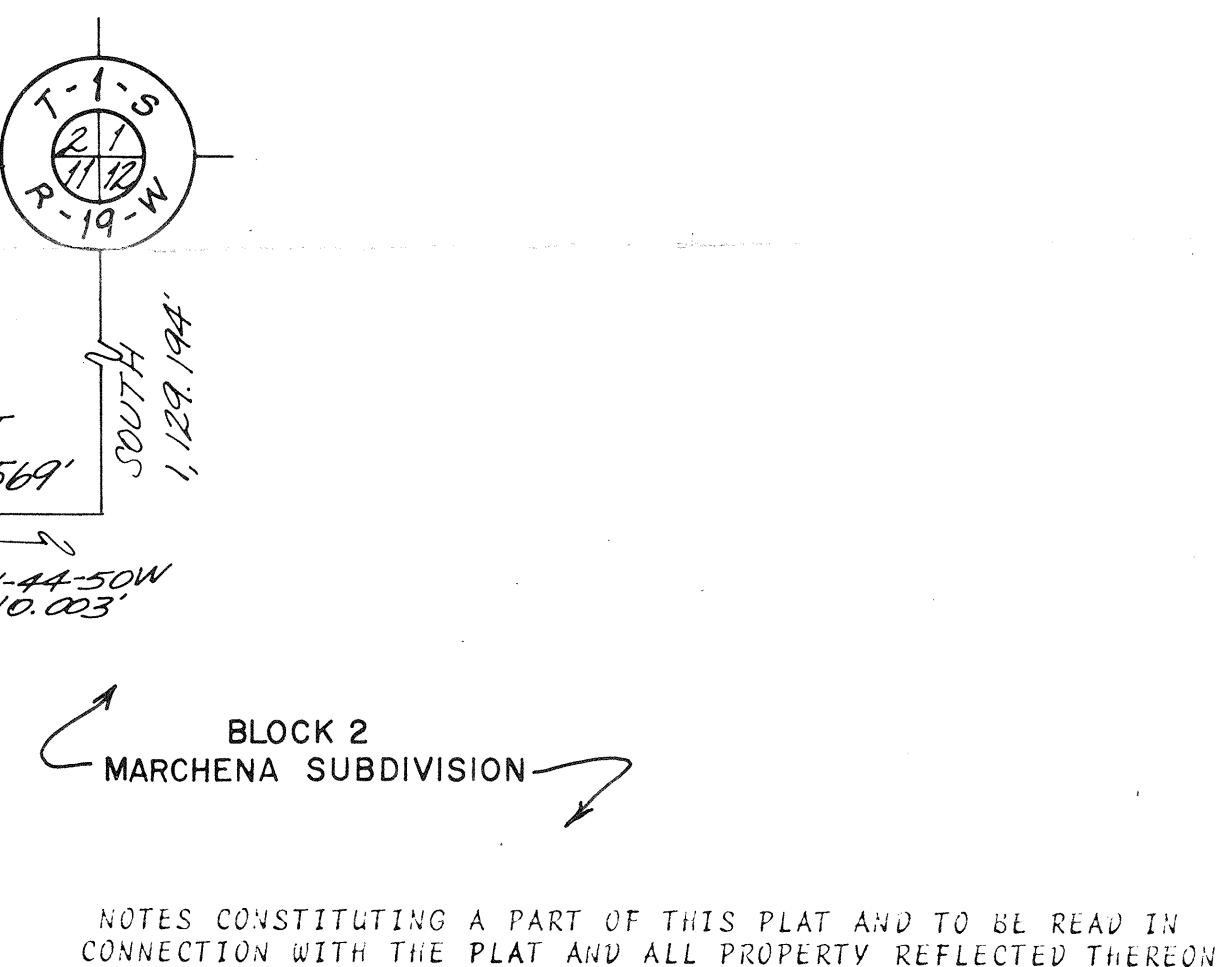
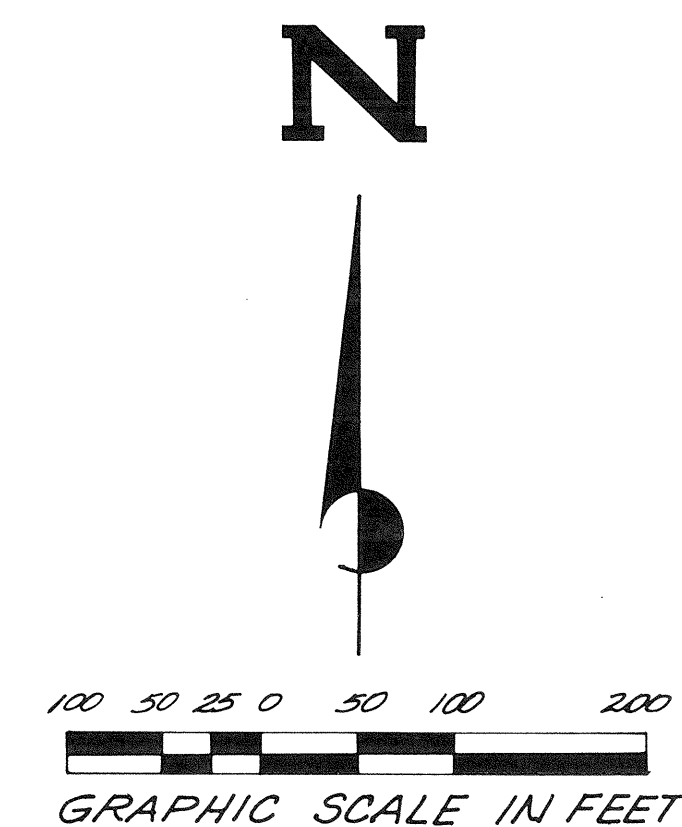


<u>TOTAL ACRES</u>	
Lotted Area.....	15.9759 Acres
Common Properties.....	128.7412 Acres
Street Area.....	17.0179 Acres
Other than Properties.....	0.3882 Acres
Total Boundary.....	93.2625 Acres

[illegible]

1. At 3:07 o'clock P.M. on the 26th day of April 1970, the Developer, the Plaintiff herein, specifically, Property Owners Association, a nonprofit corporation, filed in the office of the Circuit Clerk and ex-officio Recorder in and for Garland County, Arkansas, a Declaration, unchained Declaration, and a recorded plat, each of which is set out in more detail in this Plat. This Plat is filed contemporaneously with the filing of a supplemental declaration of covenants and restrictions, created by the Plaintiff herein, and known as the "Hilltop Property Owners' Association, which has the effect of changing the lands reflected upon the Plat within the provisions of the Declaration aforesaid filed for record on April 26th 1970 to be dedicated, and the same shall be considered as dedicated on April 26th 1970, aforesaid, in its entirety is by reference made a part of this Plat; the provisions of the Declaration aforesaid shall be considered as to the Plat except only as to provisions therein contained.
2. The common properties reflected upon the Plat are intended to be devoted to the common use and enjoyment of the owners of the lots reflected upon said Plat as well as owners of all the properties as so defined in the Declaration aforesaid and shall be considered as dedicated for use to the general public.
3. The reserved properties as reflected upon the Plat are not a part of the Plat and are specifically and specifically by the Developer reserved herefrom.
4. Utility and drainage easements are reserved by the Developer upon all properties covered by the Plat pursuant to Article IV of the Declaration aforesaid unless specifically designated otherwise in the Plat or in the Notes.
5. All lots reflected upon the Plat are zoned as residential lots, and only single family detached structures may be built and constructed thereon pursuant to the provisions, covenants and restrictions and conditions set out in the Declaration aforesaid. No single family detached structure shall be constructed which shall have a floor space of less than 1,000 square feet.
6. Setback lines as indicated upon the Plat shall control as to construction of a structure upon the lots reflected thereon, however, to the provisions of the Declaration aforesaid.
7. Owners shall comply with the provisions of Paragraph 1 of the protective covenants which covenants are Exhibit I of the Declaration aforesaid, as to all areas indicated upon the Plat as protective screening areas.
8. All ways of access for vehicles reflected upon the Plat are dedicated as common properties for the use of owners of lots which are hereby subjected to the Declaration aforesaid for the use of all owners as set out in the Declaration aforesaid, such dedication being to the exclusion of the general public; and all title, rights, easements and other things therein shall be set out in Article VIII of the Declaration aforesaid.

Dated this _____ day of _____, 1971
JOHN A. COOPER COMPANY
By _____

Vice President, Developer
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 _____ day of _____, 1971
James F. Gore R.L.S. No. 93
JAMES F. GORE

LEGEND:

_____ LAND LINES OF SECTIONS
_____ BOUNDARY OF SUBDIVISION
----- BUILDING SETBACK LINE
----- DRAINAGE EASEMENT: CAN BE ABANDONED WITH THE APPROVAL OF THE ARCHITECTURAL CONTROL COMMITTEE IF AN ACCEPTABLE ALTERNATE DRAINAGE COURSE IS PROVIDED.
(M) MOUNTAINOUS LOT WITH SLOPES EXCEEDING 25% AND AREA EXCEEDING ONE ACRE.
_____ ELECTRIC CO-OP POWER EASEMENT
----- NATURAL DRAINAGE WAY: SHALL NOT BE BLOCKED BUT MAY BE DIVERTED WITHIN THE LOT BOUNDARY.
----- 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 UN-DETAILED INFORMATION WITHOUT FIELD CONFIRMATION. CONTOUR INTERVAL FIVE FEET.

800

BLOCK I
CACERES SUBDIVISION

[illegible]

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

	RECORD PLAT	REVISIONS						
	CABANE SUBDIVISION BLOCKS 1-6 INCLUSIVE	<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 15%;">DATE</th> <th style="width: 15%;">BY</th> <th style="width: 70%;">DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td>6-13-73</td> <td>J.B.</td> <td>Gas Lines, Boundary, Streets, etc.</td> </tr> </tbody> </table>	DATE	BY	DESCRIPTION	6-13-73	J.B.	Gas Lines, Boundary, Streets, etc.
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DATE: 6-16-73	J.B.	8-DWS-597						
 JOHN A. COOPER COMPANY ENGINEERING & PLANNING DIVISION HOT SPRINGS VILLAGE, ARKANSAS	<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 15%;">JOB NO.</th> <th style="width: 85%;">SCALE:</th> </tr> </thead> <tbody> <tr> <td>ENG. 8.</td> <td>1" = 100'</td> </tr> </tbody> </table>	JOB NO.	SCALE:	ENG. 8.	1" = 100'			
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APPROVED: _____ DATE: _____								