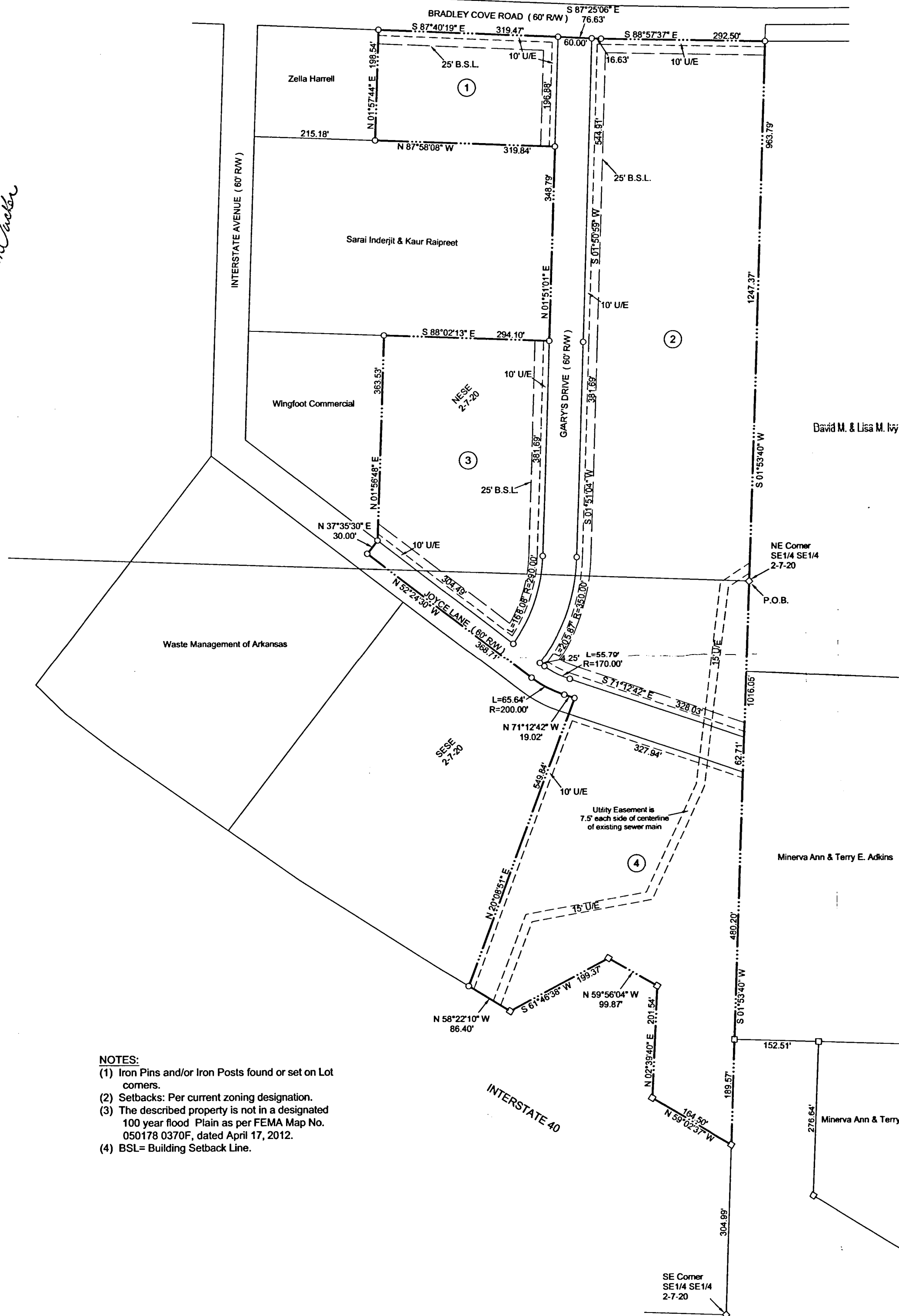


FILED
POPE CO. CIRCUIT CLERK
2013 OCT 24 AM 10:08

Heard



- NOTES:
- (1) Iron Pins and/or Iron Posts found or set on Lot corners.
 - (2) Setbacks: Per current zoning designation.
 - (3) The described property is not in a designated 100 year flood Plain as per FEMA Map No. 050178 0370F, dated April 17, 2012.
 - (4) BSL= Building Setback Line.

LEGAL DESCRIPTION

A part of the NE 1/4 of the SE 1/4 and a part of the SE 1/4 of the SE 1/4, all in Section 2, T-7-N, R-20-W, Russellville, Pope County, Arkansas, more particularly described as follows:

Beginning at the NE Corner of said SE 1/4 of the SE 1/4; thence S 01°53'40" W, along the East line thereof, 1016.05 ft. to a point on the Northerly right-of-way of Interstate 40; thence along said right-of-way as follows: N 59°02'37" W, 164.50 ft.; N 02°39'40" E, 201.54 ft.; N 59°56'04" W, 99.87 ft.; thence S 61°46'38" W, 199.37 ft.; N 58°22'10" W, 86.40 ft.; thence leaving said right-of-way N 20°08'51" E, 549.84 ft. to a point on the centerline of Joyce Lane; thence along said centerline as follows: N 71°12'42" W, 19.02 ft.; beginning N 61°48'36" W, along a curve to the right, having a radius of 200.00 ft., and a curve length of 65.64 ft.; N 52°24'30" W, 368.71 ft.; thence leaving said centerline N 37°35'30" E, 30.00 ft. to a point on the Northerly right-of-way of Joyce Lane; thence leaving said right-of-way N 01°56'48" E, 363.53 ft.; thence S 88°02'13" E, 294.10 ft. to a point on the West right-of-way of Gary's Drive; thence N 01°51'01" E, along said right-of-way, 348.79 ft.; thence leaving said right-of-way N 87°58'08" W, 319.84 ft.; thence N 01°57'44" E, 198.54 ft. to a point on the South right-of-way of Bradley Cove Road; thence along said right-of-way as follows: S 87°40'19" E, 319.47 ft.; S 87°25'06" E, 76.63 ft.; S 88°57'37" E, 292.50 ft. to a point on the East line of said NE 1/4 of the SE 1/4; thence S 01°53'40" W, along said East line, 693.80 ft. to the Point of Beginning. Containing 12.40 acres in the NE 1/4 of the SE 1/4 and 7.86 acres in the SE 1/4 of the SE 1/4 for an aggregate of 20.26 acres as surveyed. Subject to any right-of-way dedications and easements of record.

SURVEYOR'S CERTIFICATE

Know all men by these presents, that I, Joel D. Garza, do certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown or noted hereon were properly placed under my personal supervision in accordance with the Land Subdivision and Development Code of the City of Russellville, Arkansas.

Joel D. Garza
J. David Garza
9/20/13
Date

OWNER'S CERTIFICATE AND DEDICATION

The Owners certify that they have caused said tract of land to be surveyed and have caused the attached plat to be made showing dimensions of lots, setback lines, right-of-ways and easements. The Owners further designate said tract of land as a PALADINO COMMERCIAL PARK, to the City of Russellville, Arkansas, a Minor Subdivision and hereby dedicates to the public and reserves for installation and maintenance of utilities, all easements as shown on the attached plat, free and clear of all encumbrances. The Owners also certify that all taxes in regard to this tract of land have been paid and that all fees regarding this plat will be timely paid.

Witness the hand of said owners on this 18 day of November, 2013

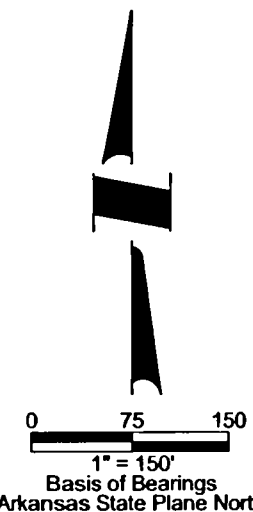
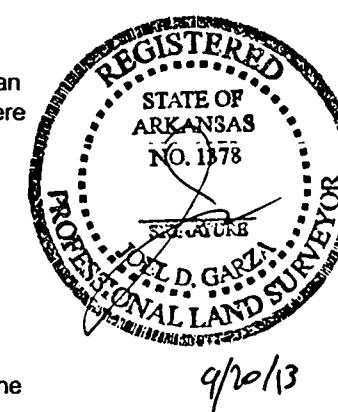
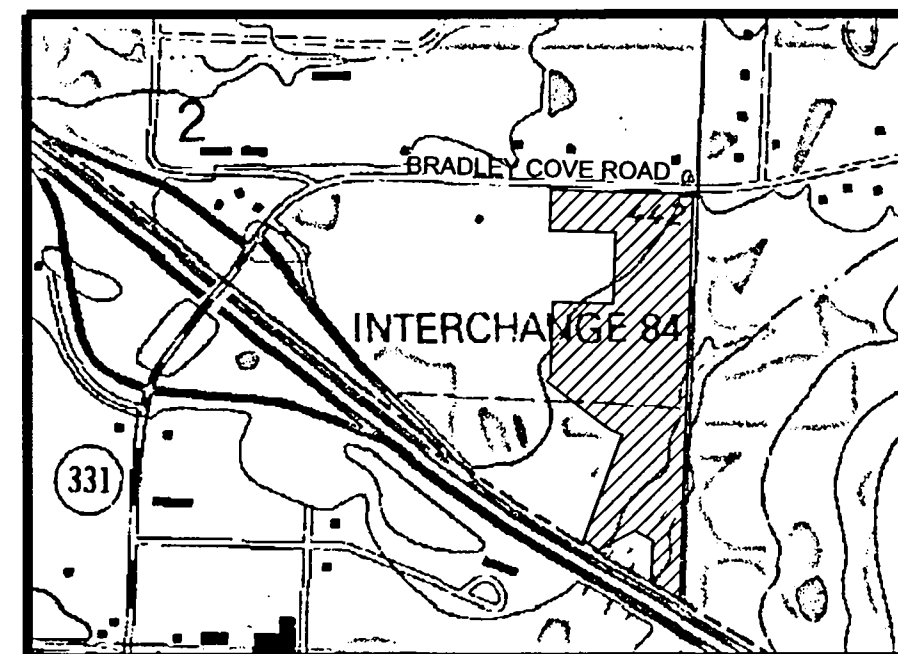
Paul Paladino
Paul Paladino
P.O. Box 300085
Midwest City OK. 73140

CERTIFICATE OF MINOR SUBDIVISION ACCEPTANCE

This plat is accepted by the Russellville Planning Commission on this 8th day of October, 2013

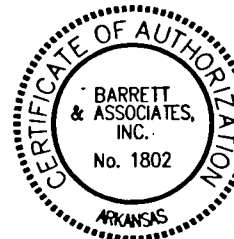
Wm. D. Adkins
Director of Public Works.

VICINITY MAP



Coding Data: 500-07N-20W-0-02-200-58-1378

Revisions



Final Plat Paladino Commercial Park (A Minor Subdivision)

BARRETT & ASSOCIATES
PROFESSIONAL ENGINEERS AND LAND SURVEYORS
608 WEST "B" STREET
RUSSELLVILLE, ARKANSAS 72801
Off: (479)968-5005 Fax: (479)890-5564

Date: 08/06/13

Scale: 1" = 150'

Job No: 261-01

Sheet No.

1

Plat Cab Slide 15

Received By: Sunday Johnston