

CERTIFICATE OF FINAL APPROVAL

PURSUANT TO THE SALINE COUNTY RULES AND REGULATIONS, THIS DOCUMENT WAS GIVEN APPROVAL BY THE SALINE COUNTY PLANNING BOARD OR ITS REPRESENTATIVE, ALL THE CONDITIONS OF APPROVAL HAVING BEEN COMPLETED, THIS DOCUMENT IS HEREBY ACCEPTED AND THIS CERTIFICATE IS EXECUTED UNDER AUTHORITY OF SAID RULES AND REGULATIONS.

3/18/2001  
DATE OF EXECUTION

*[Signature]*  
TITLE CHAIRMAN  
SALINE COUNTY PLANNING BOARD

BLOCK 19  
LOT 1 0.291 AC.  
LOT 2 0.339 AC.  
LOT 3 0.297 AC.  
LOT 4 0.303 AC.  
LOT 5 0.298 AC.  
LOT 6 0.295 AC.  
LOT 7 0.310 AC.  
LOT 8 0.405 AC.  
LOT 9 0.567 AC.  
LOT 10 1.025 AC.  
LOT 11 0.539 AC.  
LOT 12 0.361 AC.  
LOT 13 0.327 AC.  
LOT 14 0.314 AC.  
LOT 15 0.317 AC.  
LOT 16 0.314 AC.  
LOT 17 0.319 AC.  
LOT 18 0.342 AC.  
LOT 19 0.313 AC.  
LOT 20 0.326 AC.  
LOT 21 0.411 AC.  
LOT 22 0.382 AC.  
LOT 23 0.347 AC.  
LOT 24 0.362 AC.  
TOTAL 9.103 AC.

TOTAL AREA 9.103 AC.  
LOTTED AREA 9.518 AC.  
COMMON PROPERTIES 1.202 AC.\*  
STREETS 10.823 AC.  
TOTAL 10.823 AC.  
LENGTH OF RECORDED STREETS  
50 FOOT RIGHT-OF-WAY 1047 LINEAL FEET ±

\* NOTE: THIS STREET ACREAGE REPRESENTS A VARIANCE OF 0.053 AC. (DECREASE) FROM THE STREET ACREAGE OF 6.636 AC. AS PLATTED IN THE PLAT OF LADERA SUBDIVISION BLOCKS 18 - 22 AND RECORDED IN THE OFFICE OF THE CIRCUIT CLERK AND EX-OFFICIO RECORDER IN SALINE COUNTY, ARKANSAS IN BOOK 00 PAGE 60996.

LEGAL DESCRIPTION

LADERA SUBDIVISION  
BLOCK 19  
A PARCEL OF LAND LYING IN THE SE 1/4 OF THE SW 1/4 (4.514 ACRES ±), IN THE SW 1/4 OF SECTION 8, TOWNSHIP 1 SOUTH, RANGE 17 WEST OF THE FIFTH PRINCIPAL MERIDIAN, SALINE COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT 827.15 FEET NORTH AND 3361.64 FEET WEST OF THE SOUTHEAST CORNER OF SECTION 8, TOWNSHIP 1 SOUTH, RANGE 17 WEST; (ARKANSAS STATE PLANE COORDINATES OF NORTH 722,244.119 FEET AND EAST 1,747,801.289 FEET); THENCE, N201°10'00"E FOR 147.34 FEET; THENCE, 26.70 FEET ALONG THE ARC OF A 192.65 FOOT RADIUS CURVE TO THE LEFT, SAID ARC HAVING A CHORD OF S89°20'55"E FOR 26.68 FEET; THENCE, N86°40'52"E FOR 380.56 FEET; THENCE, N62°29'14"E FOR 55.14 FEET; THENCE, N021°12'20"E FOR 57.25 FEET; THENCE, S85°52'23"E FOR 131.37 FEET; THENCE, S05°04'26"W FOR 52.88 FEET; THENCE, S68°59'34"E FOR 80.19 FEET; THENCE, S85°01'23"E FOR 383.39 FEET; THENCE, N84°11'55"E FOR 216.52 FEET; THENCE, S79°23'52"E FOR 159.25 FEET; THENCE, S59°59'24"E FOR 280.58 FEET; THENCE, S43°26'47"W FOR 332.89 FEET; THENCE, N87°07'45"W FOR 227.26 FEET; THENCE, N63°54'44"W FOR 97.17 FEET; THENCE, N86°10'14"W FOR 512.71 FEET; THENCE, N62°25'06"W FOR 299.26 FEET; THENCE, N25°12'38"W FOR 57.29 FEET; THENCE, S88°47'38"W FOR 364.44 FEET TO THE POINT OF BEGINNING, CONTAINING 10.823 ACRES, MORE OR LESS.

LAND SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT THE HEREON PLATTED AND DESCRIBED SURVEY WAS COMPLETED UNDER MY SUPERVISION ON THE 5TH DAY OF MARCH, 2001, AND THAT CORNERS WERE SET, AS SHOWN, TO THE BEST OF MY KNOWLEDGE AND ABILITY.

*[Signature]*  
JOHNNY R. TWEEDLE, R.L.S. NO. 1203, ARKANSAS

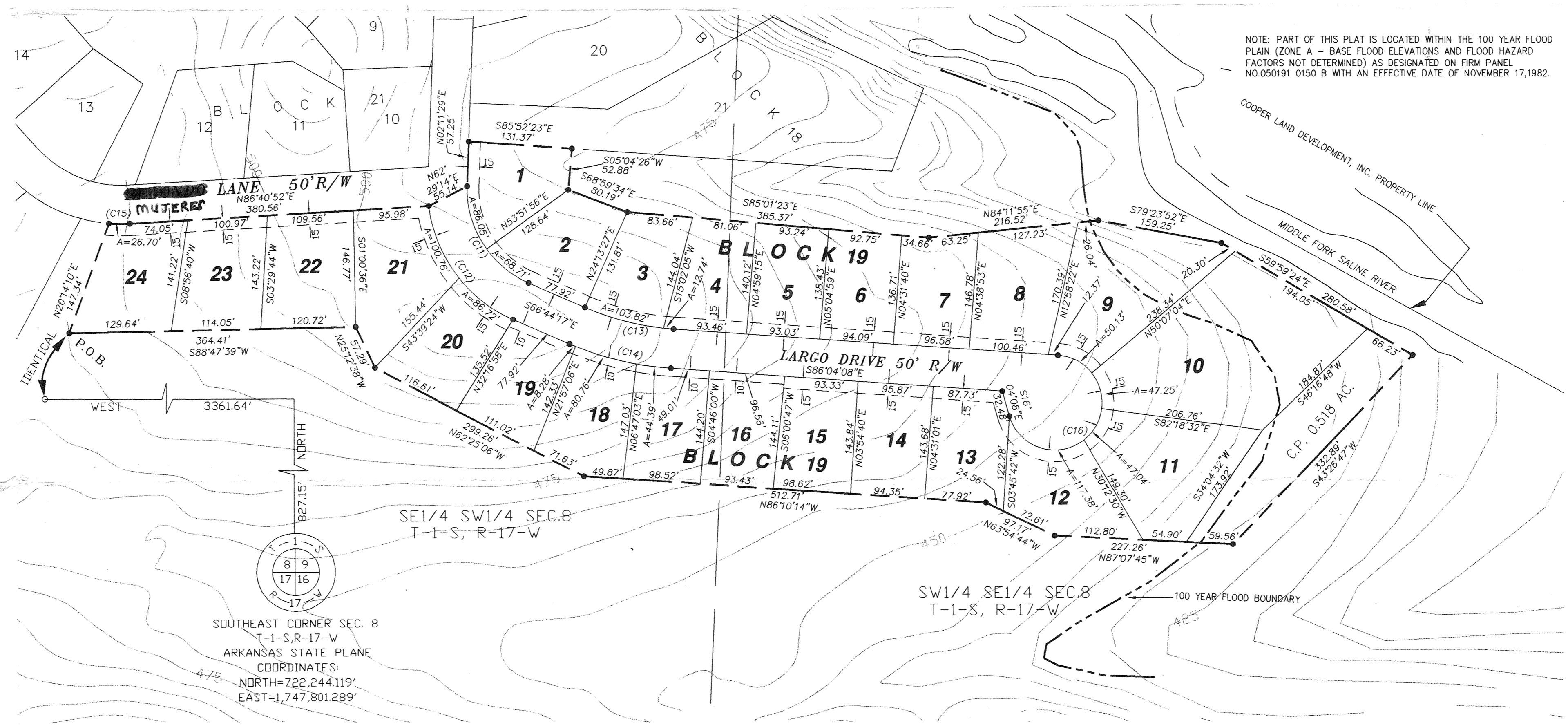
NOTES CONSTITUTING A PART OF THIS REPLAT AND TO BE READ IN CONNECTION WITH THE REPLAT AND ALL PROPERTY REFLECTED THEREON  
COOPER LAND DEVELOPMENT, INC., HEREINAFTER REFERRED TO AS DEVELOPER, A WHOLLY OWNED SUBSIDIARY OF AND SUCCESSOR IN INTEREST TO COOPER COMMUNITIES, INC. (FORMERLY NAMED COOPER ACQUISITION CORPORATION AND SUCCESSOR IN INTEREST TO THE PREDECESSOR COOPER COMMUNITIES, INC. AND JOHN A. COOPER COMPANY BY REASON OF MERGERS, THE SAID JOHN A. COOPER COMPANY FORMERLY BEING NAMED CHEROKEE VILLAGE DEVELOPMENT COMPANY, INC.), THE OWNER OF ALL REAL ESTATE REFLECTED BY THIS REPLAT FILED THIS REPLAT FOR RECORD AND RECORDS IT SUBJECT TO THE FOLLOWING PROVISIONS:

- AT 2:30 O'CLOCK P.M. ON THE 30TH DAY OF MARCH, 1972, THE DEVELOPER, JOINED BY HOT SPRINGS VILLAGE PROPERTY OWNERS ASSOCIATION, A NON-PROFIT CORPORATION, FILED IN THE OFFICE OF THE CIRCUIT CLERK AND EX-OFFICIO RECORDER IN AND FOR SALINE COUNTY, ARKANSAS, A DECLARATION, WHICH DECLARATION IS THERE RECORDED IN RECORD BOOK 155, AT PAGE 118 ET SEQ. AT 10:31 A.M. ON THE 20TH DAY OF DECEMBER, 2000, THE DEVELOPER FILED IN THE OFFICE OF THE CIRCUIT CLERK AND EX-OFFICIO RECORDER IN AND FOR SALINE COUNTY, ARKANSAS, A PLAT OF LADERA SUBDIVISION, BLOCKS 18 THRU 22 INCLUSIVE, WHICH PLAT IS THERE RECORDED IN RECORD BOOK 00 PAGE 60996. THAT PLAT WAS FILED CONTEMPORANEOUSLY WITH THE FILING OF A SUPPLEMENTAL DECLARATION OF COVENANTS AND RESTRICTIONS, EXECUTED BY THE DEVELOPER WHICH HAD THE EFFECT OF BRINGING THE LANDS REFLECTED UPON THE PLAT WITHIN THE PROVISIONS OF THE DECLARATION AFORESAID FILED FOR RECORD ON MARCH 30TH, 1972 WHICH IN ITS ENTIRETY WAS BY REFERENCE MADE A PART OF THAT PLAT. DEVELOPER HEREBY REPLATS THAT PORTION AND ONLY THAT PORTION OF THE PLAT AS REFLECTED HEREON. THE PROVISIONS OF THE ABOVE DECLARATION AND THE NOTES FOUND ON THE ABOVE PLAT SHALL CONTINUE TO CONTROL THE PROPERTY REFLECTED UPON THIS REPLAT EXCEPT ONLY AS MODIFIED HEREIN.
- THE NOTES FOUND ON THE ABOVE PLAT ARE INCORPORATED HEREIN IN THEIR ENTIRETY AND ARE BY THIS REFERENCE MADE A PART OF THIS REPLAT.
- THE SOLE PURPOSE OF THIS REPLAT IS TO MODIFY THE LOT LINES OF LOTS 3-20, BLOCK 19, LADERA SUBDIVISION, HOT SPRINGS VILLAGE, ARKANSAS, TO ADJUST THE CUL DE SAC AT THE END OF LARGO DRIVE AND TO INCREASE THE COMMON PROPERTIES BY 0.518 ACRES.

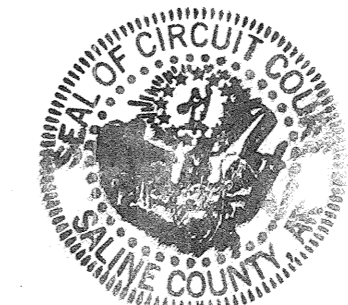
DATED THIS 5th DAY OF MARCH, 2001.

COOPER LAND DEVELOPMENT, INC.

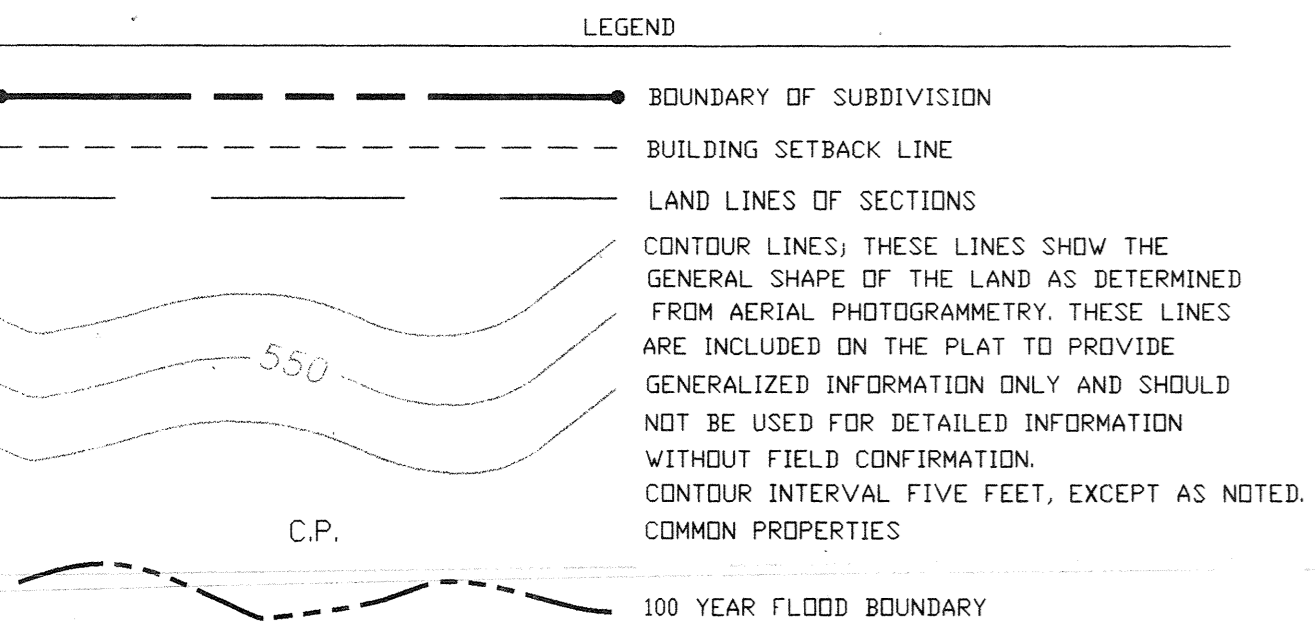
BY *[Signature]*  
TITLE V.P.



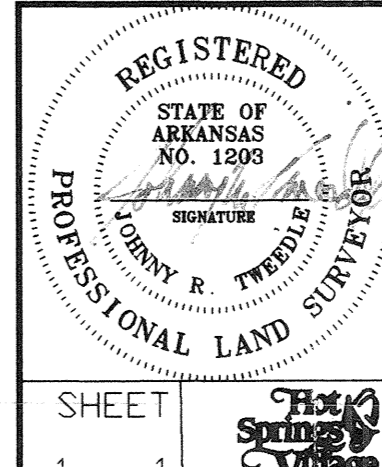
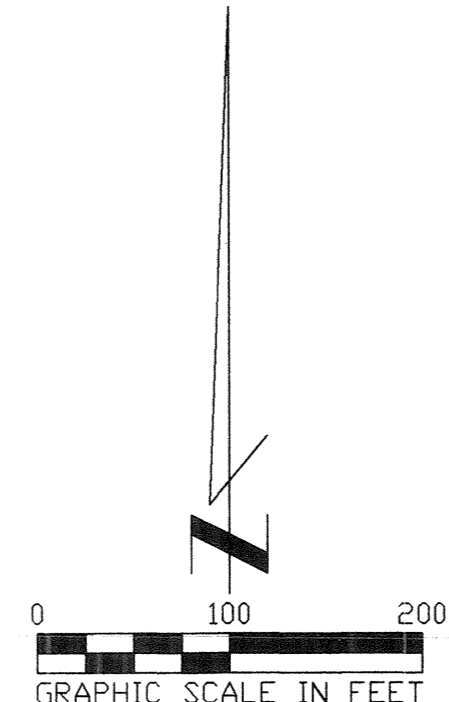
NOTE: PART OF THIS PLAT IS LOCATED WITHIN THE 100 YEAR FLOOD PLAIN (ZONE A - BASE FLOOD ELEVATIONS AND FLOOD HAZARD FACTORS NOT DETERMINED) AS DESIGNATED ON FIRM PANEL NO.050191 0150 B WITH AN EFFECTIVE DATE OF NOVEMBER 17,1982.



Doc. CL-11003  
9/16/01  
BY *[Signature]*



| CURVE-DATA        |         |         |         |            |
|-------------------|---------|---------|---------|------------|
| CURVE CHORD-BRG.  | CHORD   | RADIUS  | ARC     | DELTA      |
| (C11) S32°16'24"E | 145.59' | 128.64' | 154.76' | 68°55'46"  |
| (C12) S36°40'22"E | 178.99' | 178.64' | 187.48' | 60°07'51"  |
| (C13) S76°24'13"E | 116.01' | 345.49' | 116.56' | 19°19'50"  |
| (C14) S76°24'13"E | 132.80' | 395.49' | 133.43' | 19°19'50"  |
| (C15) S89°20'55"E | 26.68'  | 192.65' | 26.70'  | 7°56'26"   |
| (C16) N38°55'52"E | 98.30'  | 60.00'  | 261.80' | 250°00'00" |



|   |  |                   |                          |
|---|--|-------------------|--------------------------|
| RECORD REPLAT                                 |  | SCALE: AS SHOWN   |                          |
| LADERA SUBDIVISION<br>BLOCK 19                |  | DRAWN: WRS        | DATE: 2/01               |
| HOT SPRINGS VILLAGE, ARKANSAS                 |  | CHECKED:          | DATE:                    |
| Prepared By:<br>COOPER LAND DEVELOPMENT, INC. |  | APPROVED:         | DATE:                    |
| SHEET 1 OF 1                                  |  | FILE NO: 4-114-SD | DWG. NO: 4-116-(12)-2516 |
| 24 LOTS                                       |  | JOB NO:           | FILED IN:                |