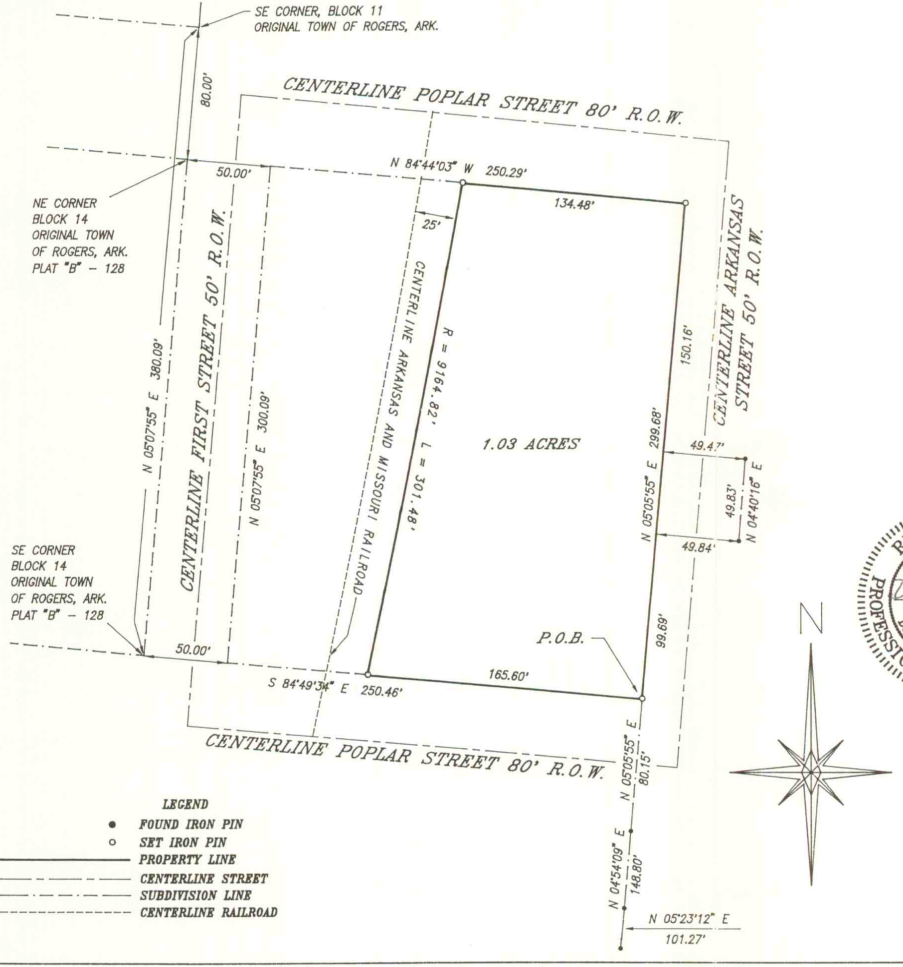
Book 31, Page 130



PROPERTY DESCRIPTION

A part of the Fractional NW1/4 of the Fractional SW1/4 of Section 7, Township 19 North, Range 29 West of the Fifth Principal Meridian, Benton County, Arkansas and being described as follows :
Beginning at the point of intersection of the North Right-of-Way line of East Cherry Street and the West Right-of-Way line of South Arkansas Street, as shown in Plat Record Book "B" at Page 128 and filed for record on the 14th day of March, 1881 in the Office of the Benton County Circuit Clerk, said POINT OF BEGINNING being a set iron pin; thence along the West Right-of-Way line of South Arkansas Street, North 05 degrees, 05 minutes, 55 seconds East 299.68 feet to a set iron pin on the intersection of the West Right-of-Way line of South Arkansas Street and the South Right-of-Way line of East Poplar Street; thence along the South Right-of-Way line of East Poplar Street, North 84 degrees, 44 minutes, 03 seconds West 134.48 feet to a set iron pin at the intersection of the South Right-of-Way line of East Poplar Street and a line that lies parallel with and 25 feet normally distant Easterly from the centerline of the main track of the Arkansas and Missouri Railroad Company; thence along the said parallel line of the main track, being along a curve to the right with a delta angle of 01 degrees, 53 minutes, 05 seconds, having a radius of 9164.82 feet and a arc length of 301.48 feet, with a chord bearing and distance of South 11 degrees, 01 minutes, 25 seconds West 301.47 feet to a set iron pin at the intersection of the said parallel line of the main track and the North Right-of-Way line of East Cherry Street; thence along the North Right-of-Way line of East Cherry Street, South 84 degrees, 49 minutes, 34 seconds East 165.60 feet to the POINT OF BEGINNING, containing 1.03 acres and being subject to all easements and right-of-ways of record or fact.

BASIS OF BEARINGS : ASSUMED NORTH 04 DEGREES, 52 MINUTES, 30 SECONDS EAST ALONG THE CENTERLINE OF SOUTH ARKANSAS STREET.

This property DOES NOT lie within Flood Zone "A" or Flood Zone "AE" as established by the Flood Insurance Rate Map for the City of Rogers, Arkansas. Community Panel NO. 050013 0155 E; Effective Date: September 18, 1991.

REGISTERED PROFESSIONAL LAND SURVEYOR
STATE OF ARKANSAS
NO. 992
SIGNATURE
DONALD R. PHILLIPS

FILED FOR RECORD
At 3 O'Clock P M
AUG 14 1996
SUE HODGES
Clerk and Recorder
BENTON COUNTY, ARK.

SCALE IN FEET
60 30 0 60 120

SURVEY FOR WAYNE SHASTEEN AND JOHN L. SHASTEEN ROGERS, ARKANSAS 72756		
SCALE : 1" = 60'	DATE : AUGUST 12, 1996	DRAWN BY : D.P.
JOB NO. 96071 DISK 96-06	Phillips Land Surveying, Inc. P.O. Box 1026 Rogers, Ar 72757-1026 201 So. 20th Street Suite 16 (501) 631-7248 (Fax) 631-6754	
STATE RECORDING NO. N/A		

7-129