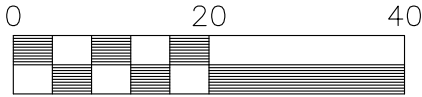




VICINITY MAP NOT TO SCALE



Scale 1" = 20'

REPLAT OF LOT 24,  
BIG OAK ADDITION, CITY OF  
BRYANT, SALINE COUNTY,  
ARKANSAS

Found 1/2"  
Rebar



S 62°25'30" W 190.01'  
8' BUILDING SETBACK

LOT 24A  
0.150 ACRE  
6540.32SQ FT

LOT 24B  
0.156 ACRE  
6801.67 SQ FT

20' Building Setback

8' BUILDING SETBACK

8' BUILDING SETBACK

180.08'

72.78'  
S 46°30'38" E

Set Rebar  
and Cap

Found 1/2"  
Rebar

20' Building Setback

48.33'

S 69°54'27" E

Set Rebar  
and Cap

CERTIFICATE OF PROPERTY OWNERSHIP

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 LAYOFF, PLAT AND SUBDIVIDE SAID REAL ESTATE IN ACCORDANCE WITH THIS PLAT.

SIGNED \_\_\_\_\_ DATE \_\_\_\_\_

BOOK \_\_\_\_\_ PAGE \_\_\_\_\_

INSTRUMENT NO. \_\_\_\_\_

CERTIFICATE OF FINAL PLAT APPROVAL

PURSUANT TO THE CITY OF BRYANT 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.

SIGNED: \_\_\_\_\_ DATE: \_\_\_\_\_  
BRYANT PLANNING

BASIS OF BEARING

GPS OBSERVATION IN  
ARKANSAS STATE PLANE SOUTH

SURVEYOR'S NOTES

- Source of Title: Book 2025, Page 006401, and Plat of Big Oak Subdivision at Book 142, Page 251.
- No statement is made as to the existence, correctness, or location, except where shown, of any property corner monument.
- All easements known to South Point Surveying at the time of the survey are shown on the drawing, but no statement is made as to the completeness of the easements shown. Tract is subject to easements, restrictive covenants, subdivision restrictions, and planning and zoning regulations of record, if any, and is subject to such facts as an accurate and current title search may disclose.
- Error of Closure: this survey meets the State of Arkansas Minimum Standards for Error of Closure in Urban Surveys of 1 part in 10,000.
- As shown on Flood Insurance Rate Map Number 05125C 0380D dated June 19, 2012, this property lies in Zone X and is not in a Special Flood Hazard Area.
- According to the City of Bryant Zoning Map, this property is zoned as R-M.

CERTIFICATE OF SURVEYING ACCURACY

I, KIRT SLEDGE, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A BOUNDARY SURVEY COMPLETED BY ME, OR UNDER MY SUPERVISION ON APRIL 20, 2025, THAT ALL MONUMENTS SHOWN HEREON ACTUALLY EXIST AND THEIR LOCATION, SIZE, TYPE AND MATERIAL ARE CORRECTLY SHOWN; AND THAT ALL SURVEY REQUIREMENTS OF THE LITTON ROCK SUBDIVISION RULES AND REGULATIONS HAVE BEEN COMPLIED WITH.

*Kirt Sledge*

DATE OF EXECUTION  
KIRT SLEDGE  
REGISTERED PROFESSIONAL SURVEYOR  
NO.1665, ARKANSAS

CERTIFICATE OF RECORDING

This document, number \_\_\_\_\_, filed for record \_\_\_\_\_, 2025, in Plat Book \_\_\_\_\_, Page \_\_\_\_\_.

Name (Clerk) \_\_\_\_\_  
For Bill of Assurance see Deed Record Book \_\_\_\_\_, Page \_\_\_\_\_

LEGEND

- FOUND MONUMENT
- ⊙ SET #4 REBAR W/CAP
- △ COMPUTED POSITION
- ⊕ CONTROLLING CORNER
- BOUNDARY



SOUTH POINT SURVEYING, PLLC  
P.O. Box 400 Sheridan, AR 72150  
southpointsurveying@yahoo.com  
501-285-5958 501-837-2342

Drawing: LOT24BIGOAK	Date: 4/23/25	Page: 1 OF 1	Drawn by: MO
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SCS PROPERTIES

414 PRICKETT ROAD  
BRYANT, ARKANSAS