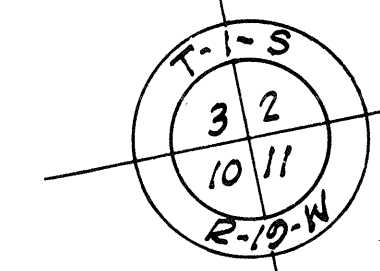




TARRAGONA
SUBDIVISION
SECTION "A"

TOTAL AREA

| | | |
|----------------------|--------|-----|
| Lots----- | 31.667 | Ac. |
| Streets----- | 8.705 | Ac. |
| Common Property----- | 16.116 | Ac. |
| Boundary----- | 56.488 | Ac. |



S.W. Corner Section 2
T-1-S, R-19-W
Arkansas State Plane Coordinate
North 720,407.553
East 1,695,059.103

Total Curve
North R.O.W.
 $\Delta = 16^{\circ} 10' 41''$
 $T = 305.401'$
 $L = 506.738'$
 $R = 2148.809'$
 $D = 2^{\circ} 39' 59''$

Total Curve
& Data
 $\Delta: 16^{\circ}10'41''$
 $T: 300.000'$
 $L: 596.009'$
 $R: 2110.809'$
 $P: 2^{\circ}42'52''$

Boundary
 $\Delta = 14^{\circ} 42' 38''$
 $T = 267.632$
 $L = 532.320$
 $R = 2073.300$
 $D = 2^{\circ} 45' 40''$

MESETA
SUBDIVISION

100.000 324 14.1
NE 1/4, NW 1/4 Sec 11
R. 19-W

North R.O.W.
 $\Delta: 23^{\circ} 19' 18''$
 $T: 305.631'$
 $L: 602.799'$
 $R: 2148.809'$
 $D: 2030' 59''$

4 Data
 $\Delta = 23^{\circ} 0' 18''$
 $T = 250.312'$
 $L = 582.447'$
 $R = 1430.933'$
 $D = 6^{\circ} 00' 15''$

Boundary
 $\Delta = 23^{\circ} 19' 18''$
 $T = 284.993'$
 $L = 562.095'$
 $R = 1380.933'$
 $D = 4^{\circ} 08' 57''$

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

JOHN A. COOPER COMPANY, 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:

1. THIS PLAT IS FILED IN THE OFFICE OF THE CIRCUIT CLERK AND EX-OFFICIO RECORDER IN AND FOR GARLAND COUNTY, ARKANSAS, CONTEMPORANEOUSLY WITH THE FILING OF A DECLARATION EXECUTED BY THE DEVELOPER, WHICH HOT SPRINGS PROPERTY OWNERS' ASSOCIATION, A NONPROFIT CORPORATION, JOINS FOR THE PURPOSES AS INDICATED IN THE DECLARATION, AND WHEREBY THE DEVELOPER HEREBY AGREES THE PROPERTY REFLECTED UPON THIS PLAT AS WELL AS OTHER REAL PROPERTY OWNED BY THE DEVELOPER MORE SPECIFICALLY DESCRIBED THEREIN, WHICH DECLARATION IS OF RECORD IN BOOK 683, PAGE 566, ET SEQ., AND BY REFERENCE THIS PLAT IS MADE A PART OF THE DECLARATION AFORESAID, AND WHEREBY THE DECLARATION IN ITS ENTIRETY IS BY REFERENCE MADE A PART OF THIS PLAT; THE PROVISIONS OF THE DECLARATION SHALL CONTROL AS TO THE PLAT EXCEPT ONLY AS TO PROVISIONS HEREIN 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 OF THE PROPERTIES AS SO DEFINED IN THE DECLARATION AFORESAID AND SHALL IN NOWISE 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 PARTICULARLY AND SPECIFICALLY BY THE DEVELOPER RESERVED THEREFROM.
4. 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.
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 AND RESTRICTIVE 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.
6. SETBACK LINES AS INDICATED UPON THE PLAT SHALL CONTROL AS TO CONSTRUCTION OF A STRUCTURE UPON THE LOTS REFLECTED THEREON SPECIFIC, HOWEVER, TO THE PROVISIONS OF THE DECLARATION AFORESAID.
7. OWNERS SHALL COMPLY WITH THE PROVISIONS OF PARAGRAPH 16 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. ANY WAY OF ACCESS FOR VEHICLES REFLECTED UPON THE PLAT ARE DEDICATED AS COMMON PROPERTIES FOR THE USE OF OWNERS OF LOTS WHICH ARE HEREBY SUBJECT 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 RIGHTS, EASEMENTS AND PRIVILEGES ARE AS SET OUT IN ARTICLE VIII OF THE DECLARATION AFORESAID.

DATED THIS 20 DAY OF April, 1970

JOHN A. COOPER COMPANY

BY C. J. Sullivan
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 11 DAY OF APRIL, 1970

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

JAMES F. GORE
REGISTERED
LAND SURVEYOR
STATE OF
ARKANSAS
NO. 03
J. Gore
SIGNATURE

| LOT AREAS BLOCK 1 | | | LOT AREAS BLOCK 2 | | | LOT AREAS BLOCK 6 | | | LOT AREAS BLOCK 7 | | |
|-------------------|--------------------|---------|--------------------|---------|--------------------|-------------------|--------------------|---------|--------------------|---------|--------------------|
| Lot No. | Area (Square Feet) | Lot No. | Area (Square Feet) | Lot No. | Area (Square Feet) | Lot No. | Area (Square Feet) | Lot No. | Area (Square Feet) | Lot No. | Area (Square Feet) |
| 1 | 11,841,343 | 1 | 13,150,767 | C | 53,614,259 | 1 | 12,728,722 | | | | |
| 2 | 10,827,141 | 2 | 12,186,311 | D | 53,857,629 | 2 | 10,725,389 | | | | |
| 3 | 11,368,538 | 3 | 14,676,277 | E | 54,383,127 | 3 | 10,802,157 | | | | |
| 4 | 10,593,611 | 4 | 13,547,338 | F | 63,730,587 | 4 | 10,745,427 | | | | |
| 5 | 10,233,026 | 5 | 12,126,662 | G | 53,484,290 | 5 | 10,590,530 | | | | |
| 6 | 10,984,341 | 6 | 13,431,657 | H | 59,172,806 | 6 | 10,564,559 | | | | |
| 7 | 10,788,050 | 7 | 10,300,626 | I | 15,744,232 | 7 | 10,707,950 | | | | |
| 8 | 10,977,401 | 8 | 10,573,315 | 16 | 15,343,411 | 8 | 10,851,950 | | | | |
| 9 | 10,369,310 | 9 | 10,774,093 | 17 | 17,232,533 | 9 | 11,283,360 | | | | |
| 10 | 10,500,909 | 10 | 12,525,822 | 18 | 13,805,439 | 10 | 11,715,619 | | | | |
| 11 | 9,349,094 | 11 | 11,270,494 | 19 | 13,551,740 | 11 | 10,713,066 | | | | |
| 12 | 10,927,709 | 12 | 13,115,215 | 20 | 11,427,224 | 12 | 11,431,647 | | | | |
| 13 | 10,629,299 | 13 | 12,129,466 | 21 | 10,801,757 | 13 | 11,252,275 | | | | |
| 14 | 12,001,855 | 14 | 12,119,462 | 22 | 11,030,757 | 14 | 11,836,806 | | | | |
| 15 | 11,901,604 | 15 | 12,922,029 | 23 | 10,988,559 | 15 | 11,076,433 | | | | |
| 16 | 13,880,985 | 16 | 12,551,957 | 24 | 11,148,559 | | | | | | |
| 17 | 14,467,187 | 17 | 11,266,134 | 25 | 11,959,785 | | | | | | |
| 18 | 9,513,273 | 18 | 10,669,252 | 26 | 11,189,250 | | | | | | |
| 19 | 12,453,899 | 19 | 11,920,272 | 27 | 11,492,161 | | | | | | |
| 20 | 11,903,236 | 20 | 12,315,407 | 28 | 11,068,090 | | | | | | |
| | | 21 | 10,391,254 | 29 | 11,260,674 | | | | | | |
| | | 22 | 10,722,662 | 30 | 12,551,393 | | | | | | |
| | | A | 75,065,431 | | | | | | | | |
| | | B | 52,150,693 | | | | | | | | |
| | | C | 59,524,749 | | | | | | | | |
| Total | 225,471,810 | Total | 448,926,939 | Total | 537,998,752 | | | | | | |


DEED DESCRIPTION

TARRAGONA SUBDIVISION - SECTION B
BLOCKS 1, 2, AND PARTS OF BLOCKS 6 AND 7

A PARCEL OF LAND LYING IN THE NE4 SW4 (7.213 AC.±); SE4 SW4 (17.286 AC.±); SW4 SW4 (17.440 AC.±); NW4 SW4 (7.681 AC.±) OF SECTION 22, T-1-S, R-19-W, AND THE NE4 NW4 (4.132 AC.±), NW4 NW4 (2.736 AC.±) OF SECTION 11, T-1-S, R-19-W, ALL OF THE FIFTH PRINCIPAL MERIDIAN, GARLAND COUNTY, ARKANSAS; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

[illegible]

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

| | | | |
|--|---|-----------|-------------|
|  | RECORD PLAT | REVISIONS | |
| | BLOCKS 1 & 2 & PARTS OF BLOCKS 6 & 7 | DATE | DESCRIPTION |
| | TARRAGONA SUBDIVISION | | |
| | SECTION "B" | | |
| DATE OF RECORDING REGISTRY NO. 11111 OFFICE OF THE CLERK OF THE SUPREME COURT JAMES F. COOK | DRAWN: _____ SHEET: _____ DATE: _____ OF _____ CHECKED: <i>WJ</i> DWG. NO. _____ DATE: <i>4-12-98</i> <i>64-1-101</i> JOB NO. _____ SCALE: _____ <i>ENG. C.</i> <i>1"=100'</i> | | |
| APPROVED: <i>John</i> DATE: <i>4-14-98</i> | JOHN A. COOPER COMPANY ENGINEERING & PLANNING DIVISION HOT SPRINGS VILLAGE, ARKANSAS | | |