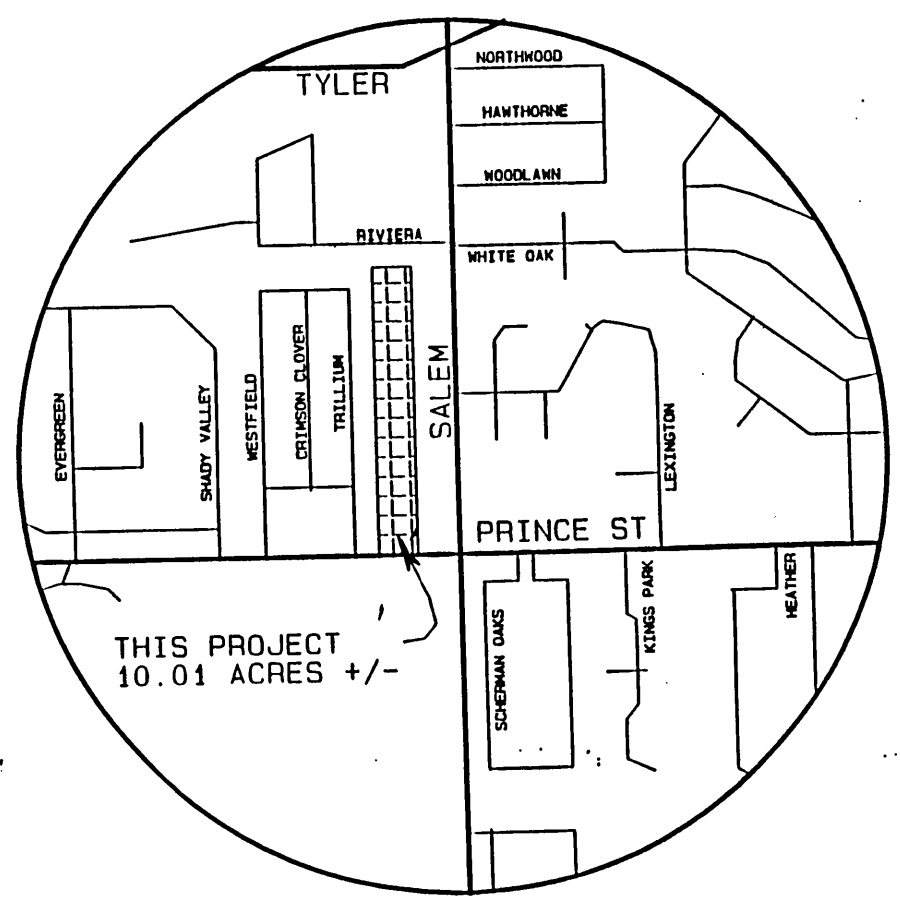
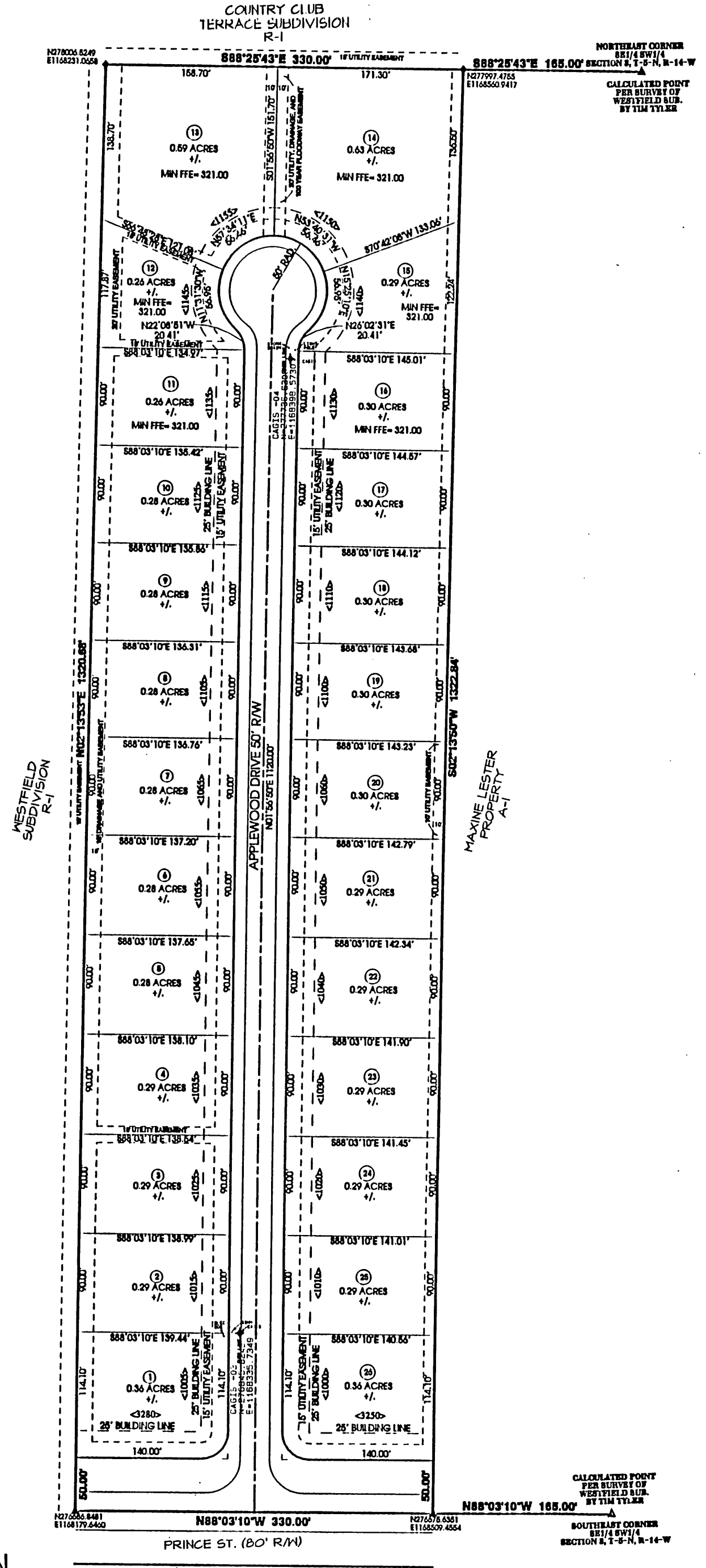


APPLEWOOD COVE SUBDIVISION FINAL PLAT



CERTIFICATE OF OWNER
I THE UNDERSIGNED, OWNER OF THE REAL ESTATE SHOWN AND DESCRIBED HEREIN DO HEREBY CERTIFY THAT I HAVE LAID OFF, PLATTED AND SUBDIVIDED, AND DO HEREBY LAYOFF, PLAT AND SUBDIVIDE THE REAL ESTATE IN ACCORDANCE WITH THIS PLAT, AND DO HEREBY DEDICATE TO THE USE OF THE PUBLIC, THE STREETS AND EASEMENTS AS SHOWN ON SAID PLAT.
DATE OF EXECUTION _____

KEVIN WATSON
700 PADGETT RD
CONWAY AR 72034

SOURCE OF TITLE: D.R. _____
PAGE _____

CERTIFICATE OF FINAL SURVEY ACCURACY
I ROBERT D. FRENCH, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A BOUNDARY SURVEY MADE BY ME AND BOUNDARY MARKERS AND LOT CORNERS SHOWN HEREON ACTUALLY EXIST AND THEIR LOCATION, TYPE, AND MATERIAL ARE CORRECTLY SHOWN AND ALL MINIMUM REQUIREMENTS OF THE ARKANSAS MINIMUM STANDARDS FOR LAND SURVEYORS HAVE BEEN MET.
DATE OF EXECUTION _____

Robert D. French
ROBERT D. FRENCH, ARKANSAS PROFESSIONAL LAND SURVEYOR NO. 1363

CERTIFICATE OF FINAL PLAT APPROVAL
PURSUANT TO THE CONWAY SUBDIVISION REGULATIONS AND ALL OTHER CONDITIONS AND APPROVAL HAVING BEEN COMPLETED, THIS DOCUMENT IS HEREBY ACCEPTED. THIS CERTIFICATE IS HEREBY EXECUTED UNDER THE AUTHORITY OF THE SAID RULES AND REGULATIONS.
DATE OF EXECUTION _____

CHAIRMAN, CONWAY PLANNING COMMISSION

CERTIFICATE OF RECORDING
THIS DOCUMENT FILED FOR RECORD _____, 2005 IN PLAT BOOK No. _____
PAGE _____

SHARON RIMMER, FAULKNER COUNTY CIRCUIT CLERK, FAULKNER COUNTY, ARKANSAS

THIS PROPERTY IS SERVICED BY CONWAY UTILITIES, WATER AND SEWER--CONWAY, ARKANSAS, FAULKNER COUNTY, DEED RECORDED IN DEED BOOK _____ PAGE _____.
ZONING OF PROPERTY R-1

THIS PROPERTY IS NOT IN THE 100 YEAR FLOOD PLANE ACCORDING TO FLOOD INSURANCE RATE MAP #05045C0130 F, PANEL 130 OF 250, EFFECTIVE JUNE 2, 1994.

NOTES:
IRON PINS ARE SET AT ALL LOT CORNERS. ALL EASEMENTS SHALL BE FOR GENERAL UTILITIES AND OR DRAINAGE. ALL BUILDING LINES ARE 25 FOOT. ALL ROUNDED CORNERS ARE 25' RADII.
ALL LOTS SHALL SLOPE TO A STREET OR DRAINAGE EASEMENT.
NO LOT SHALL BE SUBDIVIDED TO CREATE A LOT LESS THAN 90 FEET IN WIDTH AT THE BUILDING LINE WITHOUT WIDENING THE ENTIRE LENGTH OF THE STREET.
NO STRUCTURES, FILL OR OBSTRUCTIONS SHALL BE PLACED IN THE 100 YEAR FLOODWAY EASEMENT. NO RESHAPING OF THE SURFACE WITHIN THE 100 YEAR FLOODWAY EASEMENT SHALL BE MADE WITHOUT THE APPROVAL OF THE CITY ENGINEER. NO FENCES SHALL BE IN THE FLOODWAY EASEMENT.
COORDINATES SHOWN ARE STATE PLANE (HARN 97) ESTABLISHED USING G.P.S. FROM C.A.G.I.S. MONUMENT #1031. BEARINGS ARE REFERENCED TO SAID COORDINATE SYSTEM.

THIS PROPERTY WAS SURVEYED ON OCTOBER 01, 2004, BY ROBERT FRENCH, P.L.S. 1363
1000 FRONT ST.
CONWAY, AR. 72032
WITH AN ERROR OF CLOSURE=1:100,000
THIS PLAT WAS DRAWN ON OCTOBER 10, 2004.

LEGAL DESCRIPTION: A PART OF THE SE1/4 OF THE SW1/4 OF SECTION 3, T-5-N, R-14-W, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
THE WEST 330.00 FEET OF THE EAST 495.00 FEET OF THE SE1/4 SW1/4, SECTION 3, T-5-N, R-14-W. SAID TRACT CONTAINS 10.01 ACRES MORE OR LESS.

ALSO DESCRIBED AS:
COMMENCING AT THE NORTHEAST CORNER OF SAID SE1/4 SW1/4 RUN THENCE N88°25'43"W, ALONG THE NORTH LINE OF SAID SE1/4 SW1/4, 165.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N88°25'43"W, 330.00 FEET, THENCE RUN S02°13'53"W, 1320.68 FEET TO THE SOUTH LINE OF SAID SE1/4 SW1/4; THENCE RUN S88°03'10"E, ALONG SAID SOUTH LINE 330.00 FEET; THENCE RUN N02°13'50"E, 1322.84 FEET TO THE POINT OF BEGINNING. SAID TRACT CONTAINS 10.01 ACRES MORE OR LESS.



APPLEWOOD COVE SUBDIVISION CITY OF CONWAY FINAL PLAT	
CENTRAL ARKANSAS PROFESSIONAL SURVEYING	SHEET NO. 1/4
SCALE 1"=100'	DATE 04/11/05