence N 00° 23' 28" E 1219.20 feet to the Point of Beginning;
Thence N 00° 23' 28" E 1010.00 feet;
Thence N 89° 36' 32" W 185.00 feet;
Thence N 00° 23' 28" E 58.66 feet;
Thence 39.27 feet along a curve to the left with a 25.00 foot radius and a 90° Delta Angle;
Thence N 89° 36' 32" W 121.89 feet;
Thence S 00° 23' 28" W 723.66 feet;
Thence N 89° 36' 32" W 665.61 feet;
Thence S 00° 11' 40" E 263.76 feet;
Thence S 89° 18' 57" E 662.92 feet;
Thence S 00° 10' 18" W 102.87 feet;
Thence S 89° 36' 36" E 331.09 feet to the Point of Beginning
containing 12.01 Acres, more or less.

THOMAS E. HOPPER
REGISTERED
LAND SURVEYOR
STATE OF
ARKANSAS
NO. 790
TH
SIGNATURE

LAND SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT ON THE 21 DAY OF August 1984 THE HEREON PLATTED AND DESCRIBED SURVEY WAS COMPLETED UNDER MY SUPERVISION, AND THE IRON PINS WERE SET, AS SHOWN, TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Tom Hopper

DATE	BY	DESCRIPTION
		REVISIONS

FINAL PLAT
SUNDANCE ACRES
PHASE 4
BENTON COUNTY, ARKANSAS

Crafton, Tull, Spann & Yoe, Inc.
Architects & Engineers Rogers, Ark.

DRAWN:	DATE:	DRAWING NO.
CHECKED:	SCALE: 1"=100'	77027

SUNDANCE ACRES 77027