REPLAT OF LOT 17 AND 18 OF PIKEWOOD SUBDIVISION NO. 3 SALINE COUNTY ARKANSAS

CERTIFICATE OF FINAL SURVEYING ACCURACY

I, MITCHELL D. LANE HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A BOUNDARY SURVEY OR UNDER MY SUPERVISION; THAT ALL MONUMENTS SHOWN HEREON ACTUALLY EXIST AND THEIR LOCATION, SIZE, TYPE AND MATERIAL ARE CORRECTLY SHOWN; AND THAT ALL INTERIOR LOT LINES ARE ACCURATELY DESCRIBED IN TERMS OF LENGTH AND DIRECTION OF THE PROPERTY SIDES.

SIGNED_____

LICENSED PROFESSIONAL SURVEYOR
NO. 1775, ARKANSAS.

CERTIFICATE OF OWNER

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

SIGNED_____

GERBER BEZA
_____
NAME

2609 MILLS PARK RD MILLS PARK RD, BRYANT, AR 72022
_____
ADDRESS

SOURCE OF TITLE

2025/001805

CERTIFICATE OF RECORDING

THIS DOCUMENT, NUMBER _____, FILED FOR RECORD _____,

2025, IN PLAT BOOK _____, PAGE _____.

SIGNED_____

CLERK

CERTIFICATE OF FINAL PLAT APPROVAL

PURSUANT TO THE CITY OF BRYANT SUBDIVISION RULES AND REGULATIONS, THIS DOCUMENT WAS GIVEN APPROVAL BY THE BRYANT PLANNING COMMISSION AT A MEETING HELD_____, 2025. ALL OF THE DOCUMENT IS HEREBY ACCEPTED, AND THIS CERTIFICATE EXECUTED UNDER THE AUTHORITY OF SAID RULES AND REGULATIONS.

SIGNED_____

CHAIRMAN
BRYANT PLANNING BOARD

DATE OF EXECUTION

LEGAL DESCRIPTION

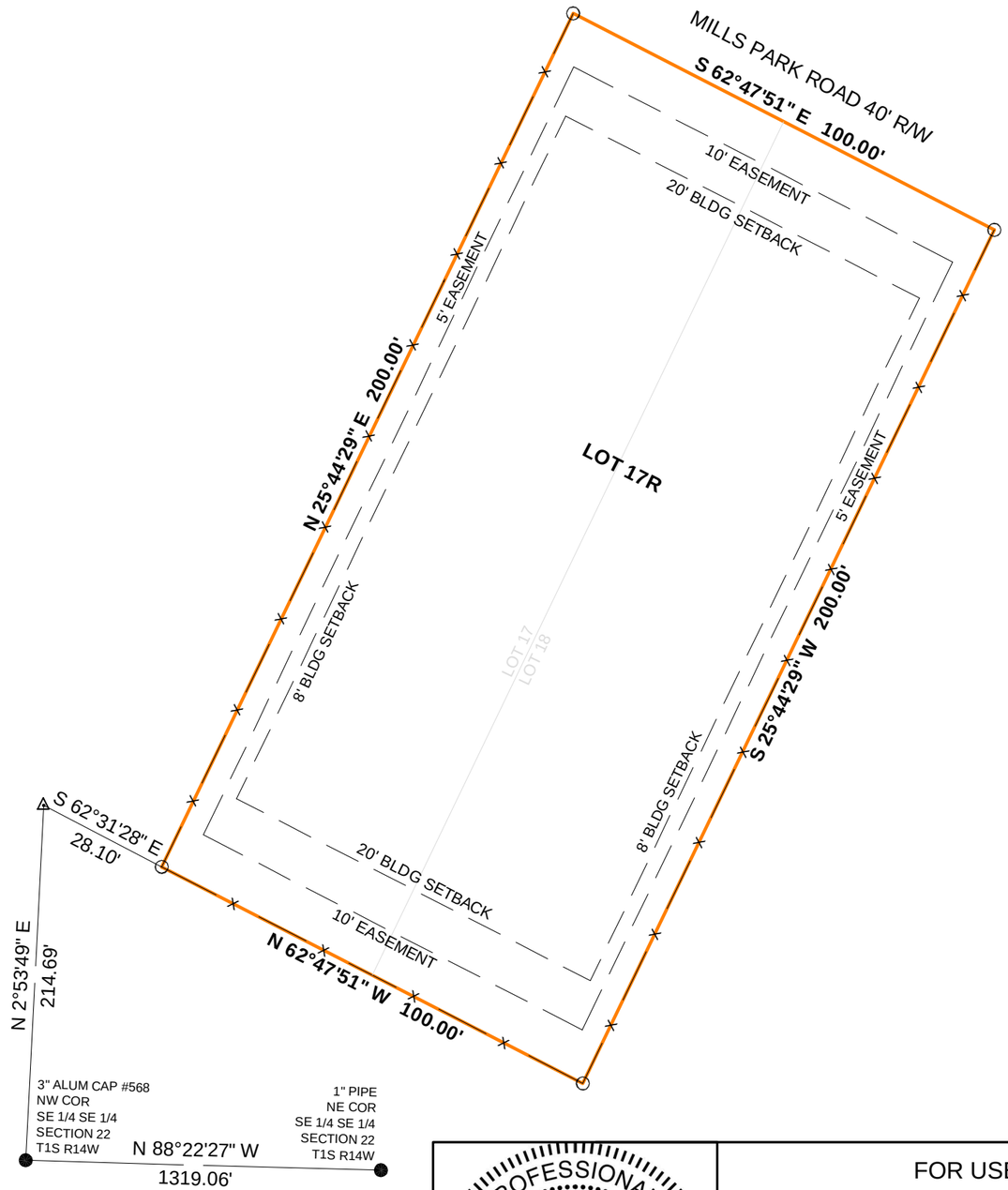
LOTS 17-18 PIKEWOOD SUBDIVISION NO. 3 TO SALINE COUNTY ARKANSAS

SURVEYOR'S CERTIFICATION

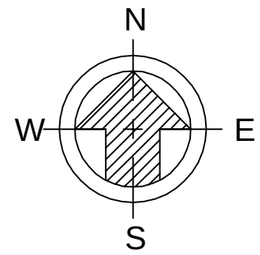
UNLESS SPECIFICALLY STATED OR SHOWN, THIS BOUNDARY SURVEY IS MADE SUBJECT TO AND DOES NOT DELINEATE: BUILDING SETBACK LINES, ZONING REGULATIONS, RESTRICTIONS, OR OTHER ITEMS WHICH MAY AFFECT DEVELOPMENT. NO STATEMENT IS MADE CONCERNING SUBSURFACE CONDITIONS, OR THE EXISTENCE OF UNDERGROUND OR OVERHEAD CONTAINERS OR FACILITIES, UNLESS SPECIFICALLY SHOWN, WHICH MAY AFFECT THE USE OR DEVELOPMENT OF THE TRACT. TRACT MAY BE SUBJECT TO EASEMENTS, RESTRICTIVE COVENANTS, SUBDIVISION RESTRICTIONS, AND PLANNING AND ZONING REGULATIONS OF RECORD, IF ANY, AND IS SUBJECT TO SUCH FACTS WHICH A CURRENT TITLE SEARCH MAY DISCLOSE. I, MITCHELL D. LANE, HEREBY CERTIFY THAT THE ABOVE PLAT REPRESENTS A BOUNDARY SURVEY PERFORMED BY ME OR UNDER MY SUPERVISION ON THIS DAY.

CERTIFICATE OF FLOOD NOTE

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS IN ZONE "X" OF THE FLOOD INSURANCE RATE MAP, 05125C0380E, COMMUNITY PANEL NO. 050308 WHICH BEARS AN EFFECTIVE DATE OF 6-5-20 AND IS NOT IN A SPECIAL FLOOD HAZARD AREA.







BASIS OF BEARING
GRID NORTH BASED ON
GPS OBSERVATION
NAD 83(2011)ARKANSAS SOUTH ZONE

LEGEND

- ○ SET #5REBAR/CAP#1775
- ● FND MONUMENT
- △ COMPUTED POINT
- ——— SURVEY BOUNDARY

0 30 60

LICENSED PROFESSIONAL SURVEYOR
STATE OF ARKANSAS
NO. 1775
SIGNATURE
8/28/25
MITCHELL D. LANE

FOR USE AND BENEFIT OF:

GERBER BEZA

DATE
AUG 28 2024

JOB #
25-021M

FIELD/CAD
MDL

MITCHELL LANE SURVEYING
4801 HIGHWAY 5, BENTON, AR 72015
mitchell.lane1775@gmail.com