

**MEASURED DESCRIPTION**

PART OF THE NW1/4 OF SECTION 16, T-2-N, R-14-W, PULASKI COUNTY, ARKANSAS, LYING NORTH OF ARKANSAS STATE HIGHWAY NO. 10, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 16; THENCE N89°06'00"W ALONG THE NORTH LINE OF SAID SECTION 16, 3650.36 FT. TO THE POINT OF BEGINNING; THENCE S03°17'19"E, 280.12 FT.; THENCE S00°55'01"W, 275.72 FT. TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF ARKANSAS STATE HIGHWAY NO. 10, BEING 40.00 FT. FROM THE CENTERLINE THEREOF; THENCE N61°13'28"W ALONG SAID SOUTH RIGHT-OF-WAY LINE, 374.22 FT.; THENCE NORTHWESTERLY CONTINUING ALONG SAID SOUTH RIGHT-OF-WAY LINE BEING THE ARC OF A 1472.60 FT. RADIUS CURVE TO THE LEFT, A CHORD BEARING AND DISTANCE OF N73°21'04"W, 612.99 FT.; THENCE N01°07'35"W, 214.24 FT. TO A POINT ON THE NORTH LINE OF SAID SECTION 16; THENCE S89°04'37"E ALONG SAID NORTH LINE, 907.98 FT. TO THE POINT OF BEGINNING, CONTAINING 7.2289 ACRES MORE OR LESS.

**LEGEND**

|      |                              |
|------|------------------------------|
| X    | water valve                  |
| ⊙    | fire hydrant                 |
| ⊕    | water meter                  |
| FP2  | rpz                          |
| T    | electric transformer         |
| □    | electric box                 |
| △    | fiber-optic sign             |
| ⊕    | gas meter                    |
| △    | buried gas marker            |
| —    | power pole                   |
| —    | guy wire                     |
| *    | light pole                   |
| —    | ground light                 |
| +    | bollard pole                 |
| ⊕    | sanitary sewer manhole       |
| ⊕    | sewer or drain clean-outs    |
| ⊕    | telephone riser              |
| ⊕    | telephone sign               |
| ⊕    | cable riser                  |
| ⊕    | junction box—drainage        |
| —    | curb inlet—drainage          |
| —    | surface inlet—drainage       |
| —    | reinforced concrete pipe     |
| —    | corrugated metal pipe        |
| —    | sign                         |
| —    | handicap parking             |
| H.C. | handicap ramp                |
| —    | concrete                     |
| X    | fence                        |
| —    | overhead power               |
| E    | (ug) underground electric    |
| G    | (ug) underground gas         |
| T    | (ug) underground fiber optic |
| TEL  | (ug) underground telephone   |
| W    | (ug) underground water       |
| S    | (ug) underground sewer       |

**LOT 2 - BLDG SYNOPSIS**

|                                   |           |
|-----------------------------------|-----------|
| 2-STORY OFFICE (MAX HEIGHT 35-FT) | 3,000 SF  |
| BUILDING A                        | 4,200 SF  |
| BUILDING B                        | 2,100 SF  |
| BUILDING C                        | -         |
| BUILDING D                        | -         |
| BUILDING E                        | -         |
| BUILDING F                        | 11,900 SF |
| BUILDING G                        | 8,000 SF  |
| BUILDING H (CLIMATE CONTROL)      | 63,875 SF |

**CERTIFICATE OF OWNER**

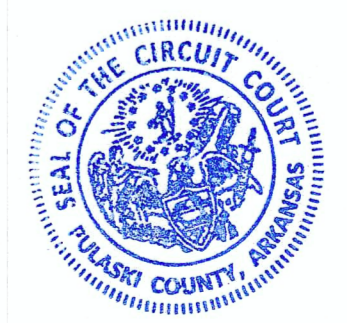
WE, THE UNDERSIGNED, OWNERS OF THE REAL ESTATE, SHOWN AND DESCRIBED HEREIN, DO HEREBY CERTIFY THAT WE HAVE LAID OFF, PLATTED, AND SUBDIVIDED, AND DO HEREBY LAY OFF, PLAT, AND SUBDIVIDE SAID REAL ESTATE IN ACCORDANCE WITH THIS FINAL DEVELOPMENT PLAN.

7/14/23  
 DATE OF EXECUTION  
 PotlatchDeltic Real Estate, LLC  
 # 7 Chenal Club Blvd.  
 Little Rock, Arkansas

**CERTIFICATE OF ENGINEERING ACCURACY**

I, TIMOTHY E. DATERS, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS THE FINAL DEVELOPMENT PLAN AND THAT THE ENGINEERING REQUIREMENTS OF THE LITTLE ROCK SUBDIVISION RULES AND REGULATIONS HAVE BEEN COMPLIED WITH.

7/14/23  
 DATE OF EXECUTION  
 TIMOTHY E. DATERS  
 REGISTERED PROFESSIONAL ENGINEER NO. 5033, ARKANSAS



**CERTIFICATE OF FINAL DEVELOPMENT PLAN APPROVAL**

PURSUANT TO THE CITY OF LITTLE ROCK RULES AND REGULATIONS, AND ALL OF THE CONDITIONS OF APPROVAL HAVING BEEN COMPLETED, THIS DOCUMENT IS HEREBY ACCEPTED. THIS CERTIFICATE IS HEREBY EXECUTED UNDER THE AUTHORITY OF SAID RULES AND REGULATIONS.

7/19/23  
 DATE OF EXECUTION  
 LITTLE ROCK PLANNING COMMISSION

D.R. \_\_\_\_\_ PAGE \_\_\_\_\_  
 INSTRUMENT NO. 88-61004

2023037892  
 PRESENTED: 07-21-2023 12:37:03 PM RECORDED: 07-21-2023 12:46:04 PM  
 In Official Records of Terri Hollingsworth Circuit/County Clerk  
 PULASKI CO, AR FEE \$15.00

**WHITE-DATERS & ASSOCIATES, INC.**  
 CIVIL ENGINEERING, LAND PLANNING & DEVELOPMENT  
 24 RAHLING CIRCLE LITTLE ROCK, ARKANSAS 72223

Survey By: \_\_\_\_\_ Drawn By: \_\_\_\_\_ Checked By: \_\_\_\_\_ Approved By: \_\_\_\_\_

**FINAL DEVELOPMENT PLAN**  
 LOTS 1 & 2  
 CHENAL VALLEY TRACT 404  
 PULASKI COUNTY, ARKANSAS

|         |                         |
|---------|-------------------------|
| Revised |                         |
| Date    | 07-14-23                |
| Scale   | Hor. 1"=40' Vert. _____ |
| Sheet   | of _____                |
| Job No. |                         |