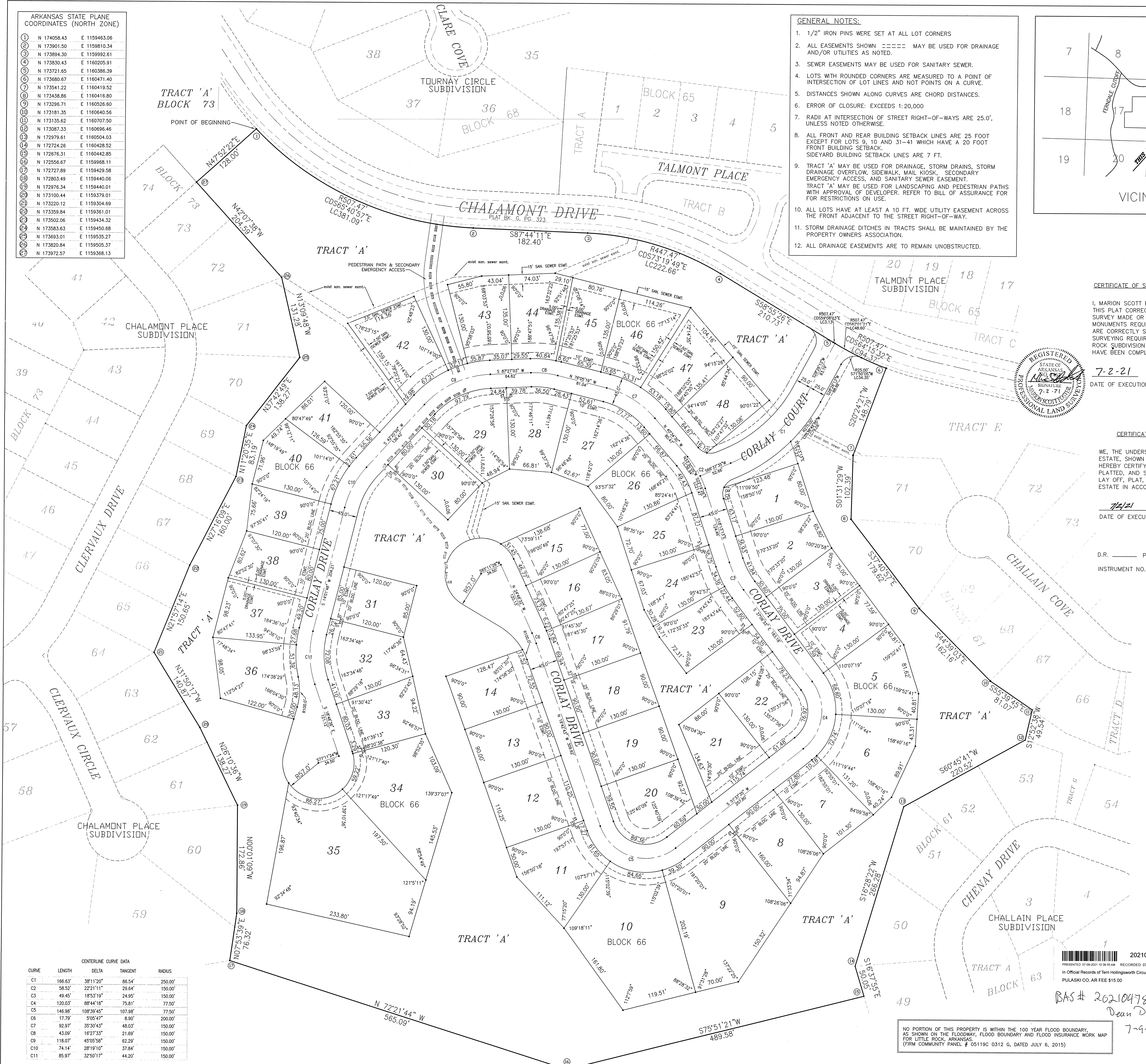


ARKANSAS STATE PLANE COORDINATES (NORTH ZONE)

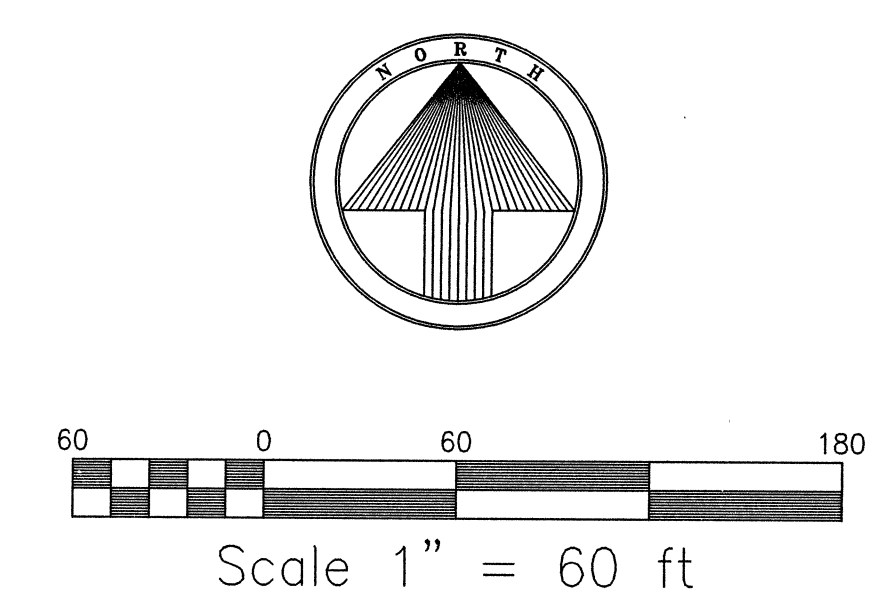
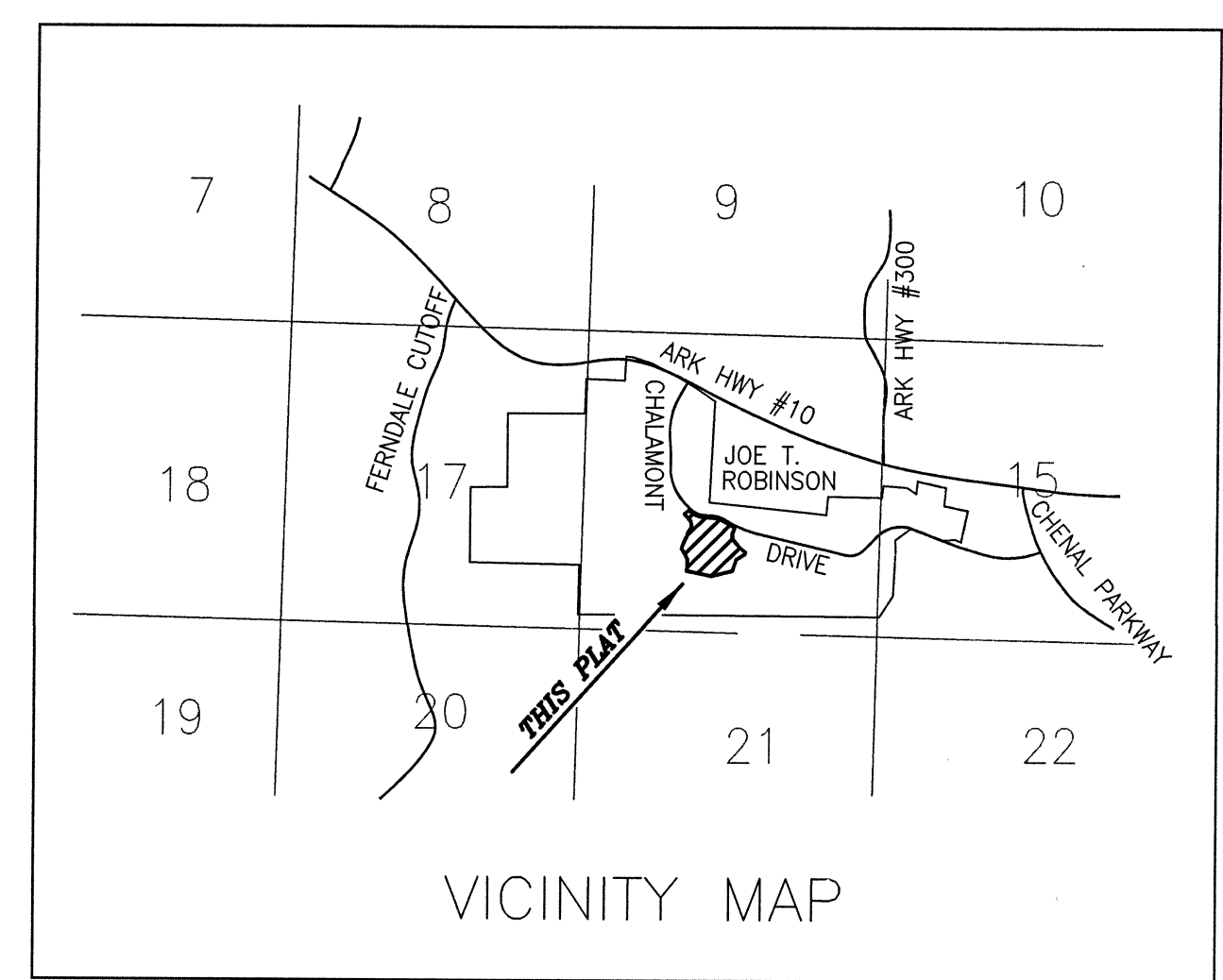
| | | |
|----|-------------|--------------|
| 1 | N 174058.43 | E 1159463.06 |
| 2 | N 173901.50 | E 1159810.34 |
| 3 | N 173894.30 | E 1159992.61 |
| 4 | N 173830.43 | E 1160205.91 |
| 5 | N 173721.65 | E 1160386.39 |
| 6 | N 173680.67 | E 1160471.40 |
| 7 | N 173541.22 | E 1160419.52 |
| 8 | N 173438.86 | E 1160416.80 |
| 9 | N 173296.71 | E 1160526.60 |
| 10 | N 173181.35 | E 1160640.56 |
| 11 | N 173077.50 | E 1160767.50 |
| 12 | N 172987.43 | E 1160896.46 |
| 13 | N 172979.61 | E 1160904.03 |
| 14 | N 172724.28 | E 1160428.52 |
| 15 | N 172676.31 | E 1160442.85 |
| 16 | N 172556.67 | E 1159968.11 |
| 17 | N 172727.89 | E 1159429.58 |
| 18 | N 172803.49 | E 1159440.06 |
| 19 | N 172976.34 | E 1159440.01 |
| 20 | N 173100.44 | E 1159379.01 |
| 21 | N 173220.12 | E 1159434.32 |
| 22 | N 173359.84 | E 1159361.01 |
| 23 | N 173502.06 | E 1159434.32 |
| 24 | N 173583.63 | E 1159450.68 |
| 25 | N 173693.01 | E 1159535.27 |
| 26 | N 173820.84 | E 1159505.37 |
| 27 | N 173972.57 | E 1159368.13 |

TRACT 'A'
BLOCK 73

POINT OF BEGINNING



- GENERAL NOTES:**
- 1/2" IRON PINS WERE SET AT ALL LOT CORNERS
 - ALL EASEMENTS SHOWN ===== MAY BE USED FOR DRAINAGE AND/OR UTILITIES AS NOTED.
 - SEWER EASEMENTS MAY BE USED FOR SANITARY SEWER.
 - LOTS WITH ROUNDED CORNERS ARE MEASURED TO A POINT OF INTERSECTION OF LOT LINES AND NOT POINTS ON A CURVE.
 - DISTANCES SHOWN ALONG CURVES ARE CHORD DISTANCES.
 - ERROR OF CLOSURE: EXCEEDS 1:20,000
 - RADI AT INTERSECTION OF STREET RIGHT-OF-WAYS ARE 25.0', UNLESS NOTED OTHERWISE.
 - ALL FRONT AND REAR BUILDING SETBACK LINES ARE 25 FOOT EXCEPT FOR LOTS 9, 10 AND 31-41 WHICH HAVE A 20 FOOT FRONT BUILDING SETBACK. SIDEYARD BUILDING SETBACK LINES ARE 7 FT.
 - TRACT 'A' MAY BE USED FOR DRAINAGE, STORM DRAINS, STORM DRAINAGE OVERFLOW, SIDEWALK, MAIL KIOSK, SECONDARY EMERGENCY ACCESS, AND SANITARY SEWER EASEMENT. TRACT 'A' MAY BE USED FOR LANDSCAPING AND PEDESTRIAN PATHS WITH APPROVAL OF DEVELOPER. REFER TO BILL OF ASSURANCE FOR FOR RESTRICTIONS ON USE.
 - ALL LOTS HAVE AT LEAST A 10 FT. WIDE UTILITY EASEMENT ACROSS THE FRONT ADJACENT TO THE STREET RIGHT-OF-WAY.
 - STORM DRAINAGE DITCHES IN TRACTS SHALL BE MAINTAINED BY THE PROPERTY OWNERS ASSOCIATION.
 - ALL DRAINAGE EASEMENTS ARE TO REMAIN UNOBSTRUCTED.



CERTIFICATE OF SURVEYING ACCURACY

I, MARION SCOTT FOSTER, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A BOUNDARY SURVEY MADE OR VERIFIED BY ME. ALL MONUMENTS REQUIRED ACTUALLY EXIST AND ARE CORRECTLY SHOWN HEREON AND THAT ALL SURVEYING REQUIREMENTS OF THE LITTLE ROCK SUBDIVISION RULES AND REGULATIONS HAVE BEEN COMPLIED WITH.

DATE OF EXECUTION 7-2-21

MARION SCOTT FOSTER
REGISTERED LAND SURVEYOR
NO. 1467, ARKANSAS

CERTIFICATE OF ENGINEERING ACCURACY

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

DATE OF EXECUTION 7/2/21

TIMOTHY E. DATERS
REGISTERED PROFESSIONAL ENGINEER NO. 5033, ARKANSAS

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 PLAT.

DATE OF EXECUTION 7/2/21

PatlachDeltic Real Estate, LLC
7 Chenal Club Blvd.
Little Rock, Arkansas

CERTIFICATE OF FINAL APPROVAL

PURSUANT TO THE LITTLE ROCK SUBDIVISION 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.

DATE OF EXECUTION 7/9/21

LITTLE ROCK PLANNING COMMISSION

D.R. _____ PAGE _____

INSTRUMENT NO. 88-61004

CERTIFICATE OF RECORDING

THIS DOCUMENT, NUMBER _____, FILED FOR RECORD _____ 20 _____, IN PLAT BOOK _____ PAGE _____

LEGAL DESCRIPTION

PART OF THE S1/2 OF SECTION 16, T-2-N, R-14-W, LITTLE ROCK, PULASKI COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE EASTERMOST CORNER OF TRACT A, BLOCK 73, CHENAL VALLEY, AN ADDITION TO THE CITY OF LITTLE ROCK, PULASKI COUNTY, ARKANSAS, SAID POINT LYING ON THE SOUTHERLY RIGHT OF WAY LINE OF CHALAMONT DRIVE; THENCE ALONG SAID SOUTHERLY RIGHT OF WAY LINE THE FOLLOWING COURSES: (1) ALONG THE ARC OF A 507.47 FOOT RADIUS CURVE TO THE LEFT, HAVING A CHORD BEARING AND DISTANCE OF S64°15'32"E, 94.37 FEET TO THE NORTHWESTERLY CORNER OF TRACT E, BLOCK 61, CHENAL VALLEY ADDITION; THENCE ALONG THE WESTERLY LINE OF SAID BLOCK 61 THE FOLLOWING COURSES: (1) S20°24'21"W, 148.79 FEET; (2) S01°31'29"W, 102.39 FEET; (3) S37°40'57"E, 179.62 FEET; (4) S44°30'03"E, 162.16 FEET; (5) S59°39'45"E, 81.07 FEET; (6) S12°52'38"W, 49.54 FEET; (7) S69°45'41"W, 220.52 FEET; (8) S19°39'29"W, 266.29 FEET; (9) S19°37'55"E, 50.05 FEET; THENCE LEAVING SAID WESTERLY LINE OF BLOCK 61 S75°51'21"W, A DISTANCE OF 489.58 FEET; THENCE N72°21'44"W, A DISTANCE OF 565.09 FEET TO THE SOUTHEAST CORNER OF LOT 58, BLOCK 73, CHENAL VALLEY ADDITION; THENCE ALONG THE EASTERLY LINE OF SAID BLOCK 73 THE FOLLOWING COURSES: (1) N07°53'39"E, 76.32 FEET; (2) N00°01'09"W, 172.86 FEET; (3) N26°10'36"W, 138.27 FEET; (4) N31°50'17"W, 140.87 FEET; (5) N21°57'14"E, 150.65 FEET; (6) N27°16'09"E, 160.00 FEET; (7) N11°20'35"E, 83.19 FEET; (8) N37°42'49"E, 138.27 FEET; (9) N13°09'48"W, 131.28 FEET; (10) N42°07'38"W, 204.59 FEET; (11) N47°52'22"E, 128.00 FEET TO THE POINT OF BEGINNING. CONTAINING 29.9832 ACRES, MORE OR LESS.

PLAT OF
LOTS 1-48 BLOCK 66
TRACT 'A' BLOCK 66
CHENAL VALLEY
AN ADDITION TO THE CITY OF
LITTLE ROCK, ARKANSAS

To be known as "CORLAY COURT"
Being Part of Section 16
T-2-N, R-14-W
Pulaski County, Arkansas

JULY 2021

BAS# 2021047835
Dean Dixon D.L.

NO PORTION OF THIS PROPERTY IS WITHIN THE 100 YEAR FLOOD BOUNDARY, AS SHOWN ON THE FLOODWAY, FLOOD BOUNDARY AND FLOOD INSURANCE WORK MAP FOR LITTLE ROCK, ARKANSAS (FIRM COMMUNITY PANEL # 05119C 0312 G, DATED JULY 6, 2015)

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

CENTERLINE CURVE DATA

| CURVE | LENGTH | DELTA | TANGENT | RADIUS |
|-------|---------|------------|---------|---------|
| C1 | 166.63' | 36°11'20" | 86.54' | 250.00' |
| C2 | 58.52' | 22°21'11" | 28.64' | 150.00' |
| C3 | 49.45' | 18°53'19" | 24.95' | 150.00' |
| C4 | 120.03' | 88°44'18" | 75.81' | 77.50' |
| C5 | 146.98' | 108°39'45" | 107.98' | 77.50' |
| C6 | 17.79' | 5°05'47" | 8.90' | 200.00' |
| C7 | 92.97' | 35°30'43" | 48.03' | 150.00' |
| C8 | 43.09' | 16°27'33" | 21.89' | 150.00' |
| C9 | 118.07' | 45°03'58" | 62.29' | 150.00' |
| C10 | 74.14' | 28°19'10" | 37.84' | 150.00' |
| C11 | 85.97' | 32°50'17" | 44.20' | 150.00' |