

CITY OF BRYANT CERTIFICATIONS:

OWNER: GIRON BUILDERS INC. DEVELOPER: GIRON BUILDERS INC.  
 Address: 3420 HILLDALE ROAD Address: 3420 HILLDALE ROAD  
 ALEXANDER, AR 72002 ALEXANDER, AR 72002

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 the within plat.

Date of Execution \_\_\_\_\_ Name: \_\_\_\_\_  
 Source of Title: D.R. BOOK 2020 PAGE 006574

CERTIFICATE OF PRELIMINARY SURVEYING ACCURACY:

I, Jonathan L. Hope, hereby certify that this proposed preliminary plat correctly represents a survey completed by me, or under my supervision on \_\_\_\_\_, 20\_\_\_\_, that the boundary lines shown hereon correspond with the description in the deeds cited in the above Source Title; and that all monuments which were found or placed on the property are correctly described and located.

Date of Execution \_\_\_\_\_ Signed: Jonathan L. Hope  
 Registered Professional Land Surveyor No. 1762 Arkansas

CERTIFICATE OF PRELIMINARY ENGINEERING ACCURACY:

I, William W. McFadden, hereby certify that this plat correctly represents a survey and a plan made by me, and that the engineering requirements of the City of Bryant Subdivision Rules and Regulations have been complied with.

Date of Execution \_\_\_\_\_ Signed: William W. McFadden  
 Registered Professional Engineer, No. 14048 Arkansas

CERTIFICATE OF PRELIMINARY PLAT APPROVAL:

All requirements of the City of Bryant Subdivision Rules and Regulations relative to the preparation and submittal of a Preliminary Plat having been fulfilled, approval of this plat is hereby granted, subject of further provisions of said Rules and Regulations.

Date of Execution \_\_\_\_\_ Signed: \_\_\_\_\_  
 Name, Chairman Bryant Planning Commission

FLOODPLAIN CERTIFICATION:

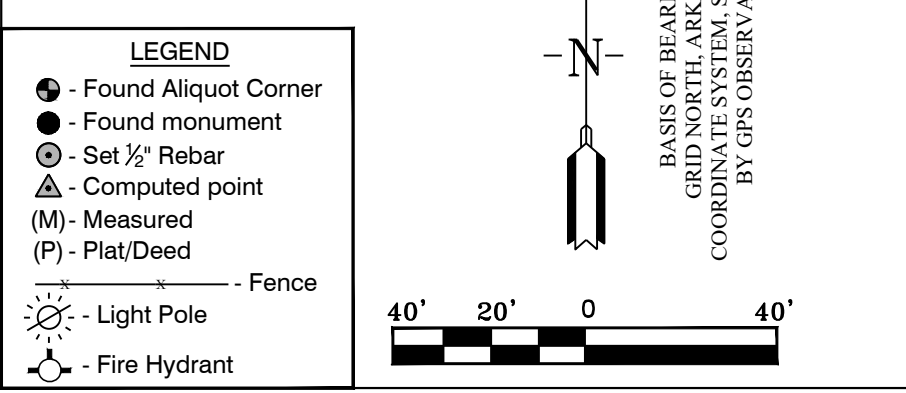
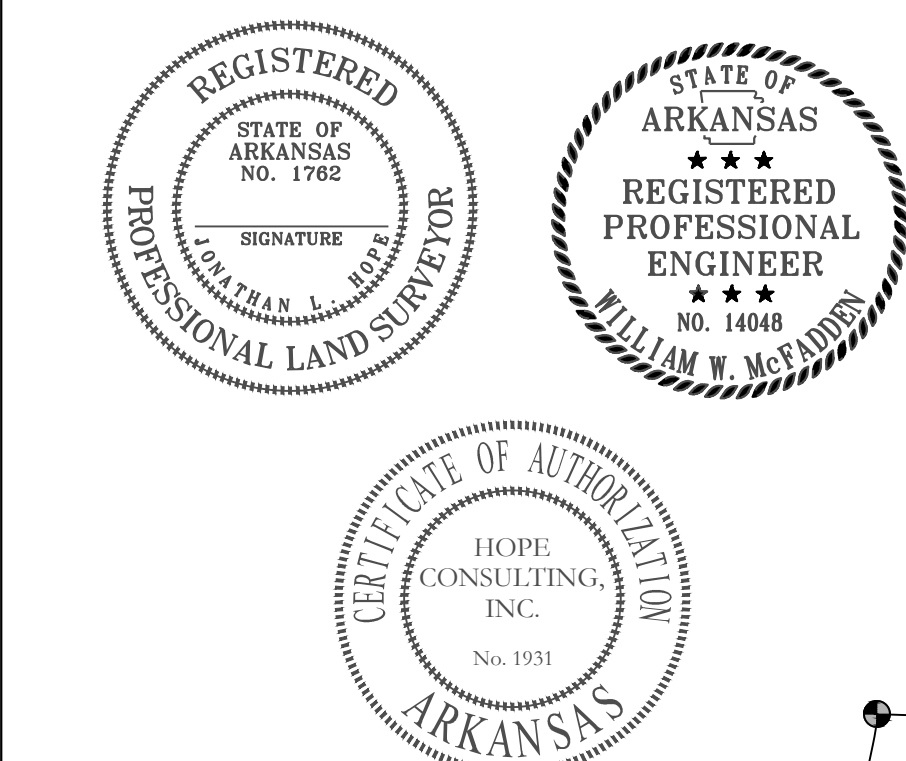
By affixing my seal and signature, I Jonathan L. Hope, PLS No. 1762, hereby certify that this drawing correctly depicts a survey compiled under my supervision.

NOTE: This survey was based on legal descriptions and title work furnished by others and does not represent a title search.

According to the Federal Emergency Management Agency (FEMA) Flood Insurance Rate Map (FIRM) for Saline County unincorporated areas, panel # 051250240E, dated 06/05/2020, a portion of the property described hereon does lie within the 100 year flood hazard boundary.

PROPERTY SPECIFICATIONS:

OWNER: GIRON BUILDERS INC. 3420 HILLDALE ROAD ALEXANDER, AR 72002	MIN. LOT SIZE: 8,000 S.F. NUMBER OF LOTS: 11 SOURCE OF WATER: SALEM WATER USERS SOURCE OF SEWER: CITY OF BRYANT SOURCE OF ELECTRIC: FIRST ELECTRIC COOP SOURCE OF GAS: CENTERPOINT ENERGY
DEVELOPER: GIRON BUILDERS INC. 3420 HILLDALE ROAD ALEXANDER, AR 72002	BUILDING SETBACKS: FRONT - 25' OR AS SHOWN REAR - 25' OR AS SHOWN SIDE - 8' OR AS SHOWN
ENGINEERS: HOPE CONSULTING INC. 117 S MARKET STREET BENTON, AR 72015	EASEMENTS: UTILITY & DRAINAGE (D.E. & U.E) FRONT - 10' OR AS SHOWN REAR - 10' OR AS SHOWN SIDE - 5' OR AS SHOWN
NAME OF SUBDIVISION: JACOBS CORNER	LOT CORNERS: SET 1/2" REBAR WITH CAP
ZONING CLASSIFICATION: PROPOSED R-2	
SOURCE OF TITLE: SALINE COUNTY DOCUMENT BOOK 2020/PAGE 006574	



**LEGAL DESCRIPTION:**  
 THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER SECTION 03, TOWNSHIP 1 SOUTH, RANGE 14 WEST, SALINE COUNTY ARKANSAS.  
 CONTAINING 437,787.7 SQUARE FEET, OR 10.05 ACRES, MORE OR LESS.  
 SUBJECT TO BUILDING LINES, EASEMENTS, MINERAL RESERVATIONS AND/OR CONVEYANCES, AND RESTRICTIONS OF RECORD, IF ANY.

PRELIMINARY PLAT OF  
**JACOBS CORNER**  
 A SUBDIVISION IN SALINE COUNTY, ARKANSAS

**HOPE CONSULTING ENGINEERS - SURVEYORS**  
 117 S. Market Street, Benton, Arkansas 72015  
 PH. (501)315-2626  
 FAX (501) 315-0024  
 www.hopeconsulting.com

FOR USE AND BENEFIT OF:  
**GIRON BUILDERS INC.**

PRELIMINARY PLAT  
**JACOBS CORNER**  
 A SUBDIVISION IN SALINE COUNTY, ARKANSAS

DATE: 1/11/2022	C.A.D. BY: _____	DRAWING NUMBER: 20-0722
REVISED: _____	CHECKED BY: _____	SCALE: 1" = 40'
500	01S 14W 0 03 320 62 1762	