

Section 36, and the SE₄, SE₁, and the SW₄, SE₄, Section 25, T-17-N, R-30-W described as beginning at the Northwest Corner of said NE₄, NE₄, Section 36, T-17-N, R-30-W;

Thence N 89-18-22 W 125.00 feet;
 Thence S 01-21-10 E 704.12 feet;
 Thence S 89-13-49 E 1445.58 feet;
 Thence S 00-05-50 W 8.67 feet;
 Thence S 38-04-17 E 227.95 feet;
 Thence S 37-44-04 E 108.03 feet;
 Thence S 52-05-49 W 150.54 feet;
 Thence S 37-54-11 E 50.00 feet;
 Thence S 52-05-49 E 150.39 feet;
 Thence S 37-44-04 E 132.67 feet;
 Thence S 52-18-20 E 202.32 feet;
 Thence S 82-00-21 E 180.94 feet;
 Thence East, 42.00 feet to the centerline of a creek;
 Thence along said centerline S 14-28-45 W 132.09 feet;

Thence N 89-33-06 W 13.82 feet;
 Thence S 00-09-15 W 556.30 feet;
 Thence S 52-21-53 W 131.91 feet;
 Thence S 47-22-05 W 74.25 feet;
 Thence S 14-54-57 W 153.69 feet;
 Thence S 88-10-01 W 480.23 feet;
 Thence S 00-43-33 W 242.55 feet;
 Thence S 89-35-08 W 340.00 feet;
 Thence S 00-43-31 W 250.00 feet;
 Thence S 89-36-08 W 178.94 feet;
 Thence S 05-00-49 E 266.00 feet;
 Thence S 00-42-03 E 267.29 feet;
 Thence S 89-18-33 W 820.00 feet;
 Thence N 00-39-26 E 784.05 feet to the point of beginning, containing 68.35 acres, more or less, Fayetteville, Washington County, Arkansas.

CERTIFICATES AND APPROVALS

A. CERTIFICATE OF OWNERSHIP AND DEDICATION

I hereby certify that I am the owner of the property shown described hereon and that I do hereby dedicate all streets, alleys, easements, parks, and all other open spaces to Public or Private use as noted. I do hereby further certify that the platting as filed on record cannot be changed unless vacated pursuant to applicable local or other laws.

Date: 12/19/78
 Milly D. Pickell
 Rudy Moore, Jr.
 Owner

B. CERTIFICATE OF ACCURACY

I hereby certify that the plan shown and described hereon is true and correct survey and that the monuments have been placed as stated hereon as stated by the Subdivision Regulations of the City of Fayetteville.

Date: 2-27-79
 Melvin S. Milholland
 Registered Engineer

Date: 2-27-79
 Melvin S. Milholland
 Registered Land Surveyor

C. CERTIFICATE OF APPROVAL OF WATER AND SEWER SYSTEM

I hereby certify that the water and sewer disposal systems installed or proposed for installation in the subdivision fully meet the requirements of the Arkansas State Board of Health, and are hereby approved.

Date: Feb 26, 1979
 Donald R. Brown
 City Engineer

D. CERTIFICATE OF APPROVAL OF STREETS AND UTILITIES

I hereby certify that the plans for streets, utilities, and other improvements installed or to be installed in this subdivision conform to City specifications and Good engineering practices.

Date: Feb 26, 1979
 Donald R. Brown
 Street Superintendent

E. CERTIFICATE OF APPROVAL FOR RECORDING

This Plat was approved by the Fayetteville Planning Commission at a meeting held on Feb 9, 1978

Date: Feb 26, 1979
 Elizabeth M. Luchter
 (Sec.) Planning Commission

F. CERTIFICATE OF APPROVAL FOR BUILDING SET-BACK DIMENSIONS

I hereby certify that all building set-back dimensions shown on this subdivision are in accordance with the Building Set-back Requirements.

Date: 12-20-78
 Harold E. Luebbers
 Building Inspector

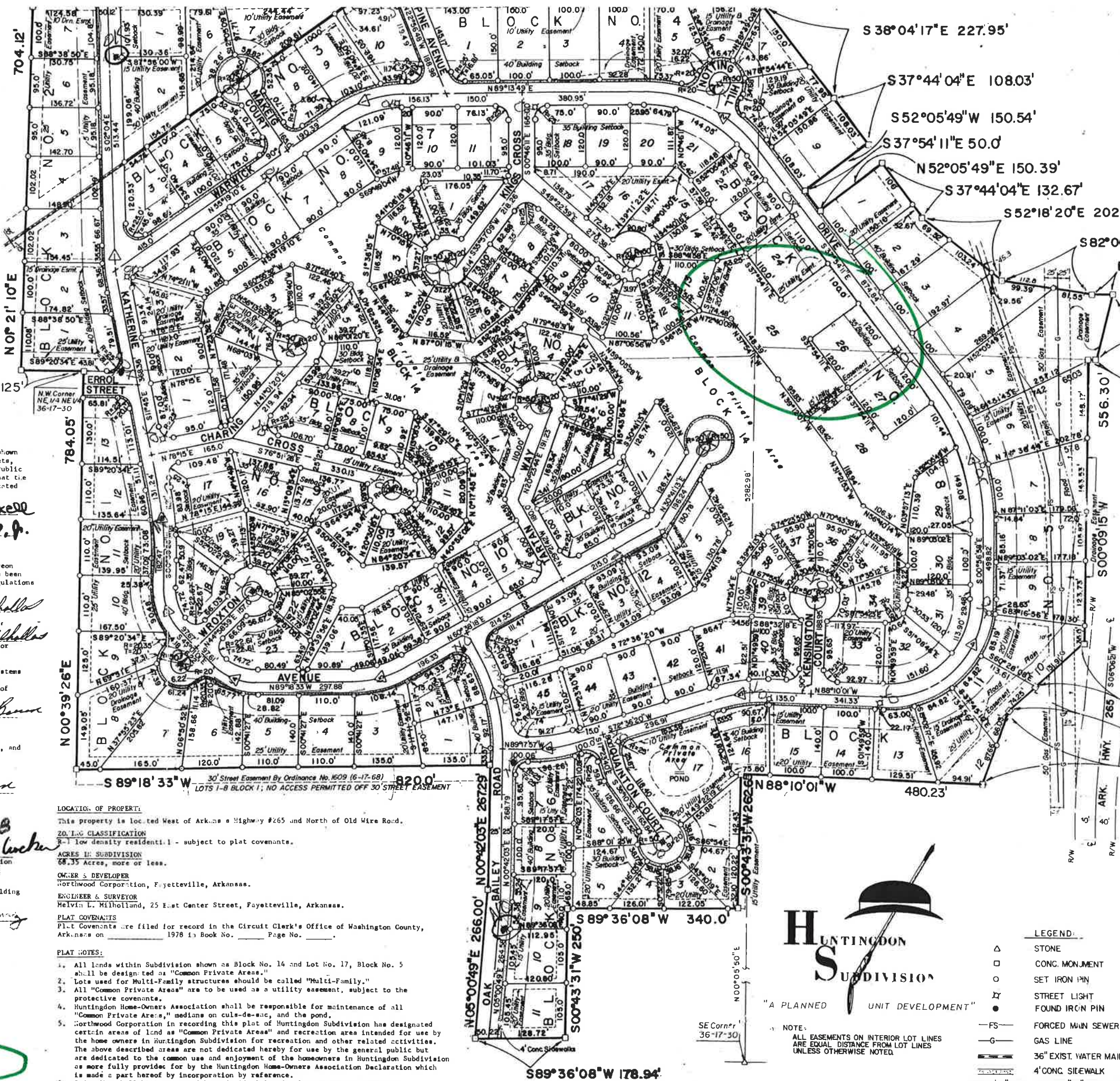
PLAT INFORMATION:

DENSITY CALCULATIONS:

Total Acreage = 68.35 Acres
 Common Private Area = 7.59 Acres
 Multi-Family Lots = 3.79 Acres
 Streets = 11.97 Acres
 Single Family = 45.00 Acres
 Over-All Density = 216 Units
 = 3.16 unit/acre

MULTI-FAMILY LOTS & DENSITY:

Block No. 8, Lot Nos. 25 & 28 - 12 units/lot max.
 Block No. 8, Lot Nos. 11, 12, 13, 14, 34, 35, 36, 37, 38, 39 - 4 units/lot max.



2. $\Delta = 12^{\circ} 4' 26''$
 $T = 70.0'$
 $R = 943.98'$

3. $\Delta = 45^{\circ} 40' 17''$
 $T = 50.0'$
 $R = 118.73'$

WARWICK DRIVE

1. $\Delta = 33^{\circ} 54' 39''$
 $T = 70.0'$
 $R = 29.6'$

2. $\Delta = 5^{\circ} 52'$
 $T = 140.0'$
 $R = 81.62'$

3. $\Delta = 36^{\circ} 5' 13''$
 $T = 143.43'$
 $R = 430.74'$

OAK DAILEY ROAD

1. $\Delta = 30^{\circ} 13' 45''$
 $T = 99.26'$
 $R = 369.64'$

FLOOD PLAIN DATA 100YR. FL.

BLOCK 5	MSL FLOOD ELEV.
LOT 12	1262.9'
LOT 11	1261.9'
LOT 10	1259.7'
LOT 9	1257.7'
LOT 8	1255.9'
LOT 7	1254.0'
LOT 6	1252.0'
LOT 5	1250.5'
LOT 4	1250.3'

Milly D. Pickell, &
 Rudy Moore, Jr., SA
 NORTHWOOD CORP.
 SECRETARY
 NORTHWOOD CORP.
 Resolutions Resolved: It is hereby authorized to execute the Dedication as shown on this Final Plat.
 I, Rudy Moore, Jr. do hereby certify that the for true and correct copy of the resolution unanimously adopted by the Board of Directors of a corporation on the 19 day of Feb 1978 at which a quorum of the Board was present.

Date: 12/19/78
 Rudy Moore
 \$52°21'53" W 131.91'
 S 47°22'05" W 74.25'
 S 14°54'57" W 153.69'



NOTE: SIDEWALKS WILL BE INSTALLED BY INDIVIDUAL LOT DEVELOPERS



"A PLANNED UNIT DEVELOPMENT"

- LEGEND:**
- Δ STONE
 - \square CONC. MONUMENT
 - \circ SET IRON PIN
 - \times STREET LIGHT
 - \bullet FOUND IRON PIN
 - FS- FORCED MAIN SEWER
 - G- GAS LINE
 - 36" EXIST. WATER MAIN
 - 4" CONC. SIDEWALK

SCALE: 1" = 200.0'

DATE: 28 AUG. 78

MILHOLLAND ENGINEERING & SURVEYING
 25 E. CENTER STREET
 FAYETTEVILLE, ARKANSAS

NORTHWOOD CORPORATION
 PO BOX 1845
 FAYETTEVILLE, ARKANSAS

I hereby certify that the water and sewage disposal systems installed or proposed for installation in the subdivision fully meet the requirements of the Arkansas State Board of Health, and are hereby approved.

Feb 26, 1979
Date

Arnold E. Blum
City Engineer

D. CERTIFICATE OF APPROVAL OF STREETS AND UTILITIES

I hereby certify that the plans for streets, utilities, and other improvements installed or to be installed in this subdivision conform to City specifications and Good engineering practices.

Feb 26, 1979
Date

Arnold E. Blum
Street Superintendent

E. CERTIFICATE OF APPROVAL FOR RECORDING

This Plat was approved by the Fayetteville Planning Commission at a meeting held on Feb 26, 1979, 1978

Feb 26, 1979

Elizabeth M. Luck
(Sec.) Planning Commission

F. CERTIFICATE OF APPROVAL FOR BUILDING SET-BACK DIMENSIONS

I hereby certify that 11 building set-back dimensions shown on this subdivision are in accordance with the Building Set-Back Requirements.

12-20-78
Date

Harold E. Tibbony
Building Inspector

PLAT INFORMATION:

DENSITY CALCULATIONS:

Total Acreage	=	68.35 Acres
Common Private Area	=	7.59 Acres
Multi-Family Lots	=	3.79 Acres
Streets	=	11.97 Acres
Single Family	=	45.00 Acres
Over-All Density	=	<u>216 Units</u> - 3.16 unit/acre
		<u>68.35 Acres</u>

MULTI-FAMILY LOTS & DENSITY:

Block No. 8, Lot Nos. 25 & 28	-	12 units/lot max.
Block No. 8, Lot Nos. 11, 12	-	4 units/lot max.
13, 14, 34, 35, 36, 37, 38, 39	-	4 units/lot max.