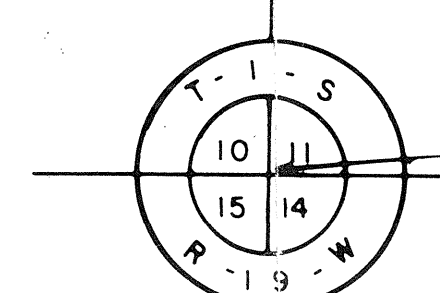


north

BLK-1, L-1	0.258	AC
L-2	0.244	AC
L-3	0.242	AC
L-4	0.251	AC
L-5	0.257	AC
L-6	0.279	AC
L-7	0.271	AC
L-8	0.304	AC
L-9	0.263	AC
L-10	0.257	AC
L-11	0.303	AC
L-12	0.261	AC
L-13	0.258	AC
L-14	0.242	AC
L-15	0.240	AC
L-16	0.236	AC
L-17	0.239	AC
L-18	0.239	AC
L-19	0.258	AC
L-20	0.288	AC
L-21	0.331	AC
BLK-1	5.520	AC
BLK-2, L-1	0.244	AC
L-2	0.259	AC
L-3	0.294	AC
L-4	0.216	AC
L-5	0.251	AC
L-6	0.308	AC
L-7	0.294	AC
L-8	0.292	AC
L-9	0.281	AC
L-10	0.295	AC
L-11	0.286	AC
L-12	0.248	AC
L-13	0.220	AC
L-14	0.239	AC
L-15	0.239	AC
L-16	0.239	AC
L-17	0.238	AC
BLK-2	4.444	AC
BLK-3, L-1	0.318	AC
L-2	0.266	AC
L-3	0.269	AC
L-4	0.259	AC
L-5	0.255	AC
L-6	0.270	AC
L-7	0.282	AC
L-8	0.266	AC
L-9	0.278	AC
L-10	0.287	AC
L-11	0.265	AC
L-12	0.270	AC
L-13	0.257	AC
L-14	0.259	AC
L-15	0.253	AC
L-16	0.240	AC
L-17	0.284	AC
L-18	0.319	AC
BLK-3	3.305	AC
BLK-4, L-1	0.255	AC
L-2	0.247	AC
L-3	0.238	AC
L-4	0.236	AC
L-5	0.255	AC
L-6	0.273	AC
L-7	0.274	AC
L-8	0.270	AC
L-9	0.264	AC
L-10	0.223	AC
L-11	0.281	AC
L-12	0.284	AC
L-13	0.293	AC
L-14	0.263	AC
L-15	0.257	AC
L-16	0.232	AC
L-17	0.248	AC
BLK-4	4.383	AC
BLK-5, L-1	0.257	AC
L-2	0.309	AC
L-3	0.307	AC
L-4	0.282	AC
L-5	0.319	AC
L-6	0.315	AC
L-7	0.289	AC
L-8	0.274	AC
L-9	0.242	AC
L-10	0.252	AC
L-11	0.223	AC
L-12	0.238	AC
L-13	0.244	AC
L-14	0.232	AC
BLK-5	3.132	AC
BLK-6, L-1	0.257	AC
L-2	0.247	AC
L-3	0.235	AC
L-4	0.338	AC
L-5	0.244	AC
L-6	0.249	AC
L-7	0.285	AC
L-8	0.278	AC
L-9	0.320	AC
BLK-6	2.452	AC
BLK-7, L-1	0.268	AC
L-2	0.257	AC
L-3	0.255	AC
L-4	0.257	AC
L-5	0.259	AC
L-6	0.243	AC
L-7	0.240	AC
L-8	0.253	AC
L-9	0.229	AC
L-10	0.220	AC
L-11	0.253	AC
L-12	0.277	AC
L-13	0.252	AC
L-14	0.255	AC
L-15	0.252	AC
L-16	0.213	AC
BLK-7	3.984	AC
SAT-DEW-L	0.653	AC
VALLE-L	0.438	AC
SAT-DA-L	0.377	AC
COM-L	0.345	AC
SORES-P	0.294	AC
SAT-DEW-W	1.852	AC
CAMP-W	3.341	AC
150' R/W	2.174	AC
CP-1	2.529	AC
CP-2	2.961	AC
CP-3	2.541	AC
CP-4	0.085	AC
CP-5	0.029	AC
CP-6	0.029	AC
CP-7	0.029	AC
CP-8	0.029	AC
RP-1	0.729	AC
SUB-DIV	48.188	AC

BLOCKS	29.744	AC.
COMMON PROPERTIES	8.23	AC.
RESERVE PROPERTIES	0.73	AC.
STREETS	9.46	AC.
SUB-DIVISIONS	48.18	AC.

TOTAL LENGTH OF STREETS	
40' R/W	885.175'
50' R/W	5659.660'



SOUTHWEST CORNER OF SECTION 11
T-1-S, R-19-W
ARKANSAS STATE PLANE
COORDINATES
N= 724,079.887'
E= 1,694,928.815'



SUBDIVISION AND PROPERTY BOUNDARY

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
20' EASEMENT FOR DRAINAGE AND UTILITIES

DEED DESCRIPTION SANTANDER SUBDIVISION BLOCKS 1 THRU 7 INCLUSIVE

A PARCEL OF LAND LYING IN THE SW 1/4, (12.53 AC. +/-), OF SECTION 11, T-1-S, R-19-W, OF THE FIFTH PRINCIPAL MERIDIAN, GARLAND COUNTY, ARKANSAS, AND NE 1/4, (0.92 AC. +/-), NW 1/4, (0.73 AC. +/-), OF SECTION 14, T-1-S, R-19-W, OF THE FIFTH PRINCIPAL MERIDIAN, GARLAND COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SW CORNER OF SECTION 11, T-1-S, R-19-W, OF THE FIFTH PRINCIPAL MERIDIAN, GARLAND COUNTY, ARKANSAS, (ALSO THE POINT OF BEGINNING), THENCE N00-07-03E 547.609', THENCE S84-35-58E 185.887', THENCE S80-18-40E 207.966', THENCE N75-22-45E 356.546', THENCE S89-02-07E 264.620', THENCE ALONG THE ARC OF A CURVE TO THE LEFT 225.000', SAID CURVE HAVING A RADIUS OF 657.584', THENCE S00-28-01E 577.041', THENCE ALONG THE ARC OF A CURVE TO THE LEFT 514.878', SAID CURVE HAVING A RADIUS OF 911.391', THENCE S32-50-07E 634.211', THENCE S60-29-05W 235.782', THENCE N87-50-56W 1334.618', THENCE N03-31-27E 1305.480', TO THE POINT OF BEGINNING AND CONTAINING 48.18 ACRES, MORE OR LESS.

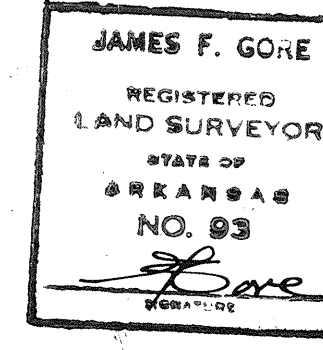
NOTES CONSTITUTING A PART OF THIS PLAT AND TO BE READ IN CONNECTION WITH THE PLAT AND ALL PROPERTY REFLECTED THEREON

- 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 NON-PROFIT 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 003, AT PAGE 303, 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, AND LIKewise THE DECLARATION 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 AND AS DESIGNATED UPON THIS PLAT OR THE PLAT 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 1,200 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 1 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.

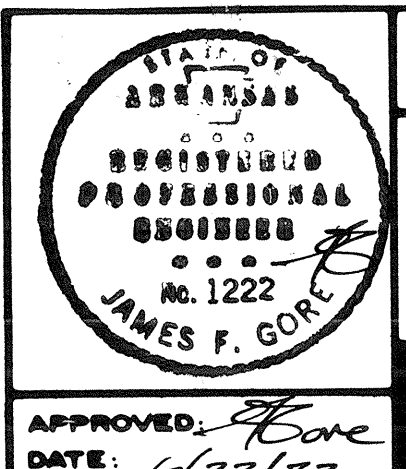
DATED THIS _____ DAY OF _____, 197____.
COOPER COMMUNITIES, INC.,
By _____
VICE PRESIDENT, DEVELOPER

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 22 DAY OF JUNE, 1972.
JAMES F. GORE R.L.S. NO. 93



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



RECORD PLAT
SANTANDER SUBDIVISION
BLOCKS 1 thru 7

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

REVISIONS
DATE: 6/22/72
BY: JFG
CHKD: JFG
DATE: 6/22/72
JOB NO. 113
ENG. NO. 113