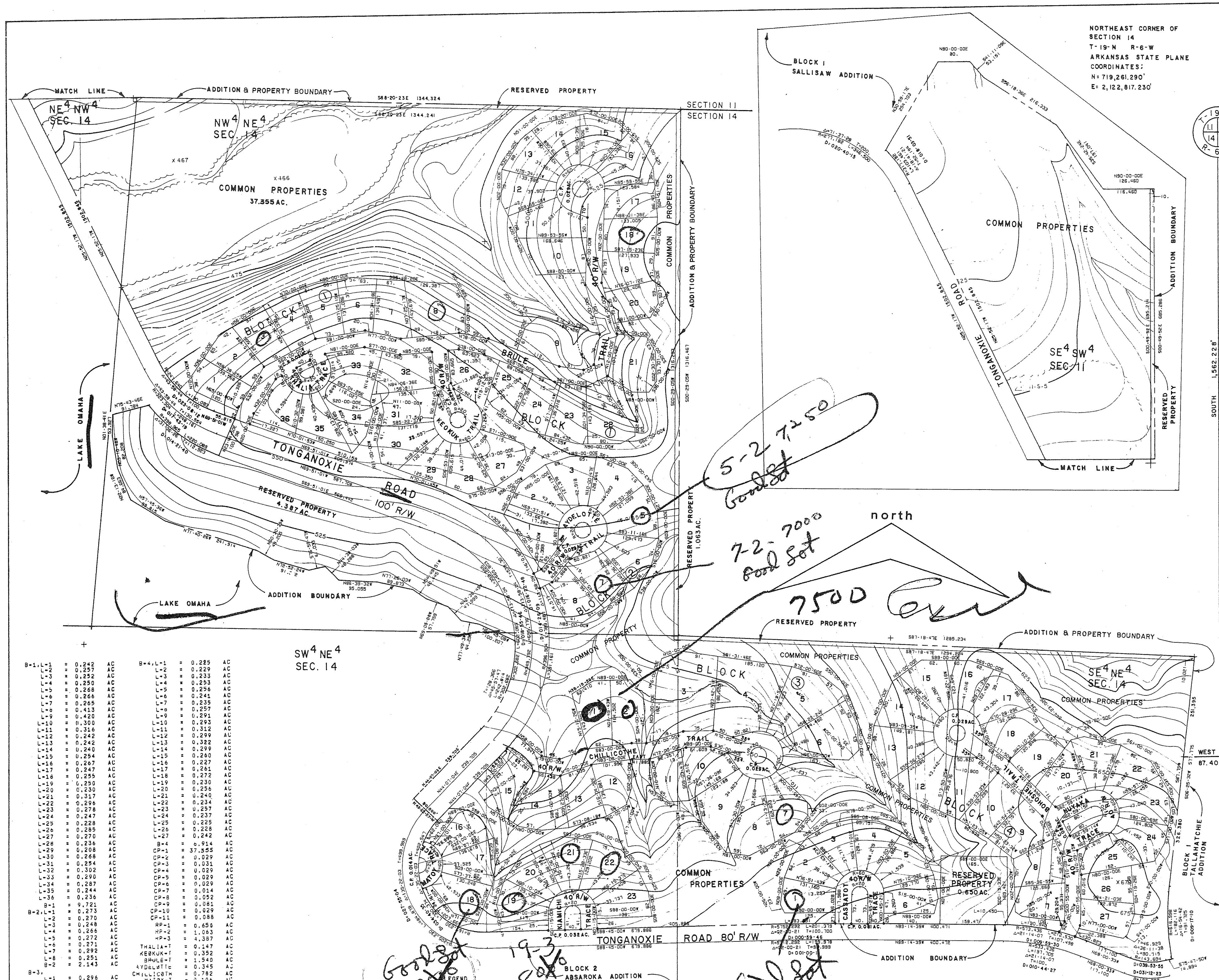


| | | | | |
|---|---|---|---|---|
| B-1, L-1 | = 0.242 AC | | B-4, L-1 | = 0.225 AC |
| L-2 | = 0.257 AC | | L-2 | = 0.229 AC |
| L-3 | = 0.252 AC | | L-3 | = 0.233 AC |
| L-4 | = 0.250 AC | | L-4 | = 0.253 AC |
| L-5 | = 0.268 AC | | L-5 | = 0.256 AC |
| L-6 | = 0.266 AC | | L-6 | = 0.241 AC |
| L-7 | = 0.265 AC | | L-7 | = 0.235 AC |
| L-8 | = 0.413 AC | | L-8 | = 0.257 AC |
| L-9 | = 0.420 AC | | L-9 | = 0.291 AC |
| L-10 | = 0.300 AC | | L-10 | = 0.293 AC |
| L-11 | = 0.316 AC | | L-11 | = 0.312 AC |
| L-12 | = 0.242 AC | | L-12 | = 0.299 AC |
| L-13 | = 0.242 AC | | L-13 | = 0.322 AC |
| L-14 | = 0.240 AC | | L-14 | = 0.299 AC |
| L-15 | = 0.254 AC | | L-15 | = 0.260 AC |
| L-16 | = 0.267 AC | | L-16 | = 0.227 AC |
| L-17 | = 0.247 AC | | L-17 | = 0.261 AC |
| L-18 | = 0.255 AC | | L-18 | = 0.272 AC |
| L-19 | = 0.250 AC | | L-19 | = 0.230 AC |
| L-20 | = 0.230 AC | | L-20 | = 0.256 AC |
| L-21 | = 0.317 AC | | L-21 | = 0.240 AC |
| L-22 | = 0.296 AC | | L-22 | = 0.234 AC |
| L-23 | = 0.278 AC | | L-23 | = 0.257 AC |
| L-24 | = 0.247 AC | | L-24 | = 0.237 AC |
| L-25 | = 0.228 AC | | L-25 | = 0.225 AC |
| L-26 | = 0.285 AC | | L-26 | = 0.228 AC |
| L-27 | = 0.270 AC | | L-27 | = 0.242 AC |
| L-28 | = 0.236 AC | | B-4 | = 6.914 AC |
| L-29 | = 0.208 AC | | CP-1 | = 37.355 AC |
| L-30 | = 0.268 AC | | CP-2 | = 0.029 AC |
| L-31 | = 0.254 AC | | CP-3 | = 0.031 AC |
| L-32 | = 0.302 AC | | CP-4 | = 0.029 AC |
| L-33 | = 0.290 AC | | CP-5 | = 0.029 AC |
| L-34 | = 0.287 AC | | CP-6 | = 0.029 AC |
| L-35 | = 0.244 AC | | CP-7 | = 0.014 AC |
| L-36 | = 0.236 AC | | CP-8 | = 0.052 AC |
| B-1 | = 9.721 AC | | CP-9 | = 0.081 AC |
| B-2, L-1 | = 0.273 AC | | CP-10 | = 0.029 AC |
| L-2 | = 0.270 AC | | CP-11 | = 0.088 AC |
| L-3 | = 0.248 AC | | RP-1 | = 0.650 AC |
| L-4 | = 0.266 AC | | RP-2 | = 1.063 AC |
| L-5 | = 0.272 AC | | RP-3 | = 4.387 AC |
| L-6 | = 0.271 AC | | THALIA-T | = 0.147 AC |
| L-7 | = 0.292 AC | | KEOKUK-T | = 0.352 AC |
| L-8 | = 0.251 AC | | BRULE-T | = 1.540 AC |
| B-2 | = 2.143 AC | | AYDELOTTE | = 0.345 AC |
| B-3, | | | CHILLICOTH | = 0.782 AC |
| L-1 | = 0.296 AC | | MATOY-T | = 0.106 AC |
| L-2 | = 0.289 AC | | KIAMICHI-T | = 0.191 AC |
| L-3 | = 0.673 AC | | CASSATOT-T | = 0.249 AC |
| L-4 | = 0.662 AC | | NUYAKA-T | = 0.263 AC |
| L-5 | = 0.433 AC | | BOHOSHE-T | = 0.759 AC |
| L-6 | = 0.422 AC | | TONGANOXIE | = 3.126 AC |
| L-7 | = 0.274 AC | | SUBDN. | = 77.757 AC |
| L-8 | = 0.331 AC | | | |
| L-9 | = 0.325 AC | | | |
| L-10 | = 0.268 AC | | | |
| L-11 | = 0.212 AC | | | |
| L-12 | = 0.224 AC | | | |
| L-13 | = 0.270 AC | | | |
| L-14 | = 0.359 AC | | | |
| L-15 | = 0.257 AC | | | |
| L-16 | = 0.214 AC | | | |
| L-17 | = 0.236 AC | | | |
| L-18 | = 0.243 AC | | | |
| L-19 | = 0.226 AC | | | |
| L-20 | = 0.237 AC | | | |
| L-21 | = 0.265 AC | | | |
| L-22 | = 0.275 AC | | | |
| L-23 | = 0.263 AC | | | |
| B-3 | = 7.254 AC | | | |

TOTAL AREAS

| | |
|---|---|
| BLOCKS | = 26.04 AC. |
| C.P. | = 37.22 AC. |
| R.P. | = 6.10 AC. |
| STREETS | = 7.86 AC. |
| SUBDN. | = 77.76 AC. |

LENGTH OF STREETS

| | |
|---|---|
| 40' | = 5154' |
| 80' | = 240' |
| 100' | = 588' |
| 80'-100' | = 696' |

LEGEND

ADDITION BOUNDARY

LAND LINES OF SECTIONS

CONTOUR LINES: THESE LINES SHOW THE GENERAL SHAPE OF THE LAND AS DETERMINED FROM AERIAL PHOTOGRAMMETRY. THESE LINES ARE INCLUDED ON THE PLAT TO PROVIDE GENERALIZED INFORMATION ONLY AND SHOULD NOT BE USED FOR DETAILED INFORMATION WITHOUT FIELD CONFIRMATION. CONTOUR INTERVAL FIVE FEET.

DRAINAGE EASEMENT: CAN BE ABANDONED WITH THE APPROVAL OF THE ARCHITECTURAL CONTROL COMMITTEE IF AN ACCEPTABLE ALTERNATE DRAINAGE COURSE IS PROVIDED.

NATURAL DRAINAGE WAY: SHALL NOT BE BLOCKED BUT MAY BE DIVERTED WITHIN THE LOT BOUNDARY.

NOTE: THE HIGH-WATER MARK ALONG THE SHORELINE OF THE LAKE IS A MEANDER LINE AT ELEVATION 520.0 M.G.L.

## DEED DESCRIPTION

### BRULE ADDITION

### BLOCKS 1 THRU 4 INCLUSIVE

A PARCEL OF LAND LYING IN THE SE4 SW4, (9.25 AC.+/-), OF SECTION 11, T-19-N, R-6-W, OF THE FIFTH PRINCIPAL MERIDIAN, FULTON COUNTY, ARKANSAS. AND THE NE4 NW4, (1.48 AC.+/-), NW4 NE4, (37.38 AC+/-), SW4 NE4, (9.26 AC.+/-), SE4 NE4, (20.39 AC.+/-), OF SECTION 14, T-19-N, R-6-W, OF THE FIFTH PRINCIPAL MERIDIAN, FULTON COUNTY, ARKANSAS: BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS; COMMENCING AT THE NE CORNER SECTION 14, T-19-N, R-6-W, OF THE FIFTH PRINCIPAL MERIDIAN, FULTON COUNTY, ARKANSAS, RUN SOUTH 1562.228' TO A POINT, THENCE WEST 87.403' TO THE POINT OF BEGINNING, THENCE S06-25-32W 326.380', THENCE ALONG THE ARC OF A CURVE TO THE LEFT 182.116', SAID CURVE HAVING A RADIUS OF 616.998', THENCE S75-47-50W 14.894', THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 90.715', SAID CURVE HAVING A RADIUS OF 143.604', THENCE N68-00-33W 117.100', THENCE ALONG THE ARC OF A CURVE TO THE LEFT 212.530', SAID CURVE HAVING A RADIUS OF 573.436', THENCE N89-14-39W 400.471', THENCE ALONG THE ARC OF A CURVE TO THE LEFT 201.379', SAID CURVE HAVING A RADIUS OF 5752.292', THENCE S88-45-00W 679.886', THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 390.374', SAID CURVE HAVING A RADIUS OF 165.230', THENCE N45-52-57W 80.000', THENCE N44-07-03E 239.705', THENCE ALONG THE ARC OF A CURVE TO THE LEFT 242.814', SAID CURVE HAVING A RADIUS OF 302.682', THENCE N64-40-08W 100.207', THENCE N77-49-38W 44.296', THENCE N42-38-49W 47.999', THENCE N69-05-00W 57.759', THENCE N54-49-51W 40.445', THENCE N77-26-03W 89.873', THENCE N86-39-32W 95.055', THENCE N44-38-03W 48.288', THENCE S76-59-47W 41.033', THENCE N72-52-24W 91.352', THENCE N60-30-35W 49.205', THENCE N71-40-26W 241.914', THENCE N57-45-36W 99.815', THENCE N22-13-16W 84.663', THENCE N09-10-48W 82.208' THENCE N01-38-41E 53.927', THENCE N75-43-46E 91.784', THENCE ALONG THE ARC OF A CURVE TO THE LEFT 220.089', SAID CURVE HAVING A RADIUS OF 398.965', THENCE N23-44-50E 100.198', THENCE N69-51-01W 55.815', THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 190.083', SAID CURVE HAVING A RADIUS OF 247.640', THENCE N25-52-17W 1502.845', THENCE ALONG THE ARC OF A CURVE TO THE LEFT 103.461', SAID CURVE HAVING A RADIUS OF 317.182', THENCE N30-59-17E 254.703', THENCE EAST 80.000', THENCE S41-11-09E 53.151', THENCE S56-18-36E 216.333', THENCE S35-42-24E 197.041', THENCE EAST 126.460', THENCE S00-49-52E 685.286', THENCE S88-20-23E 1344.324', THENCE S00-29-05W 1316.467', THENCE S87-18-47E 1285.234', THENCE S06-25-32W 251.395', TO THE POINT OF BEGINNING AND CONTAINING 77.76 ACRES MORE OR LESS.

NOTES CONSTITUTING A PART OF THIS PLAT AND TO BE READ IN CONNECTION WITH THE PLAT AND ALL PROPERTY REFLECTED THEREON

1. THE PROPERTY COVERED BY THIS PLAT IS SUBJECT TO THE LIMITATIONS, RESTRICTIONS AND EASEMENTS AND OTHER PROVISIONS, CONTAINED ON BILL OF ASSURANCE DATED ______ AND RECORDED IN BOOK ______ PAGE ______ IN THE OFFICE OF THE CIRCUIT COURT CLERK AND EX-OFFICIO RECORDER OF ______ COUNTY, ARKANSAS, AND SAID BILL OF ASSURANCE IS MADE A PART HEREOF BY REFERENCE THE SAME AS IF SET OUT IN FULL ON THIS PLAT.
2. THIS PLAT IS FILED FOR RECORD IN PLAT BOOK ______ PAGE ______.
3. ALL ROADS AND STREETS REFLECTED UPON THE PLAT WHICH HAVE NOT PREVIOUSLY BEEN SO DEDICATED ARE DEDICATED TO THE GENERAL PUBLIC AS WELL AS THE OWNERS, PRESENT AND FUTURE, OF THE LOTS COVERED BY THIS PLAT.
4. THE COMMON PROPERTIES REFLECTED UPON THE PLAT ARE INTENDED TO BE DEVOTED TO THE COMMON USE AND ENJOYMENT OF THE OWNERS OF THE LOTS COVERED BY THE PLAT AND SHALL IN NOWISE BE CONSIDERED AS DEDICATED FOR USE TO THE GENERAL PUBLIC.
5. THE RESERVED PROPERTIES AS REFLECTED UPON THE PLAT ARE NOT A PART OF THE PLAT AND ARE PARTICULARLY AND SPECIFICALLY BY JOHN A. COOPER COMPANY RESERVED THEREFROM.
6. THE LOTS UPON THE PLAT WHICH HAVE THE NOTATION "NOT IN THIS PLAT" ARE NOT A PART OF THE PLAT AND ARE REFLECTED THEREON FOR IDENTIFICATION PURPOSES ONLY.
7. UTILITY AND DRAINAGE EASEMENTS ARE RESERVED BY JOHN A. COOPER COMPANY UPON ALL PROPERTY COVERED BY THE PLAT PURSUANT TO THE BILL OF ASSURANCE AFORESAID AND AS SPECIFICALLY DESIGNATED UPON THE PLAT.
8. UTILITY AND DRAINAGE EASEMENTS ARE SEVEN AND ONE-HALF FEET ON THE INTERIOR OF ALL LOT LINES UNLESS SHOWN OTHERWISE ON THE PLAT.
9. LOTS ARE ZONED AS PROVIDED IN THE BILL OF ASSURANCE AFORESAID.
10. EXCEPT AS PROVIDED IN THE BILL OF ASSURANCE AFORESAID REGARDING FENCES AND SIGHT DISTANCES AT INTERSECTIONS, SCREENING EASEMENTS MAY CONTAIN TREES, SHRUBS, FENCES OR WALLS TO PROTECT AND BEAUTIFY THE EASEMENT. SUCH PLANTING OR STRUCTURE SHALL BE MAINTAINED BY THE OWNER OR OWNERS OVER WHOSE LOT OR LOTS SUCH PLANTING OR STRUCTURE LIES AND AT SUCH OWNER'S OR OWNERS' EXPENSE. NO BUILDING OR STRUCTURE, EXCEPT A SCREENING FENCE OR WALL OR UTILITY DRAINAGE FACILITY SHALL BE PLACED OR PERMITTED TO REMAIN IN THE SCREENING EASEMENT AREA. NO VEHICULAR ACCESS OVER THE SCREENING EASEMENT SHALL BE PERMITTED EXCEPT TEMPORARILY FOR THE PURPOSE OF INSTALLATION AND MAINTENANCE OF SCREENING, UTILITY AND DRAINAGE FACILITIES.
11. THE PROPERTY LINE ALONG THE LAKE IS A MEANDER LINE AT A CONSTANT ELEVATION ONE FOOT HIGHER THAN THE HIGHEST SPILLWAY ELEVATION WHICH IS AT PRESENT ELEVATION 510.0 M.G.L. ± 0.5', AS DETERMINED FROM BENCH MARK 373, U.S.E.D. 1A, 1944.
12. NO STRUCTURE OF ANY TYPE SHALL BE BUILT UPON ANY LOT BETWEEN THE HIGH WATER MARK AS REFLECTED ON THE PLAT AND THE LAKE SHORE PROPERTY LINE WITHOUT THE CONSENT IN WRITING OF THE DEVELOPER, ITS SUCCESSORS AND ASSIGNS, AND THE ARCHITECTURAL CONTROL COMMITTEE. THE HIGH WATER MARK REPRESENTS THE POSSIBLE LEVEL OF THE FLOOD POOL THAT COULD OCCUR ON THE LAKE REFLECTED ON THE PLAT.
13. THE SETBACK LIMITATIONS AS SET FORTH IN THE AFORESAID BILL OF ASSURANCE SHALL CONTROL AS TO CONSTRUCTION OF ANY STRUCTURE UPON THE LOTS REFLECTED UPON THE PLAT UNLESS SPECIFICALLY DESIGNATED OTHERWISE ON THE PLAT OR IN THE NOTES HEREON.

JOHN A. COOPER COMPANY CERTIFIES THAT IT IS THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, THAT IT ADOPTS THE PLAN OF SUBDIVISION, AND DEDICATES ALL STREETS TO PUBLIC USE AS HEREIN STATED.

JOHN A. COOPER COMPANY

BY ______________________

ASSISTANT SECRETARY

I HEREBY CERTIFY THAT THE PLAT SHOWN AND REFLECTED HEREON IS A TRUE AND ACCURATE SURVEY AND THAT THE CORNERS AND MONUMENTS HAVE BEEN SET AS SHOWN.

DATED THIS 27 DAY OF August 1971.

JAMES F. GORE R.L.S. NO. 93

JAMES F. GORE
REGISTERED LAND SURVEYOR
STATE OF ARKANSAS
NO. 93

THE SCALE OF THIS PLAT WHEN REDUCED TO A SIZE OF 11" X 17" IS 1" = 300'

STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
No. 1222
JAMES F. GORE

APPROVED: [signature]
DATE: 8/27/71

# RECORD PLAT

# BRULE ADDITION

## BLOCKS 1 thru 4

JOHN A. COOPER COMPANY
ENGINEERING & PLANNING DIVISION
CHEROKEE VILLAGE, ARKANSAS

| REVISIONS | |
|---|---|
| DATE BY | DESCRIPTION |
| DRAWN: T.A. DATE: 8-25-71 | SHEET 1 OF 1 |
| CHECKED: DATE: 8-27-71 | DWG. NO. 8-CV-515 |
| JOB NO. ENG-8 | SCALE: 1"=100' |