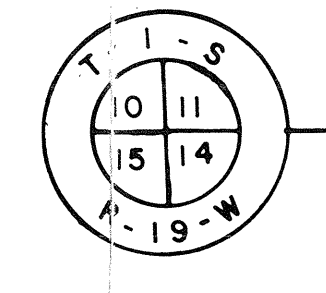


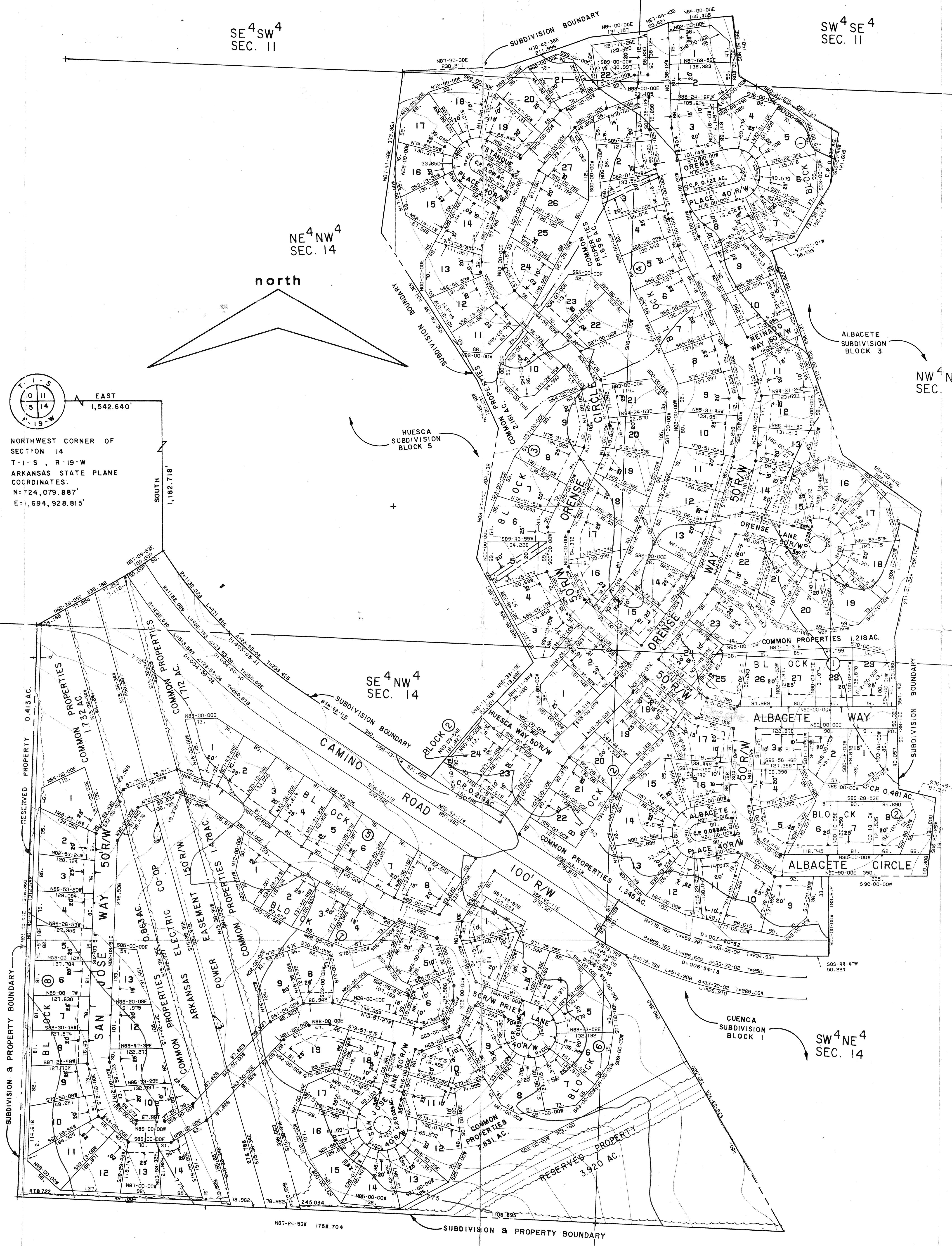
B-1-L-1	=	0.240	AC
L-1	=	0.258	AC
L-2	=	0.258	AC
L-3	=	0.258	AC
L-4	=	0.258	AC
L-5	=	0.258	AC
L-6	=	0.258	AC
L-7	=	0.258	AC
L-8	=	0.258	AC
L-9	=	0.258	AC
L-10	=	0.258	AC
L-11	=	0.258	AC
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L-15	=	0.258	AC
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L-40	=	0.258	AC
L-41	=	0.258	AC
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L-69	=	0.258	AC
L-70	=	0.258	AC
L-71	=	0.258	AC
L-72	=	0.258	AC
L-73	=	0.258	AC
L-74	=	0.258	AC
L-75	=	0.258	AC
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L-81	=	0.258	AC
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L-89	=	0.258	AC
L-90	=	0.258	AC
L-91	=	0.258	AC
L-92	=	0.258	AC
L-93	=	0.258	AC
L-94	=	0.258	AC
L-95	=	0.258	AC
L-96	=	0.258	AC
L-97	=	0.258	AC
L-98	=	0.258	AC
L-99	=	0.258	AC
L-100	=	0.258	AC



NORTHWEST CORNER OF SECTION 14
T-1-S, R-19-W
ARKANSAS STATE PLANE COORDINATES:
N=724,079.887
E=1,694,928.815

TOTAL AREAS	
LOTS	= 39.88 AC.
STREETS	= 14.49 AC.
C.P.	= 16.66 AC.
R.P.	= 4.33 AC.
ELEC. EASEMENT	= 4.68 AC.
SUBDN.	= 80.04 AC.

LINEAR FEET OF STREETS	
40' R/W	1762.55'
50' R/W	8508.30'
100' R/W	1350.36'



DEED DESCRIPTION
ORENSE SUBDIVISION
BLOCKS 1 THRU 8 INCLUSIVE

A PARCEL OF LAND LYING IN THE SW 4 SE 4, (0.73 AC. +/-), SE 4 SW 4, (0.61 AC. +/-), OF SECTION 11, T-1-S, R-19-W, OF THE FIFTH PRINCIPAL MERIDIAN, GARLAND COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NW CORNER OF SECTION 14, T-1-S, R-19-W, OF THE FIFTH PRINCIPAL MERIDIAN, GARLAND COUNTY, ARKANSAS, RUN EAST 1542.640' TO A POINT, THENCE SOUTH 1182.718' TO THE POINT OF BEGINNING THENCE ALONG THE ARC OF A CURVE TO THE LEFT 471.895' SAID CURVE HAVING A RADIUS OF 1132.029' THENCE S56-43-11E 340.000' THENCE N40-03-54E 181.827' THENCE N46-11-49E 50.001' THENCE N42-38-19E 119.882' THENCE N68-26-35W 272.347' THENCE N09-27-44E 304.138' THENCE N21-55-38W 120.831' THENCE N32-54-19W 404.969' THENCE N07-41-46E 373.363' THENCE N87-30-38E 230.217' THENCE N70-42-36E 211.896' THENCE N64-00-00E 131.757' THENCE N67-44-43E 53.421' THENCE N64-00-00E 145.405' THENCE S08-06-56E 140.000' THENCE S60-31-27E 264.197' THENCE S09-27-44W 121.655' THENCE S31-36-27W 152.643' THENCE S70-01-01W 58.523' THENCE S19-20-40E 498.121' THENCE S54-09-44E 222.036' THENCE S11-41-22W 296.142' THENCE S01-38-12E 350.143' THENCE S76-45-34E 87.321' THENCE S06-20-25W 181.108' THENCE WEST 225.000' THENCE SOUTH 183.672' THENCE S89-44-47W 50.224' THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 456.381' SAID CURVE HAVING A RADIUS OF 779.769' THENCE S33-16-49W 100.000' THENCE ALONG THE ARC OF A CURVE TO THE LEFT 85.000' SAID CURVE HAVING A RADIUS OF 879.769' THENCE S29-33-32E 730.560' THENCE N87-24-25W 1758.704' THENCE N61-49-41E 1315.560' THENCE N60-29-05E 235.781' THENCE N07-09-53E 100.000' TO THE POINT OF BEGINNING AND CONTAINING 80.04 ACRES MORE OR LESS.

NOTES CONSTITUTING A PART OF THIS PLAT AND TO BE READ IN CONNECTION WITH THE PLAT AND ALL PROPERTY REFLECTED THEREON

COOPER COMMUNITIES INC., HEREINAFTER REFERRED TO AS DEVELOPER, IS THE OWNER OF ALL REAL ESTATE REFLECTED BY THIS PLAT AND THE PLAT IS FILED FOR RECORD AND RECORDED SUBJECT TO THE FOLLOWING PROVISIONS:

- AT 3:07 O'CLOCK P.M. ON THE 20TH DAY OF APRIL 1970, THE DEVELOPER, JOINED BY HOT SPRINGS VILLAGE 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, WHICH DECLARATION IS THERE RECORDED IN RECORD BOOK 653, AT PAGE 369, ET. SEQ. THIS PLAT IS FILED CONTEMPORANEOUSLY WITH THE FILING OF A SUPPLEMENTAL DECLARATION OF COVENANTS AND RESTRICTIONS, EXECUTED BY THE DEVELOPER AND HOT SPRINGS VILLAGE PROPERTY OWNERS' ASSOCIATION, WHICH HAS THE EFFECT OF BRINGING THE LANDS REFLECTED UPON THE PLAT WITHIN THE PROVISIONS OF THE DECLARATION AFORESAID FILED FOR RECORD ON APRIL 20TH 1970, AFORESAID, IN ITS ENTIRETY IS BY REFERENCE MADE A PART OF THIS PLAT; THE PROVISIONS OF THE DECLARATION AFORESAID SHALL CONTROL AS TO THE PLAT EXCEPT ONLY AS TO PROVISIONS HEREIN CONTAINED.
- 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 IN NOWISE BE CONSIDERED AS DEDICATED FOR USE TO THE GENERAL PUBLIC.
- THE RESERVED PROPERTIES AS REFLECTED UPON THE PLAT ARE NOT A PART OF THE PLAT AND ARE PARTICULARLY AND SPECIFICALLY BY THE DEVELOPER RESERVED THEREFROM.
- UTILITY AND DRAINAGE EASEMENTS ARE RESERVED BY THE DEVELOPER UPON ALL PROPERTY COVERED BY THE PLAT PURSUANT TO ARTICLE IV OF THE DECLARATION AFORESAID UNLESS SPECIFICALLY DESIGNATED OTHERWISE ON THE PLAT OR IN THE NOTES.
- 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, RESTRICTIONS AND PROTECTIVE COVENANTS AS CONTAINED IN THE DECLARATION AFORESAID. NO SINGLE FAMILY DETACHED STRUCTURE SHALL BE CONSTRUCTED WHICH SHALL HAVE A FLOOR SPACE OF LESS THAN 1000 SQUARE FEET.
- SETBACK LINES AS INDICATED UPON THE PLAT SHALL CONTROL AS TO CONSTRUCTION OF A STRUCTURE UPON THE LOTS REFLECTED THEREON SUBJECT, HOWEVER, TO THE PROVISIONS OF THE DECLARATION AFORESAID.
- OWNERS SHALL COMPLY WITH THE PROVISIONS OF PARAGRAPH 16 OF THE PROTECTIVE COVENANTS WHICH COVENANTS ARE EXHIBIT J OF THE DECLARATION AFORESAID, AS TO ALL AREAS INDICATED UPON THE PLAT AS PROTECTIVE SCREENING AREAS.
- ALL WAYS OF ACCESS FOR VEHICLES REFLECTED UPON THE PLAT ARE DEDICATED AS COMMON PROPERTIES FOR THE USE OF THE OWNERS OF LOTS WHICH ARE HEREBY SUBJECTED TO THE DECLARATION AFORESAID OR MAY HEREAFTER BECOME SUBJECT TO THE DECLARATION AFORESAID, SUCH DEDICATION BEING TO THE EXCLUSION OF THE GENERAL PUBLIC; AND ALL TITLE, RIGHTS, EASEMENTS AND PRIVILEGES THERETO ARE AS SET OUT IN ARTICLE VIII OF THE DECLARATION AFORESAID.

DATED THIS 17 DAY OF SEPT., 1970.

JAMES F. GORE
REGISTERED LAND SURVEYOR
STATE OF ARKANSAS
NO. 93

COOPER COMMUNITIES INC.,
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 17 DAY OF SEPT., 1970.

JAMES F. GORE, R.L.S., NO. 93

LEGEND

- SUBDIVISION BOUNDARY
- LAND LINES OF SECTIONS
- 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 DETAILED INFORMATION WITHOUT FIELD CONFIRMATION. CONTOUR INTERVAL FIVE FEET.
- BUILDING SETBACK LINE
- DRAINAGE EASEMENT: CAN BE ABANDONED WITH THE APPROVAL OF THE ARCHITECTURAL CONTROL COMMITTEE IF AN ACCEPTABLE ALTERNATE DRAINAGE COURSE IS PROVIDED
- NATURAL DRAINAGE WAY: SHALL NOT BE BLOCKED BUT MAY BE DIVERTED WITHIN THE LOT BOUNDARY
- UTILITY EASEMENT

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

REVISIONS

DATE	DESCRIPTION
7-17-70	1st Revision

DRAWN T.A.
DATE: 7/17/70
SHEET 1 OF 1

CHECKED BY
DATE: 9/10/70
DWN. NO. 8-HS-768

JOB NO. ENG-8
SCALE: 1"=100'

STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
No. 1222
JAMES F. GORE

APPROVED BY
DATE: 9/10/70

COOPER COMMUNITIES, INC.
ENGINEERING & PLANNING DIVISION
HOT SPRINGS VILLAGE, ARKANSAS