

LINE	LENGTH	BEARING
L1	88.39	N 79°43'40" W
L2	81.06	N 84°43'33" W
L3	88.35	S 86°48'09" W
L4	153.46	S 82°50'10" W
L5	53.06	N 30°07'22" E
L6	107.92	N 12°09'52" E
L7	217.37	N 03°10'32" E
L8	101.95	N 04°58'31" E
L9	80.90	N 13°11'32" E
L10	138.53	N 23°35'28" E

SURVEY DESCRIPTION (TRACT 2):

PART OF THE SW 1/4 OF THE SW 1/4 AND PART OF THE SE 1/4 OF THE SW 1/4 OF SECTION 5, TOWNSHIP 20 NORTH, RANGE 30 WEST OF THE FIFTH PRINCIPAL MERIDIAN, BENTON COUNTY ARKANSAS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Commencing at the NE Corner of the SW 1/4 of the NW 1/4 of the SW 1/4 of the above said Section 5, said Point being a found 1 1/2" pipe; thence S04°17'18"W along the East Line of the NW 1/4 of the SW 1/4 of the above said Section 5, a distance of 660.92 feet to the SE Corner of the SW 1/4 of the above said Section 5; thence N87°22'15"W along the South Line of the NW 1/4 of the SW 1/4 of the above said Section 5, a distance of 135.09 feet to the Westerly Line of the EAU CLAIRE SUBDIVISION as recorded in Plat Book 2004 at Page 1290 in the office of the Circuit Clerk and Recorder of Benton County, Arkansas and the Point of Beginning; thence along the Westerly Line of the above said EAU CLAIRE SUBDIVISION S49°35'10"E, a distance of 623.27 feet; thence leaving the Westerly Line of the above said EAU CLAIRE SUBDIVISION, S20°53'23"W, a distance of 144.80 feet; thence N69°07'02"W, a distance of 292.68 feet; thence N77°27'00"W, a distance of 311.62 feet; thence S82°21'55"W, a distance of 575.99 feet; thence N30°25'51"W, a distance of 92.62 feet; thence N28°56'34"E, a distance of 445.16 feet to the South Line of the NW 1/4 of the SW 1/4 of the above said Section 5; thence S87°09'47"E along the South Line of the NW 1/4 of the above said Section 5, a distance of 557.66 feet to the point of beginning and containing 404,808 square feet or 9.29 acres more or less.

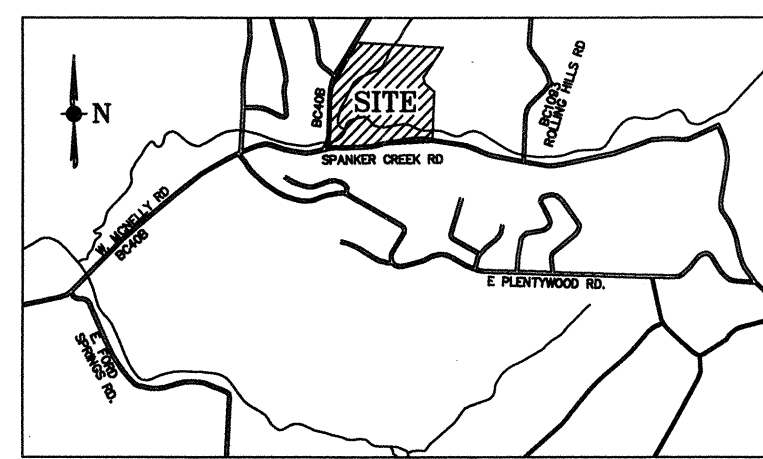
The above described property being subject to any and all Rights-of-Way or Easements of record or fact.

SURVEY DESCRIPTION (TRACT 1):

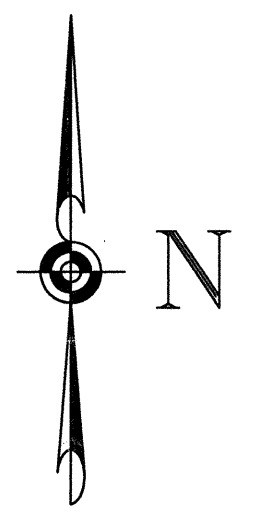
PART OF THE SW 1/4 OF SECTION 5 AND PART OF THE SE 1/4 OF SECTION 6, ALL BEING LOCATED WITHIN TOWNSHIP 20 NORTH, RANGE 30 WEST OF THE FIFTH PRINCIPAL MERIDIAN, BENTON COUNTY ARKANSAS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Commencing at the NE Corner of the SW 1/4 of the NW 1/4 of the SW 1/4 of the above said Section 5 being a found 1 1/2" pipe, thence S04°17'18"W along the East Line of the above said NW 1/4 of the SW 1/4 of the above said Section 5, a distance of 660.92 feet to the SE Corner of the NW 1/4 of the SW 1/4 of the above said Section 5; thence N87°22'15"W along the South Line of the NW 1/4 of the SW 1/4 of the above said Section 5, a distance of 135.09 feet to the Point of Beginning; thence continue N87°22'15"W, along the South Line of the NW 1/4 of the SW 1/4 of the above said Section 5, a distance of 557.66 feet; thence S28°56'34"W 445.16 feet; thence S30°25'51"E 92.62 feet; thence N82°21'55"E 575.99 feet; thence S77°27'00"E 311.62 feet; thence S69°07'02"E 292.68 feet; thence S20°53'23"W 308.42 feet to the North Right of Way Line of Spanker Creek Road (Benton County Road NO. 810); thence along the above said North Line the following courses and distances, N79°52'56"W 227.18 feet; thence N79°43'40"W 88.39 feet; thence N84°43'33"W 81.08 feet; thence S86°48'09"W 88.35 feet; thence S79°44'19"W 558.16 feet; thence S88°57'16"W 484.08 feet; thence S82°50'10"W 153.46 feet to the intersection of the above said North Line and the East Right of Way Line of McNelly Road (Benton County 40); thence along the above said east Line the following courses and distances, N30°07'22"E 53.06 feet; thence N12°09'52"E 107.92 feet; thence N03°10'32"E 217.37 feet; thence N02°29'27"E 351.41 feet; thence N04°58'31"E 101.95 feet; thence N13°11'32"E 80.90 feet; thence N23°35'28"E 138.53 feet; thence N33°16'41"E 324.86 feet; thence N31°53'27"E 354.88 feet; thence leaving the above said East Line S87°09'47"E 967.49 feet; thence S32°43'03"W 533.87 feet; thence S11°14'26"E 96.81 feet; thence S49°35'10"E 171.19 feet to the Point of Beginning and containing 1,624,899 square feet or 37.30 acres more or less.

The above described property being subject to any and all Rights-of-Way or Easements of record or fact.



VICINITY MAP
NTS



SCALE: 1" = 150'

LEGEND

- MONUMENT FOUND (AS NOTED)
- SET 5/8" REBAR W/ CAP (PLS 1059)
- ⊕ ELECTRICAL RISER
- ⊗ DECIDUOUS TREE
- WIRE FENCE
- - - PROPERTY LINES

Notes:

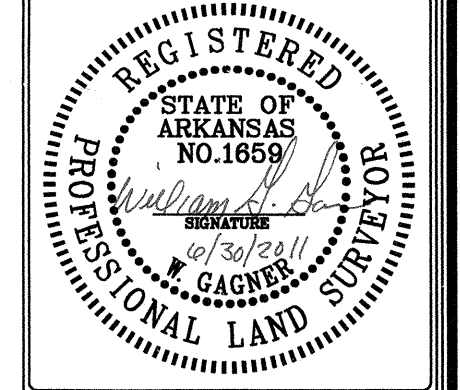
1. Except as specifically stated or shown on this plat, the survey does not purport to reflect any of the following which may be applicable to the subject real estate:
Easements, other than possible easements which were visible at the time of making of this survey; building setback lines; restrictive covenants; subdivision restrictions; zoning or other land-use regulations, or any other facts which an accurate and current title search may disclose.
2. Every document of record reviewed and considered as a part of this survey is noted hereon. Only the documents noted hereon were supplied the surveyor.
3. Basis of Bearings: Bearings as Shown hereon are taken from the Final Plat of Eau Claire Subdivision as shown and recorded in Plat Book 2004 on Page 1290 in the office of the Circuit Clerk and Recorder of Benton County, Arkansas.
4. This survey is valid only if the drawing includes the seal and signature of the surveyor.
5. This survey meets current "Arkansas Minimum Standards for Property Boundary Surveys and Plats".
6. A title search was not conducted by a certified title company. All documents were provided by the client/clients and/or researched by Sand Creek Engineering and Landscape Architecture, Inc., and may be subject to record/unrecorded; easements, rights of way, covenants, building setback lines, subdivision restrictions, zoning, land regulations or other facts which an accurate and current title search may reveal.
7. Declaration is made to the original purchaser of the survey and is not transferable to any additional institutions or subsequent owners.
8. The hereon described property is classed Urban.
9. No attempt was made to show building setback lines graphically on the survey. Setback dimensions are based on the orientation of the building(s) to be constructed.
10. Subsurface and environmental conditions were not examined nor considered a part of this survey.
11. No attempt has been made as a part of this boundary survey to obtain or show data concerning existence, size, depth, condition, capacity, or location of any utility or facilities.
12. (BY GRAPHICAL PLOTTING ONLY)
A portion of this property is located within zone A, special flood hazard areas (SFHAs) subject to inundation by the 1% annual chance flood, no base elevations determined and a portion of the property is located in zone X, areas determined to be outside the 0.2% annual chance flood plain as determined by the National Flood Insurance Program, flood insurance rate map for Benton County, Arkansas. Map Number 05007C0090J Revised date September 28, 2007.

RECORDING INFORMATION
Brenda DeShields-Circuit Clerk
Benton County, AR
Book/Pg: 2011/314
Cashier: CASH/Mistie Ham
10/30/2011 9:03AM
159772
Fees: \$15.00

CLIENT:
ARVEST BANK
P.O. BOX 1107
ROGERS, AR 72757
479-621-1778

Boundary Survey

Part of the SW 1/4, Sec. 5,
and Part of the SE 1/4 Sec. 6
T-20-N, R-30-W,
Benton County, Arkansas



Civil Engineering
Landscape Architecture
Land Planning
Surveying
SAND CREEK
Engineering and Landscape Architecture, Inc.
66 Locustville, Arkansas 72712
Ph: (479) 464-9242 Fax: (479) 464-9244

PLS: WGG
CAD: WGG
FIELD: ARH
FIELD: WGG
DWG: 11037Boundary
DATE: 6/29/2011
SHEET: 1 OF 1

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