



**SURVEY FOR S.G. PROPERTIES, LLC. - DAN SNOWDEN**

PART OF THE SW<sup>1</sup>/<sub>4</sub> SE<sup>1</sup>/<sub>4</sub> SECTION 3, CONTAINING 12.35 ACRES, PART OF THE NW<sup>1</sup>/<sub>4</sub> NE<sup>1</sup>/<sub>4</sub> CONTAINING 10.45 ACRES, PART OF THE NE<sup>1</sup>/<sub>4</sub> NW<sup>1</sup>/<sub>4</sub> CONTAINING 1.32 ACRES, SECTION 10, ALL IN T-10-N, R-13-W, VAN BUREN COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS: STARTING AT THE SW CORNER OF THE SW<sup>1</sup>/<sub>4</sub> SE<sup>1</sup>/<sub>4</sub> SAID SECTION 3, T-10-N, R-13-W, THENCE S88°29'26"E ALONG THE SOUTH LINE OF THE SW<sup>1</sup>/<sub>4</sub> SE<sup>1</sup>/<sub>4</sub>, A DISTANCE OF 19.74 FEET TO A POINT IN THE CENTER OF A PUBLIC ROAD, THE TRUE POINT OF BEGINNING; BEGIN AND RUN ALONG THE CENTER OF SAID PUBLIC ROADS THE FOLLOWING COURSES, N 15°16'01" E A DISTANCE OF 128.25 FEET TO A POINT; THENCE N 00°32'44" W A DISTANCE OF 69.54 FEET TO A POINT; THENCE N 14°27'35" W A DISTANCE OF 153.76 FEET TO A POINT; THENCE N 11°19'55" E A DISTANCE OF 88.74 FEET TO A POINT; THENCE N 20°27'13" E A DISTANCE OF 52.51 FEET TO A POINT; THENCE N 04°30'19" E A DISTANCE OF 69.54 FEET TO A POINT; THENCE N 00°10'24" E A DISTANCE OF 66.21 FEET TO A POINT; THENCE N 11°17'45" E A DISTANCE OF 69.63 FEET TO A POINT; THENCE N 15°27'19" E A DISTANCE OF 91.34 FEET TO A POINT; THENCE N 00°00'18" W A DISTANCE OF 250.66 FEET TO A POINT; THENCE N 00°03'45" W A DISTANCE OF 102.47 FEET TO A POINT; THENCE N 83°19'46" E A DISTANCE OF 118.58 FEET TO THE POINT OF CURVATURE OF A CURVE RIGHT; THENCE ALONG SAID CURVE HAVING AN ARC LENGTH OF 121.06 FEET, WITH A RADIUS OF 176.61 FEET, WITH A CHORD BEARING OF S 77°02'02" E, WITH A CHORD LENGTH OF 118.70 FEET, TO A POINT; THENCE S 57°23'50" E A DISTANCE OF 119.60 FEET TO A POINT; THENCE S 66°08'36" E A DISTANCE OF 99.25 FEET TO THE POINT OF CURVATURE OF A CURVE RIGHT; THENCE ALONG SAID CURVE HAVING AN ARC LENGTH OF 70.77 FEET, WITH A RADIUS OF 41.85 FEET, WITH A CHORD BEARING OF S 17°41'43" E, WITH A CHORD LENGTH OF 62.63 FEET, TO POINT OF REVERSE CURVATURE; THENCE ALONG SAID CURVE HAVING AN ARC LENGTH OF 126.77 FEET, WITH A RADIUS OF 172.90 FEET, WITH A CHORD BEARING OF S 09°44'14" W, WITH A CHORD LENGTH OF 123.95 FEET, TO A POINT; THENCE S 11°16'03" E A DISTANCE OF 244.08 FEET TO THE POINT OF CURVATURE OF A CURVE LEFT; THENCE ALONG SAID CURVE HAVING AN ARC LENGTH OF 69.82 FEET, WITH A RADIUS OF 344.67 FEET, WITH A CHORD BEARING OF S 17°04'15" E, WITH A CHORD LENGTH OF 69.70 FEET, TO A POINT; THENCE LEAVING SAID ROAD AND RUN WEST A DISTANCE OF 85.02 FEET TO A POINT; THENCE S 17°15'29" E A DISTANCE OF 270.07 FEET TO A POINT; THENCE S 00°44'32" E A DISTANCE OF 275.03 FEET TO A POINT ON THE NORTH LINE NW<sup>1</sup>/<sub>4</sub> NE<sup>1</sup>/<sub>4</sub> SECTION 10; THENCE S 02°28'03" W A DISTANCE OF 255.70 FEET TO A POINT; THENCE S 11°04'01" W A DISTANCE OF 240.37 FEET TO A POINT; THENCE S 25°42'24" W A DISTANCE OF 508.10 FEET TO A POINT; THENCE N 65°45'47" W A DISTANCE OF 350.50 FEET TO A POINT ON THE EAST LINE NE<sup>1</sup>/<sub>4</sub> NW<sup>1</sup>/<sub>4</sub>; THENCE CONTINUE N 65°45'47" W A DISTANCE OF 231.03 FEET TO A POINT IN THE CENTER OF A PUBLIC ROAD; THENCE RUN ALONG THE CENTER OF SAID ROAD THE FOLLOWING COURSES, N 34°01'33" E A DISTANCE OF 109.55 FEET TO A POINT; THENCE N 23°11'53" E A DISTANCE OF 195.92 FEET TO A POINT; THENCE N 19°40'56" E A DISTANCE OF 106.13 FEET TO A POINT; THENCE N 15°05'49" E A DISTANCE OF 118.81 FEET TO A POINT; THENCE N 10°58'22" E A DISTANCE OF 86.56 FEET TO A POINT; THENCE N 08°11'34" E A DISTANCE OF 156.42 FEET TO THE POINT OF BEGINNING; CONTAINING 1,050,870 SQUARE FEET, 24.12 ACRES IN AGGREGATE MORE OR LESS, SUBJECT TO EASEMENTS FOR RIGHT OF WAY ALONG PUBLIC ROADS, AND SUBJECT TO UTILITY EASEMENTS WHERE EXISTING.

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TRACT PLAT S3 &10-13

TRACT 1:

PART OF THE SW1/4 SE1/4 SECTION 3, T-10-N, R-13-W, VAN BUREN COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS: STARTING AT THE SW CORNER OF THE SW1/4 SE1/4 SAID SECTION 3, T-10-N, R-13-W, THENCE N06°47'36"E A DISTANCE OF 793.60 FEET TO A POINT IN THE CENTER OF A PUBLIC ROAD, THE TRUE POINT OF BEGINNING: THENCE RUN ALONG THE CENTER OF SAID ROAD THE FOLLOWING COURSES, N 00°00'18" W A DISTANCE OF 232.33 FEET TO A POINT; THENCE N 00°03'45" W A DISTANCE OF 102.47 FEET TO A POINT; THENCE N 83°19'46" E A DISTANCE OF 118.58 FEET TO THE POINT OF CURVATURE OF A CURVE RIGHT; THENCE ALONG SAID CURVE HAVING AN ARC LENGTH OF 121.06 FEET, WITH A RADIUS OF 176.61 FEET, WITH A CHORD BEARING OF S 77°02'02" E, WITH A CHORD LENGTH OF 118.70 FEET, TO THE POINT OF TANGENCY; THENCE S 57°23'50" E A DISTANCE OF 119.60 FEET TO A POINT; THENCE S 66°08'36" E A DISTANCE OF 99.25 FEET TO THE POINT OF CURVATURE OF A CURVE RIGHT; THENCE ALONG SAID CURVE HAVING AN ARC LENGTH OF 70.76 FEET, WITH A RADIUS OF 41.84 FEET, WITH A CHORD BEARING OF S 17°42'11" E, WITH A CHORD LENGTH OF 62.62 FEET, TO THE POINT OF REVERSE CURVATURE OF A CURVE LEFT; THENCE ALONG SAID CURVE HAVING AN ARC LENGTH OF 126.77 FEET, WITH A RADIUS OF 172.90 FEET, WITH A CHORD BEARING OF S 09°44'14" W, WITH A CHORD LENGTH OF 123.95' FEET, TO THE POINT ON TANGENCY; THENCE S 11°16'03" E A DISTANCE OF 36.22 FEET TO A POINT; THENCE LEAVING SAID ROAD AND RUN WEST A DISTANCE OF 429.99 FEET TO THE POINT OF BEGINNING; CONTAINING 131,875 SQUARE FEET, OR 3.03 ACRES MORE OR LESS, SUBJECT TO A 30 FOOT EASEMENT FOR ROADWAYS AND UTILITIES ALONG THE WEST, NORTH, AND EAST SIDES.