DRAFT

BILL OF ASSURANCE
FOR
THE PRELIMINARY PLAT OF SPRINGHILL CROSSING RESIDENTIAL SUBDIVISION,
BRYANT, SALINE COUNTY, ARKANSAS

KNOW ALL MEN BY THESE PRESENTS:

THAT, WHEREAS, **Brock Custom Homes, LLC** ("Grantor") is the owner of the land platted as **The Preliminary Plat of Springhill Crossing Residential Subdivision**, an addition to the City of Bryant, Saline County, Arkansas, and described as follows:

LEGAL DESCRIPTION:

Lands lying in the Northeast Quarter of the Southeast quarter and the Southeast quarter of the Northeast quarter all in Section 20, Township 1 South, Range 14 west, Saline County, Arkansas. Being more particularly described as follows:

Commencing at the Southeast corner of the Northeast Quarter of the Southeast Quarter of said Section 20 also being a point on the centerline of Springhill road; thence along the South line of said Northeast Quarter North 88 degrees 20 minutes 26 seconds West 678.27 feet to the point of beginning; thence continuing along said South line North 88 degrees 04 minutes 54 seconds West 641.85 feet to the Southwest corner of said Northeast Quarter; thence along the West line of said Northeast Quarter North 01 degrees 41 minutes 44 seconds East 1323.54 feet to the Northwest corner of said Northeast Quarter; thence leaving said Northeast Quarter and along the West line of the Southeast Quarter of the Northeast Quarter North 02 degrees 56 minutes 57 seconds East 140.00 feet to a point on the South Right-Of-Way line of West Robinhood Drive; thence leaving West line of said Southeast Quarter and along said South Right-Of-Way line South 88 degrees 40 minutes 41 seconds East 150.31 feet to the Northeast corner of Lot 15 Sherwood Park Addition to the City of Bryant recorded as instrument #202409030 records of Saline County, Arkansas; thence leaving said South Right-Of-Way line and along the West line of said Lot 15 South 02 degrees 45 minutes 18 seconds West 140.00 feet to a point on the South Line of the Southeast Quarter of the Northeast Quarter also being the North line of the Northeast Quarter of the Southeast Quarter; thence along the North line of the Northeast Quarter of the Southeast Quarter South 88 degrees 40 minutes 30 seconds East 772.57 feet; thence leaving said North line South 02 degrees 34 minutes 55 seconds west 698.95 feet; thence south 88 degrees 32

minutes 52 seconds east 417.42 feet to a point on the East line of the Northeast Quarter of the Southeast Quarter also being a point on the centerline of Springhill Road; thence along said East line and said centerline South 02 degrees 34 minutes 55 seconds West 50.01 feet; thence leaving said East line and said centerline North 86 degrees 35 minutes 47 seconds West 249.93 feet; thence North 88 degrees 03 minutes 15 seconds West 412.69 feet; thence south 02 degrees 37 minutes 41 seconds West 286.12 feet; thence South 88 degrees 22 minutes 01 seconds East 24.12 feet; thence South 01 degrees 04 minutes 30 seconds West 208.79 feet to the point of beginning.

NOW, THEREFORE WITHNESSETH:

That **Brock Custom Homes, LLC** termed Grantor, have caused said tract of land to be surveyed by Holloway Engineering, Surveying & Civil Design, PLLC, Registered Professional Engineers and Registered Land Surveyors in the State of Arkansas, and a plat thereof made, which is identified by the title, and shall be forever known, conveyed and described as **The Preliminary Plat of Springhill Crossing Residential Subdivision**, an addition to the City of Bryant, Saline County, Arkansas , dated _____ day of _____ 2026 and by the signature of the said engineer and the said Grantor and bears a certificate of approval executed by the City of Bryant Planning Commission and the Grantor does hereby make this Bill of Assurance.

The Grantor does hereby certify that he has platted said real estate in accordance with said plat. The lands embraced in said plat shall be forever known as designated on said plat; and every deed of conveyance for said property shall use this designation.

The filing of the Bill of Assurance and plat for record in the office the Circuit Clerk and Ex-Officio Recorder or Saline County shall be a valid and complete delivery and dedication of the easements and right-of-way (ROW) shown on the said plat.

All buildings constructed on said lot shall be constructed no nearer to the street than the building line shown on the plat.

The Bill of Assurance may be amended upon the consent of the owners of **The Preliminary Plat of Springhill Crossing Residential Subdivision**, an addition to the City of Bryant, Saline County, Arkansas and the approval of City of Bryant Planning Commission.

WITNESS OUR HANDS THIS _____ DAY OF _____ 2026.

_____

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) ss:
COUNTY OF _____)

On this day personally appeared before the undersigned, a Notary Public within and for the County and State aforesaid, duly qualified, commissioned and acting, the within named _____, _____ of Brock Custom Homes, LLC an _____, and stated that he/she was duly authorized in his capacity to execute the foregoing instrument for and in the name and behalf of said limited liability company, and further stated and acknowledged that he had so signed, executed and delivered the foregoing instrument for the consideration, uses and purposes therein mentioned and set forth.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal this _____ day of _____, 2026.

Notary Public

_____

My commission expires:

_____
(SEAL)