



**JOHN THURSTON**  
—  
ARKANSAS SECRETARY OF STATE

August 25, 2020

The Hon. Pam Donaldson  
Chicot County Clerk  
108 Main St.  
Lake Village, AR 71653

Re: City of Lake Village Annexation Ordinance 05-20

Dear Ms. Donaldson,

This letter acknowledges receipt and filing of the following notice of municipal boundary change by the Office of the Arkansas Secretary of State:

Filing Type: Annexation pursuant to A.C.A § 14-40-609 (annexation by petition of all landowners)

Effective Date: 5-5-2020

County: Chicot

City: Lake Village

City Ordinance: 5-20

Dated: 5-5-2020

County Court Order: CC-20-02

Date Filed: 3-24-2020

A file marked copy of the ordinance, court order and exhibits submitted to our Office are enclosed. By copy of this letter (and its enclosures), the Secretary of State hereby notifies the appropriate mapping authorities for Arkansas. Please retain these copies as official record of the filing of the municipal change by the Arkansas Secretary of State.

If you have any questions or concerns regarding this filing, please do not hesitate to contact our Office at 501-683-3717.

Sincerely,

A handwritten signature in black ink that reads "Shantell McGraw".

Shantell McGraw  
Elections Division

cc: Arkansas Geographic Information Systems Office (w/encl)  
Arkansas Department of Transportation Mapping Department (w/encl)  
Department of Finance and Administration (w/encl)  
Arkansas Public Service Commission (w/encl)  
Arkansas Economic Development Institute (w/encl)  
The Hon. Joe Dan Yee, Mayor of Lake Village (w/encl)



# Arkansas Secretary of State

**John Thurston** Arkansas Secretary of State, 500 Woodlane Ave, Little Rock, AR 72201-1094

## Municipal Boundary Change Checklist

Act 655 of 2017 and A.C.A. §14-40-103

County: Chicot City/Town: Lake Village

City Ordinance/Resolution No: 05-20 Date approved: 5-5-2020

County Court Case No: CC-20-02 Date Order Filed: 3-24-2020

Type: Click down arrow at right from a list of Arkansas Code municipal boundary filing types

Date Change Effective: 5-5-20 Set by:  Municipal Ordinance  Emergency Clause  Court  Default  
*(Required by Act 655 of 2017)*

For Circuit Court Challenge: Date Order Filed: \_\_\_\_\_  Upheld  Overturned  Other *(attach explanation)*

Please indicate which ward(s) the territory will be assigned to: Car Hon 2  
*(See A.C.A § 14-40-203)*

### Initiating party:

All Landowners  Majority Landowners  Municipal Governing Body  State  Other \_\_\_\_\_

### Supporting Documentation attached (check all that apply):

- File marked copy of City Ordinance/Resolution *(required)*
- File marked copy of County Court Order or certified annexation election results *(required except for A.C.A. §14-40-501)*
- Copy of Arkansas GIS approved printed map and certification letter *(required)*
- Proof of Publication for all Legal Notices *(include Hearing, Election, and City Ordinance/Resolution notices)*
- File marked copy of Petition Part *(if applicable)*
- File marked copy of Complaint and final Circuit Court Order *(Court Challenge only)*

### Municipal Contact:

Name: Joe Dan Yee Title: Mayor

Street Address: PO Box 725

City: Lake Village St: AR Zip code: 71653

*Complete one form per ordinance/resolution, attach it as a cover page to the supporting document set and submit to the County Clerk's Office within 45 days of the Effective Date as required by Act 655 of 2017*

### County Official:

Signature: Pam Donald Title: County Clerk

Date: 5-14-2020

*Pursuant to Act 655 of 2017, County Officials must submit a file-marked copy of municipal boundary change documents within 30 days of receipt to: Arkansas Secretary of State, Attn: Municipal Boundary Filing, 500 Woodlane Ave Suite 256, Little Rock, AR 72201-1094*

Office of the Arkansas Secretary of State use only

Received by: [Signature]

**FILED**

AUG 25 2020

Arkansas Secretary of State Rev. 2/2019

**RESOLUTION NO. 05-20**

**A RESOLUTION ACCEPTING THE ANNEXATION OF CERTAIN PROPERTY**

**WHEREAS**, a majority of the owners, owning a majority of certain property hereinafter described, located in Chicot County and contiguous to the corporate limits of the City of Lake Village, heretofore filed a petition in the Chicot County Court to annex territory to the City of Lake Village, Arkansas; and

**WHEREAS**, a notice was duly published, as required by law, of the filing of said petition and that a hearing on the petition would be held in the County Court of Chicot County; and

**WHEREAS**, at the time and place fixed in said notice, the County Court, being fully advised of the facts and the law, heard all persons desiring to be heard. The Court subsequently ascertained and declared in an order that the petition was signed by a majority of the real estate owners, owning a majority of the acreage affected; that said territory sought to be annexed was accurately described in said petition; that said territory is suitable for annexation, and is contiguous to the corporate boundary of Lake Village; that an accurate map of said territory was attached to and made a part of said petition; and that the prayer of the petition is right and proper, and ordered that the territory be annexed to the City of Lake Village; and

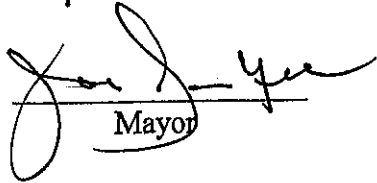
**WHEREAS**, no appeals having been taken within thirty (30) days from issuance of the County Court's order, it is now the desire of the Lake Village City Council to accept the said annexation.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAKE VILLAGE, ARKANSAS:**

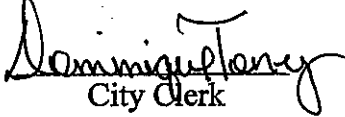
That the following described land is hereby annexed into and accepted, effective this date, as part of the City of Lake Village, Arkansas, to-wit: A tract of land located in the Southwest Quarter of the Southeast Quarter (SW ¼ SE ¼) of Section 3, Township 16 South, Range 2 West, Chicot County, Arkansas and more particularly described as follows: Commence at a 1 inch pipe marking the South Quarter corner of said Section 3, said point being the Southeast corner of the Sam E. Angel, trustee of the Sam E. Angel Trust which said property was annexed into the City of Lake Village by Order CC 00-36, dated August 15, 2000, and with this point being the Point of Beginning run N04°05'11"E along the West boundary of the Southeast Quarter of said Section 3 for 729.78 feet to the Northwest Corner of the Love's property; thence run S89°44'01"E along the North boundary of the Love's property for 509.66 feet to a point on the West boundary of U.S. Highway 65, said point also being on the West boundary of the City of Lake Village, AR city limits; thence along the West boundary of Highway 65 and existing-city limits on the following two (2) courses and distances: (1) S03°31'44"E

467.12 feet; (2) S00°36'06"W 81.07 feet to a point on the North boundary of the existing city limits; thence leaving said Highway 65 run S79°41'07"W along the North boundary of the said existing city limits for 67.07 feet to the P.C. of a curve to the left; thence along said curve to the left with a chord bearing S75°52'21"W 292.63 feet, a radius of 2200.32 feet, and an arc length of 292.84 feet to the P.T. of said curve; thence continuing along the North boundary of the existing city limits on the following two (2) bearings and distances: (1) S69°55'15"W 160.10 feet; (2) S65°51'09"W 97.03 feet to the Point of Beginning and being 7.85 acres, more or less.

PASSED AND APPROVED THIS 5 DAY OF may, 2020.

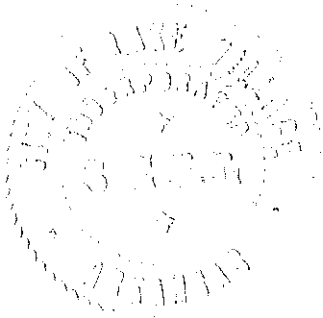
  
Mayor

Attest:

  
City Clerk



A TRUE COPY I DO CERTIFY THIS  
14 DAY OF May 2020  
PAM DONALDSON  
COUNTY AND PROBATE CLERK  
BY Pam Donaldson  
CHICOT COUNTY, ARKANSAS



FILED FOR RECORD ON THIS  
14 DAY OF May 2020  
PAM DONALDSON  
COUNTY AND PROBATE CLERK  
BY Pam Donaldson  
CHICOT CO. AR

## IN THE CHICOT COUNTY COURT

IN THE MATTER OF ANNEXING TO THE CITY OF  
LAKE VILLAGE, ARKANSAS, OF  
CERTAIN CONTIGUOUS PROPERTY

Case No. CC-20-02

### HEARING ORDER

On this a regular day of a regular term of the County Court of Chicot County, Arkansas, there is presented to the Court by Love's Travel Stops & Country Stores, Inc., agent of the petitioners, a petition for annexation of certain contiguous territory, hereinafter more particularly described to the City of Lake Village, Arkansas and the Court being fully advised of the facts and the law, doth hereby find, judge and decree as follows:

The Court finds that the petition was filed more than thirty (30) days prior to this date and that in said petition the said Love's Travel Stops & Country Stores, Inc. Was selected by the petitioners to act on their behalf in filing and presenting the petition.

The Court finds that notice of the hearing on this matter was published one (1) time a week for three (3) consecutive weeks as required by Ark. Code Ann. 14-40-602. The Court doth find that a majority of the total number of real estate owners in the area affected by this petition have signed said petition and that such majority owns more than one-half of the acreage affected.

The Court further finds that the territory sought to be annexed was accurately described in said petition and that said territory is contiguous to the boundaries of the City of Lake Village, Arkansas.

The Court further finds that attached to and made a part of said petition is an accurate map of the territory sought to be annexed to the City of Lake Village, Arkansas.

The Court further finds that the prayer of petition is right and proper.

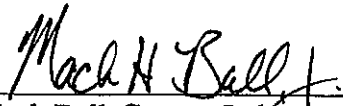
THEREFORE, the Court doth hereby ORDER, JUDGE, and DECREE that the following described territory be and the same is hereby annexed to and made a part of the City of Lake Village per Statue 14-40-603 which states when all legal requirements are met by the petitioner, the County Court SHALL grant the annexation request to wit: (ATTACHED DOC 1).

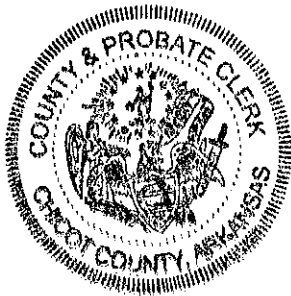
The Court doth further order that the original papers in the cause be delivered to the Clerk of Chicot County, Arkansas, same to be properly recorded and filing the original papers, prepare

transcripts of same; the one of the certified transcripts be delivered to the City of Lake Village, Arkansas, one copy to the Secretary of State and one copy to the Director of the Tax Division of the Arkansas Public Service Commission.

Attached: Supporting Documentation

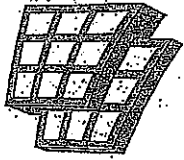
Document 1: Legal Description and Maps

  
Mack Ball, County Judge  
Chicot County Judge



A TRUE COPY I DO CERTIFY THIS  
24 DAY OF March 20 20  
PAM DONALDSON  
COUNTY AND PROBATE CLERK  
BY Pam Donaldson  
CHICOT COUNTY, ARKANSAS

FILED FOR RECORD ON THIS  
24 DAY OF March 20 20  
PAM DONALDSON  
COUNTY AND PROBATE CLERK  
BY Pam Donaldson  
CHICOT CO. AR



ARKANSAS  
GIS OFFICE

Department of Transformation  
and Shared Services  
Governor Asa Hutchinson  
Secretary Amy Fecher  
Director Shelby Johnson

November 12, 2019

Mr. Robert G. Bridewell  
Attorney at Law  
Robert G. Bridewell Attorney, PLC  
113 North Court Street  
Lake Village, AR 71653

RE: City of Lake Village Annexation Coordination Requirement

Mr. Bridewell,

Thank you for coordinating with our office as you seek to annex the "Love's Property" into the City of Lake Village, AR located in Section 3, Township 16 South, Range 2 West. This letter represents confirmation that you have properly coordinated with our office (Arkansas GIS Office) as specified in § 14-40-101 (Act 914 of 2015) of the 90<sup>th</sup> General Assembly.

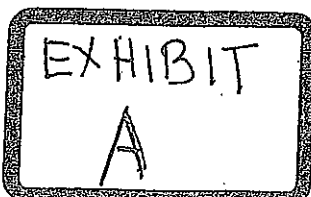
Our office will wait completion of any additional steps necessary for the proposed boundary change, which normally comes from the Arkansas Secretary of State Elections Division after any appropriate filing by your County Clerk.

Thank you,

Jennifer Wheeler, GIS Analyst

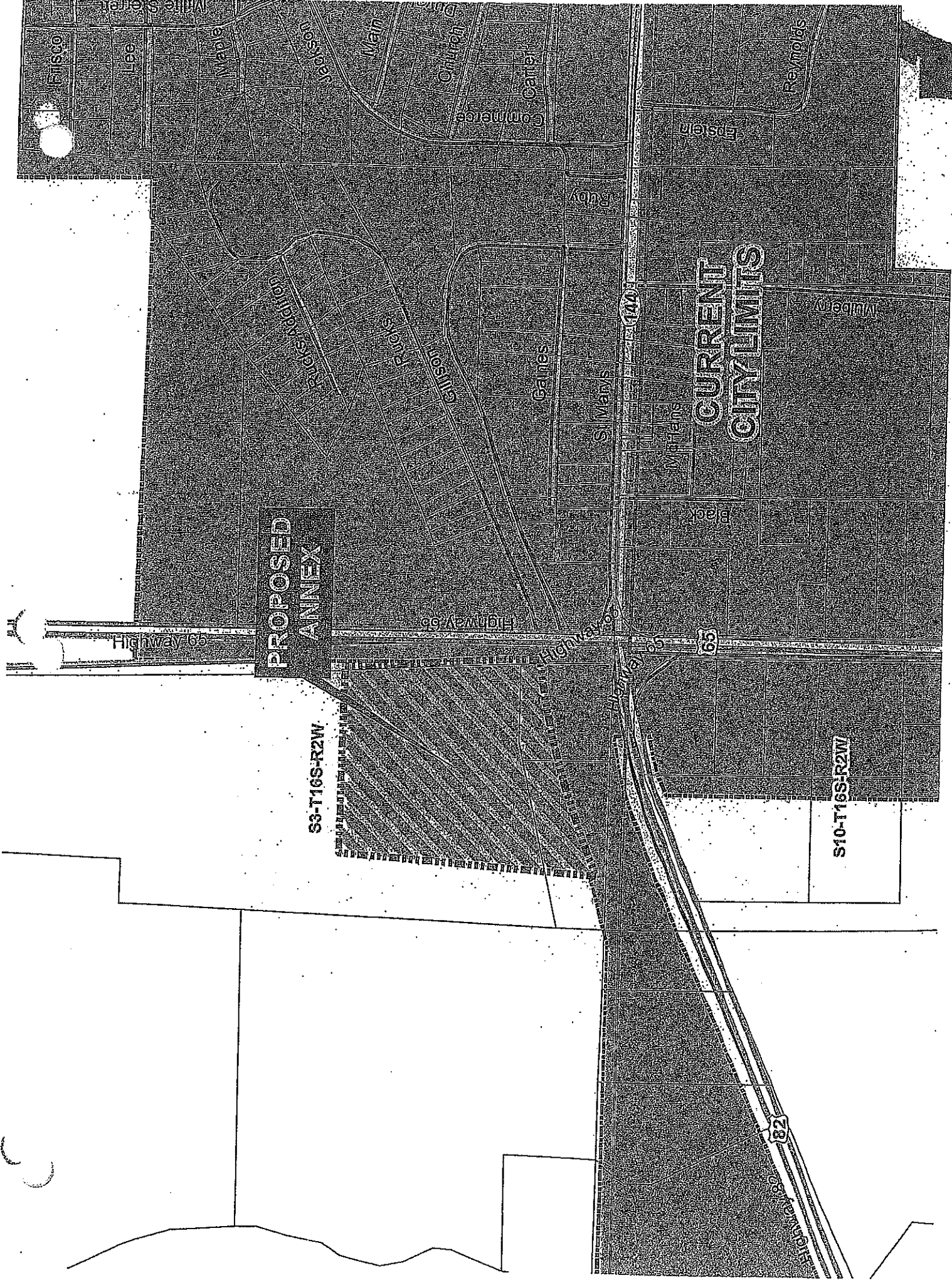
Attachments:  
GIS Office Map of Proposed Annexation  
Legal Description  
Secretary of State Municipal Change Checklist

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ARKANSAS GIS OFFICE  
1 Capitol Mall, Suite 6D • Little Rock, AR 72201 • 501.682.2767  
gis.arkansas.gov • transform.ar.gov





**PROPOSED  
ANNEX**

**CURRENT  
CITY LIMITS**

**S3-T16S-R2W**

**S10-T16S-R2W**

Highway 66

Highway 65

Highway 82

65

82

3



LEGAL DESCRIPTION:

A tract of land located in the Southwest Quarter of the Southeast Quarter (SW1/4 SE1/4) of Section 3, Township 16 South, Range 2 West, Chicot County, Arkansas and more particularly described as follows: Commence at a 1 inch pipe marking the South Quarter corner of said Section 3, said point being the Southeast corner of the Sam E. Angel, trustee of the Sam E. Angel Trust which said property was annexed into the City of Lake Village by Order CC 00-36, dated August 15, 2000, and with this point being the Point of Beginning run N 04°05'11" E along the West boundary of the Southeast Quarter of said Section 3 for 729.78 feet to the Northwest corner of the Love's property; thence run S 89°44'01" E along the North boundary of the Love's property for 509.56 feet to a point on the West boundary of U.S. Highway 65, said point also being on the West boundary of the City of Lake Village, AR city limits; thence along the West boundary of Highway 65 and existing city limits on the following two (2) courses and distances: (1) S 03°31'44" E 467.12 feet; (2) S 00°36'06" W 81.07 feet to a point on the North boundary of the existing city limits; thence leaving said Highway 65 run S 79°41'07" W along the North boundary of the said existing city limits for 67.07 feet to the P.C. of a curve to the left; thence along said curve to the left with a chord bearing S 75°52'21" W 292.63 feet, a radius of 2200.32 feet, and an arc length of 292.84 feet to the P.T. of said curve; thence continuing along the North boundary of the existing city limits on the following two (2) bearings and distances: (1) S 69°55'15" W 160.10 feet; (2) S 65°51'09" W 97.03 feet to the Point of Beginning and being 7.85 acres, more or less.

IN THE COUNTY COURT OF CHICOT COUNTY, ARKANSAS

IN THE MATTER OF THE ANNEXATION TO  
THE CITY OF LAKE VILLAGE, ARKANSAS, OF  
CERTAIN CONTIGUOUS PROPERTY

NO.: CC-20-02

PETITION FOR ANNEXATION

Come now the undersigned petitioner and state as follows:

1. Loves Travel Stops & Country Stores, Inc., owning one-hundred percent (100%) of the property in the following described area, do hereby petition, pursuant to Arkansas Code Annotated Section 14-40-609, the City Council of Lake Village, Arkansas, to annex the following lands to City of Lake Village, Arkansas:

A tract of land located in the Southwest Quarter of the Southeast Quarter (SW1/4SE1/4) of Section 3, Township 16 South, Range 2 West, Chicot County, Arkansas and more particularly described as follows: Commence at a 1 inch pipe marking the South Quarter corner of said Section 3, said point being the Southeast corner of the Sam E. Angel, trustee of the Sam E. Angel Trust which said property was annexed into the City of Lake Village by Order CC 00-36, dated August 15, 2000, and with this point being the Point of Beginning run N 04°05'11" E along the West boundary of the Southeast Quarter of said Section 3 for 729.78 feet to the Northwest corner of the Love's property; thence run S 89°44'01" along the North boundary of the Love's property for 509.66 feet to a point on the West Boundary of U.S. Highway 65, said point also being on the West boundary of the City of Lake Village, AR city limits; thence along the West boundary of Highway 65 and existing city limits on the following two (2) courses and distances: (1)S 03°31'44" E 467.12 feet; (2)S 00°36'06" W 81.07 feet to a point on the North boundary of the existing city limits; thence leaving said Highway 65 run S 79°41'07" W along the North boundary of the said existing city limits for 67.07 feet to the P.C. of a curve to the left: thence along said curve to the left with a chord bearing S 75°52'21" W 292.63 feet, a radius of 2200.32 feet, and an arc length of 292.84 feet to the P.T. of said curve; thence continuing along the North boundary of the existing city limits on the following two(2) hearings and distances: (1)S 69°55'15"W 160.10 feet; (2) S 65°51'09" W 97.03 feet to the Point of Beginning and being 7.85 acres, more or less.

2. Loves Travel Stops & Country Stores, Inc. further state that this petition is signed by one hundred (100%) of the real estate owners owning one-hundred percent (100%) of the acreage in said area and that the area to be annexed does not contain property whose owners do not wish to have their property annexed.

3. Pursuant to A.C.A. §14-40-101, petitioner has properly coordinated its annexation

FILED FOR RECORD ON THIS  
13 DAY OF Feb 2020  
PAM DONALDSON  
COUNTY AND PROBATE CLERK  
BY Pam Donaldson  
CHICOT CO. AR

request with Arkansas GIS Office. Said property described herein is contiguous to and adjoining the present city limits, as shown by the letter and map attached hereto as Exhibit A.

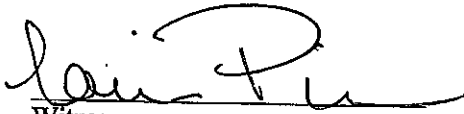
4. No enclaves will be created if this petition is accepted and the territory annexed into the City of Lake Village.


5. The following schedule of services shall be extended to the area by the City of Lake Village, Arkansas within three (3) years after the date the annexation becomes final: Water, Sewer, Gas and Fire and Police Protection.

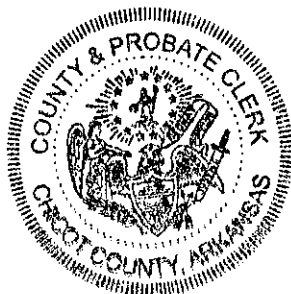
6. Petitioner designate Robert G. Bridewell, Attorney at Law, as their agent to present this petition to the County Court.

7. Attached is Exhibit B which contains a letter or title opinion from a certified abstractor or the title company verifying that the petitioners are all owners of record of the relevant property or properties.

8. Attached is Exhibit C which contains a letter or verification from a certified survey or verifying that the relevant property or properties are contiguous with the annexing city or town and that no enclaves will be created if the property is accepted by the city.

  
Witness

  
Doug Stussi  
EVP & Managing Director of Family Office  
Love's Travel Stops & Country Stores




A TRUE COPY I DO CERTIFY THIS  
24 DAY OF March 20 20  
PAM DONALDSON  
COUNTY AND PROBATE CLERK  
BY Pam Donaldson  
CHICOT COUNTY, ARKANSAS

VERIFICATION

I, Pam Donaldson, County Clerk for the County of Chicot, Arkansas, with respect to the Annexation by one-hundred percent (100%) petition filed by Loves Travel Stops on the 13 day of Feb., 2020, do hereby verify:

1. The identity of the petitioners as listed on the petition are accurate.
2. All property owners are included in the petition.
3. The property is contiguous to the City of Lake Village.
4. No enclaves will be created if the petition is accepted by the City of Lake Village.

Dated this 18 day of Feb., 2020.

  
Pam Donaldson, County Clerk

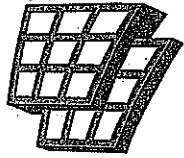
VERIFICATION

I, Faye Tate, County Assessor, for the County of Chicot, Arkansas, with respect to the Annexation by one-hundred percent (100%) petition filed by Loves Travel Stops on the 13 day of Feb., 2020, do hereby verify:

5. The identity of the petitioners as listed on the petition are accurate.
6. All property owners are included in the petition.
7. The property is contiguous to the City of Lake Village.
8. No enclaves will be created if the petition is accepted by the City of Lake Village.

Dated this 18 day of Feb, 2020.

  
Faye Tate, County Assessor



**ARKANSAS  
GIS OFFICE**

**Department of Transformation  
and Shared Services**  
Governor Asa Hutchinson  
Secretary Amy Fecher  
Director Shelby Johnson

November 12, 2019

Mr. Robert G. Bridewell  
Attorney at Law  
Robert G. Bridewell Attorney, PLC  
113 North Court Street  
Lake Village, AR 71653

RE: City of Lake Village Annexation Coordination Requirement

Mr. Bridewell,

Thank you for coordinating with our office as you seek to annex the "Love's Property" into the City of Lake Village, AR located in Section 3, Township 16 South, Range 2 West. This letter represents confirmation that you have properly coordinated with our office (Arkansas GIS Office) as specified in § 14-40-101 (Act 914 of 2015) of the 90<sup>th</sup> General Assembly.

Our office will wait completion of any additional steps necessary for the proposed boundary change, which normally comes from the Arkansas Secretary of State Elections Division after any appropriate filing by your County Clerk.

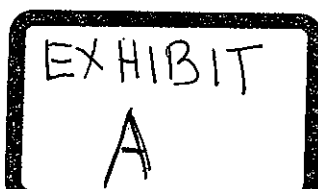
Thank you,

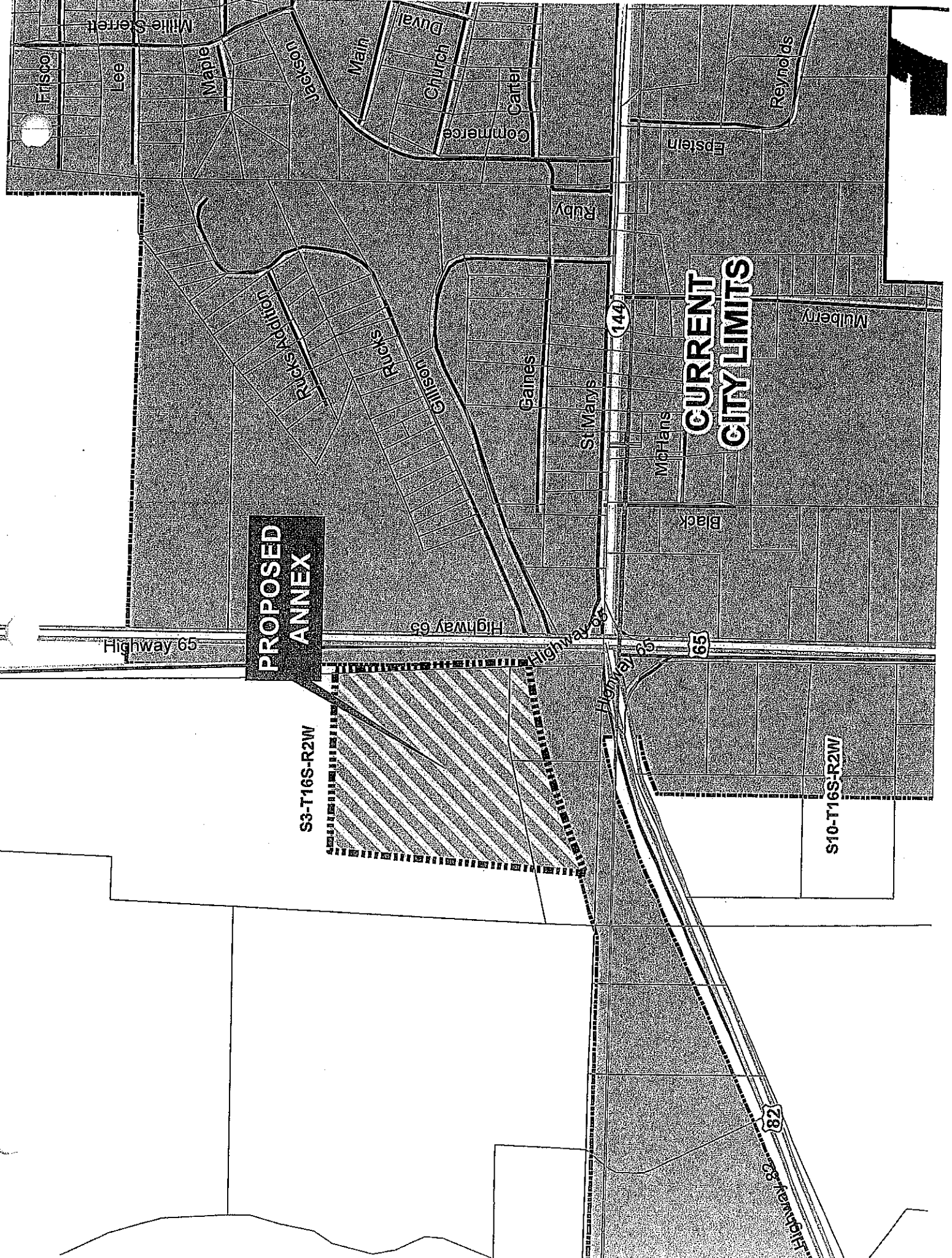
Jennifer Wheeler, GIS Analyst

Attachments:  
GIS Office Map of Proposed Annexation  
Legal Description  
Secretary of State Municipal Change Checklist

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gis.arkansas.gov • transform.ar.gov





**PROPOSED  
ANNEX**

**CURRENT  
CITY LIMITS**

S3-T16S-R2W

S10-T16S-R2W

Highway 65

Highway 65

Highway 65

65

144

28

Highway 28

FRISCO

LEE

MAPLE

JACKSON

MAIN

CHURCH

COMMERCE

CARTER

REYNOLDS

EPSTEIN

RUBY

MULBERRY

BLACK

McHANS

St. Marys

GAINES

GLISSON

RUCKS

RUCKS ADDITION

MILLIE STREET

**LEGAL DESCRIPTION:**

A tract of land located in the Southwest Quarter of the Southeast Quarter (SW1/4 SE1/4) of Section 3, Township 16 South, Range 2 West, Chicot County, Arkansas and more particularly described as follows: Commence at a 1 inch pipe marking the South Quarter corner of said Section 3, said point being the Southeast corner of the Sam E. Angel, trustee of the Sam E. Angel Trust which said property was annexed into the City of Lake Village by Order CC 00-36, dated August 15, 2000, and with this point being the Point of Beginning run N 04°05'11" E along the West boundary of the Southeast Quarter of said Section 3 for 729.78 feet to the Northwest corner of the Love's property; thence run S 89°44'01" E along the North boundary of the Love's property for 509.66 feet to a point on the West boundary of U.S. Highway 65, said point also being on the West boundary of the City of Lake Village, AR city limits; thence along the West boundary of Highway 65 and existing city limits on the following two (2) courses and distances: (1) S 03°31'44" E 467.12 feet; (2) S 00°36'06" W 81.07 feet to a point on the North boundary of the existing city limits; thence leaving said Highway 65 run S 79°41'07" W along the North boundary of the said existing city limits for 67.07 feet to the P.C. of a curve to the left; thence along said curve to the left with a chord bearing S 75°52'21" W 292.63 feet, a radius of 2200.32 feet, and an arc length of 292.84 feet to the P.T. of said curve; thence continuing along the North boundary of the existing city limits on the following two (2) bearings and distances: (1) S 69°55'15" W 160.10 feet; (2) S 65°51'09" W 97.03 feet to the Point of Beginning and being 7.85 acres, more or less.

MCCORD SURVEYING, LLC.

109 S Cokley St.  
PH/FA (870) 265-5143

Lake Village, AR 71653  
[mccordsurveying@yahoo.com](mailto:mccordsurveying@yahoo.com)

**SUBJECT:** Love's Travel Stops Property

**PROPERTY LOCATION:** Intersection Hwy 65 & 82 in Lake Village, AR

**DATE:** January 17, 2020

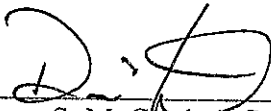
To Whom it May Concern:

I am a licensed surveyor in the state of Arkansas and have been for 12 years. In 2019 I was contacted by attorney Robert Bridewell of Lake Village, AR to perform a survey of property located on the northwest corner of highways 65 and 82 owned by Love's Travel Stops. Specifically my task was to survey the property owned by Love's, which was contiguous to the city of lake village but not within the city limits. Some property owned by Love's at this location was already in the city limits.

I was informed by Mr. Bridewell that Love's Travel Stops needed to survey the property not in the city limits to support Love's Travel Stops petition for annexation into the city of Lake Village, AR.

It is my understanding that Love's Travel Stops wanted all their property to be in the city limits for police and fire protection.

After my review of all documents and having prepared my survey of the property in question, it is my opinion that the properties sought to be annexed are contiguous to the city of Lake Village and no enclaves will be created if this property is accepted by the city of Lake Village. My survey map is attached as exhibit 1.



\_\_\_\_\_  
Drew S. McCord, P.S.  
Arkansas Cert. # 1641



TITLE CERTIFICATE

STATE OF ARKANSAS

COUNTY OF CHICOT

FILE NO.: 2020-2774

Southeast Arkansas Title and Escrow Company, Inc. hereby certifies that it has made a careful search of the public records of Chicot County, Arkansas, relative to the lands situated in Chicot County, Arkansas and described as:

A tract of land located in the Southwest Quarter of the Southeast Quarter (SW $\frac{1}{4}$  SE $\frac{1}{4}$ ) of Section 3, Township 16 South, Range 2 West, Chicot County, Arkansas and more particularly described as follows: Commence at a 1 inch pipe marking the South Quarter corner of said Section 3, said point being the Southeast corner of the Sam E. Angel, trustee of the Sam E. Angel Trust which said property was annexed into the City of Lake Village by Order CC 00-36, dated August 15, 2000, and with this point being the Point of Beginning run N 04°05'11" E along the West boundary of the Southeast Quarter of said Section 3 for 729.78 feet to the Northwest corner of the Love's property; thence run S 89°44'01" E along the North boundary of the Love's property for 509.66 feet to a point on the West boundary of U.S. Highway 65, said point also being on the West boundary of the City of Lake Village, AR city limits; thence along the West boundary of Highway 65 and existing city limits on the following two (2) courses and distances: (1) S 03°31'44" E 467.12 feet; (2) S 00°36'06" W 81.07 feet to a point on the North boundary of the existing city limits; thence leaving said Highway 65 run S 79°41'07" W along the North boundary of the said existing city limits for 67.07 feet to the P.C. of a curve to the left; thence along said curve to the left with a chord bearing S 75°52'21" W 292.63 feet, a radius of 2200.32 feet, and an arc length of 292.84 feet to the P.T. of said curve; thence continuing along the North boundary of the existing city limits on the following two (2) bearings and distances: (1) S 69°55'15" W 160.10 feet; (2) S 65°51'09" W 97.03 feet to the Point of Beginning and being 7.85 acres, more or less.

and the above described property appears of record at the Chicot County Circuit Clerk's office in the name of Love's Travel Stops & Country Stores, Inc., a corporation organized under the laws of the state of Oklahoma.

This certificate does not include the search for real estate and special assessment taxes, mortgages, minerals interests, or judgments in office of the Chicot County Circuit Court, the

United States District Courts or U. S. Bankruptcy Courts or for filings under the Uniform Commercial Code.

This certificate is subject to any encroachments, encumbrances, violations, variations, or adverse circumstances affecting the Title including discrepancies, conflicts in boundary lines, shortages in area, or any other facts that would be disclosed by an accurate and complete land survey of the Land and not shown in the public record.

This certificate is subject to any facts, rights, interests or claims that are not shown by the public record but that could be ascertained by an inspection of the Land, or that may be asserted by persons in possession of the Land.

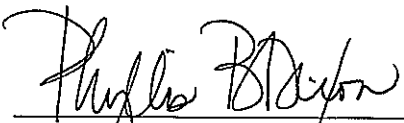
This certificate is subject to easements, and/or rights of way, liens or encumbrances or claims thereof, for state highways, county roads, drainage ditches and public utilities, including electric, water, gas, telephone and cable, whether of record or not shown by the public record.

This certificate is subject to any lien or right to lien for services, labor or material heretofore or hereafter furnished, imposed by law and not shown by the public record.

This certificate does not guarantee the exact quantity of land or the number of acres or square feet contained with the property described; any reference to acreage or square feet contained with the property described herein is shown solely for purposes of identification.

Dated this 17th day of January, 2020.

Southeast Arkansas Title and Escrow Company, Inc.

By:   
\_\_\_\_\_  
Phyllis B. Dixon  
Title Insurance Agent  
License No. 9858183

IN THE COUNTY COURT OF CHICOT, ARKANSAS

IN THE MATTER OF ANNEXING TO THE CITY OF  
LAKE VILLAGE, ARKANSAS, OF  
CERTAIN CONTIGUOUS PROPERTY

Case No. CC-20-02

Notice of Annexation Hearing

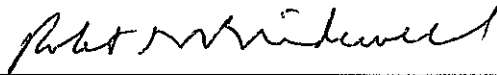
Notice is hereby given that the petition of Loves Travel Stops & Country Stores, Inc., asking for the annexation of certain property to the City of Lake Village, Arkansas, is scheduled in the Chicot County Annex Building, 417 Main Street, Lake Village, Arkansas, on March 24, 2020 at 10:00 am. The following described lands situated in Chicot County, Arkansas, and contiguous to said city are proposed for annexation, to-wit:

A tract of land located in the Southwest Quarter of the Southeast Quarter (SW1/4SE1/4) of Section 3, Township 16 South, Range 2 West, Chicot County, Arkansas and more particularly described as follows: Commence at a 1 inch pipe marking the South Quarter corner of said Section 3, said point being the Southeast corner of the Sam E. Angel, trustee of the Sam E. Angel Trust which said property was annexed into the City of Lake Village by Order CC 00-36, dated August 15, 2000, and with this point being the Point of beginning run N 04°05'11" E along the West boundary of the Southeast Quarter of said Section 3 for 729.78 feet to the Northwest corner of the Love's property; thence run S 89°44'01" along the North boundary of the Love's property for 509.66 feet to a point on the West Boundary of U.S. Highway 65, said point also being on the West boundary of the City of Lake Village, AR city limits; thence along the West boundary of Highway 65 and existing city limits on the following two (2) courses and distances: (1) S 03°31'44" E 467.12 feet; (2) S 00°36'06" W 81.07 feet to a point on the North boundary of the existing city limits; thence leaving said Highway 65 run S 79°41'07" W along the North boundary of the existing city limits for 67.07 feet to the P.C. of a curve to the left: thence along said curve to the left with a chord bearing S 75°52'21" W 292.63 feet, a radius of 2200.32 feet, and an arc length of 292.84 feet to the P.T. of said curve; thence continuing along the North boundary of the existing city limits on the following two (2) bearings and distances: (1) S 69°55' 15" W 160.10 feet; (2) S 65°51'09" W 97.03 feet to the Point of Beginning and being 7.85 acres, more or less.

FILED FOR RECORD ON THIS  
28 DAY OF Feb 20 20  
PAM DONALDSON  
COUNTY AND PROBATE CLERK  
BY *[Signature]*  
CHICOT CO. AR

A map showing said land proposed for annexation is on file with said petition in the Office of the Clerk of said Court, and the undersigned has been named by the petitioners as the person authorized to act for them.

The Court has fixed the 24<sup>th</sup> day of March, 2020 at 10:00 a.m. in the County Judge's Office, at the Chicot County Annex Building, 417 Main Street, Lake Village, AR as the date, time, and place for a hearing on said petition, and all interested persons are now notified to be present at the time, date, and place so fixed.



BY: Robert G. Bridewell, Attorney

Agent for Loves Travel Stops & Country Stores, Inc.



ATRUE COPY I DO CERTIFY THIS  
24 DAY OF March 2020  
PAM DONALDSON  
COUNTY AND PROBATE CLERK  
BY Pam Donald  
CHICOT COUNTY, ARKANSAS.

# Proof Of Publication

Barney White, being duly sworn, deposes and says that he is Publisher of The Chicot County Spectator/The Eudora Enterprise, a weekly newspaper published at Lake Village, Chicot County, Arkansas, and having a bona fide circulation in Said County and State, for a period of one year before the date of the publication of this:

ATTACHED Love's Annexation  
and that the said: SAME

a true copy of which is hereto annexed and attached, was placed in "Chicot County Spectator" for 3 consecutive issues, dated as follows, to-wit:

March 4, 2020  
March 11, 2020  
March 18, 2020  
\_\_\_\_\_, 2020  
\_\_\_\_\_, 2020

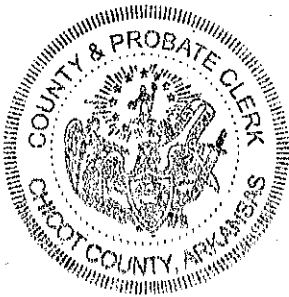
(Signed) Barney White  
\_\_\_\_\_  
Publisher

Subscribed and sworn to me this 30 day of  
March, 2020

[Signature]  
\_\_\_\_\_  
Notary Public  
My commission expires: January 13, 2022



Total: \$ 398.25



A TRUE COPY I DO CERTIFY THIS  
14 DAY OF May 20 20  
PAM DONALDSON  
COUNTY AND PROBATE CLERK  
BY Pam Donaldson  
CHICOT COUNTY, ARKANSAS

FILED FOR RECORD ON THIS  
14 DAY OF May 20 20  
PAM DONALDSON  
COUNTY AND PROBATE CLERK  
BY Pam Donaldson  
CHICOT CO. AR

In The County Court Of  
Chicot, Arkansas  
Case No: CC-20-02  
In The Matter Of Annexing To  
The City Of Lake Village,  
Arkansas, Of Certain  
Contiguous Property  
Notice Of Annexation  
Hearing

Notice is hereby given that the petition of Loves Travel Stops & Country Stores, Inc., asking for the annexation of certain property to the City of Lake Village, Arkansas, is scheduled in the Chicot County Annex Building, 417 Main Street, Lake Village, Arkansas, on March 24, 2020 at 10:00 a.m. The following described lands situated in Chicot County, Arkansas, and contiguous to said city are proposed for annexation, to-wit:

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A map showing said land proposed for annexation is on file with said petition in the Office of the Clerk of said Court, and the undersigned has been named by the petitioners as the person authorized to act for them.

The Court has fixed the 24th day of March, 2020 at 10:00 a.m. in the County Judge's Office, at the Chicot County Annex Building, 417 Main Street, Lake Village, AR as the date, time, and place for a hearing on said petition, and all interested persons are now notified to be present at the time, date, and place so fixed.

Is/ Robert G. Bridewell



**ARKANSAS  
GIS OFFICE**

**Department of Transformation  
and Shared Services**  
Governor Asa Hutchinson  
Secretary Amy Fecher  
Director Shelby Johnson

November 12, 2019

Mr. Robert G. Bridewell  
Attorney at Law  
Robert G. Bridewell Attorney, PLC  
113 North Court Street  
Lake Village, AR 71653

RE: City of Lake Village Annexation Coordination Requirement

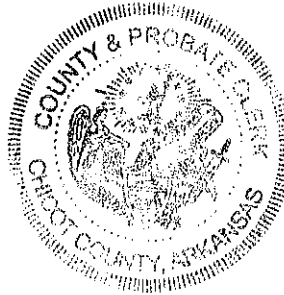
Mr. Bridewell,

Thank you for coordinating with our office as you seek to annex the "Love's Property" into the City of Lake Village, AR located in Section 3, Township 16 South, Range 2 West. This letter represents confirmation that you have properly coordinated with our office (Arkansas GIS Office) as specified in § 14-40-101 (Act 914 of 2015) of the 90<sup>th</sup> General Assembly.

Our office will wait completion of any additional steps necessary for the proposed boundary change, which normally comes from the Arkansas Secretary of State Elections Division after any appropriate filing by your County Clerk.

Thank you,

Jennifer Wheeler, GIS Analyst



A TRUE COPY, I DO CERTIFY THIS  
14 DAY OF May 20 20  
PAM DONALDSON  
COUNTY AND PROBATE CLERK  
BY Pam Donaldson  
CHICOT COUNTY, ARKANSAS

Attachments:  
GIS Office Map of Proposed Annexation  
Legal Description  
Secretary of State Municipal Change Checklist

H:\City\_Annexations\Cities\Lake\_Village\20191112\Doc\20191112\_Lake Village\_Annexation\_Coordination\_Letter.docx

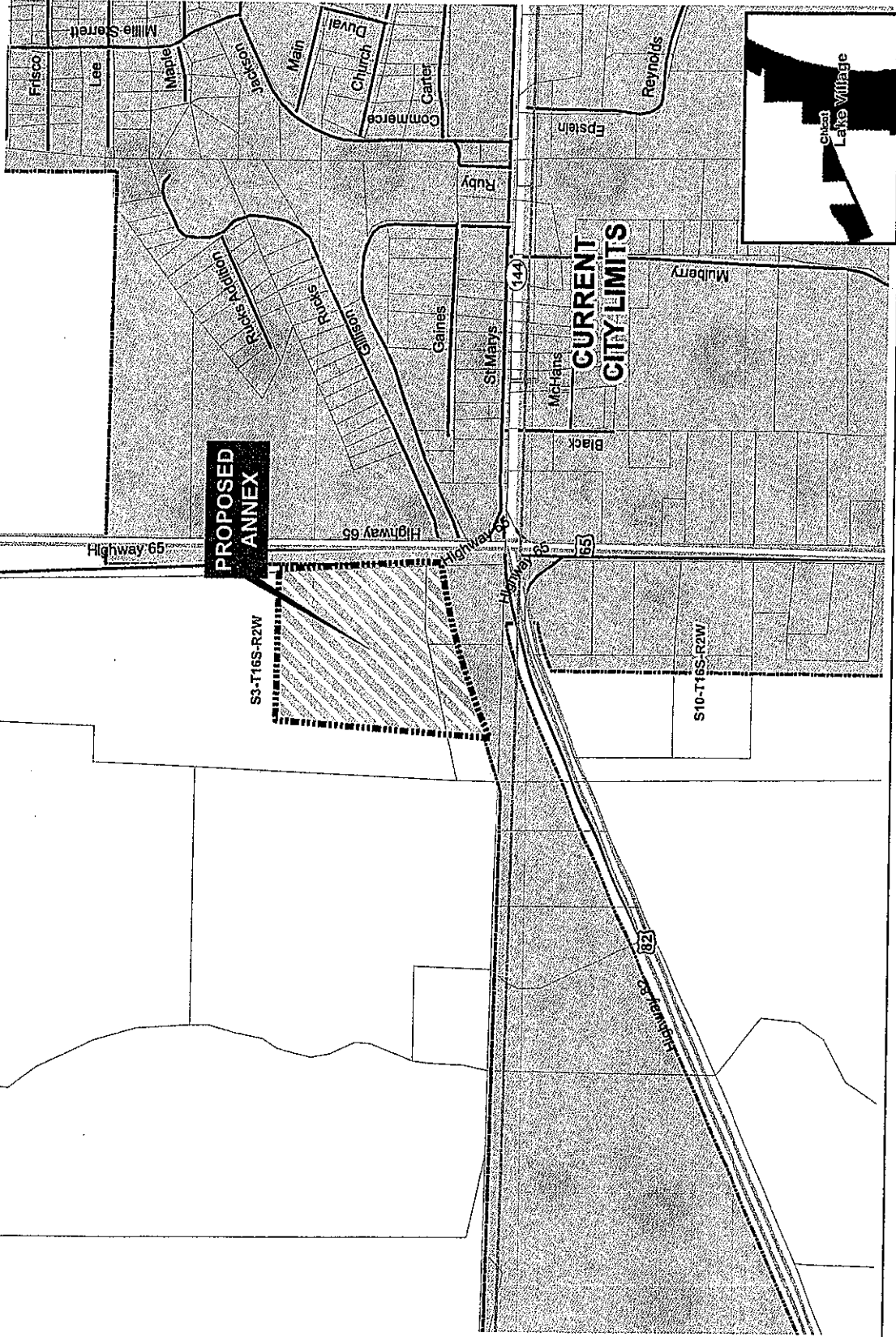
FILED FOR RECORD ON THIS  
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PAM DONALDSON  
COUNTY AND PROBATE CLERK  
BY Pam Donaldson  
CHICOT CO. AR

**ARKANSAS GIS OFFICE**  
1 Capitol Mall, Suite 6D • Little Rock, AR 72201 • 501.682.2767  
gis.arkansas.gov • transform.ar.gov



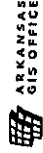
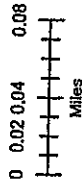
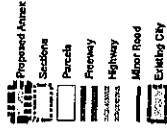
**Proposed Annex "Love's Property": City of Lake Village  
November 2019**

City: Lake Village  
Mayor: Joe Dan Yee



Arkansas Code 14-40-101.  
Before an entity undertakes an annexation, consolidation, or detachment, proceeding under this chapter, the entity shall coordinate with the Arkansas Geographic Information Systems Office for preparation of legal descriptions and digital mapping for the relevant annexation, consolidation, and detachment areas.

The map contained herein, is evidence, if the entity has met requirements of Act 914 of 2015



**LEGAL DESCRIPTION:**

A tract of land located in the Southwest Quarter of the Southeast Quarter (SW1/4 SE1/4) of Section 3, Township 16 South, Range 2 West, Chicot County, Arkansas and more particularly described as follows: Commence at a 1 inch pipe marking the South Quarter corner of said Section 3, said point being the Southeast corner of the Sam E. Angel, trustee of the Sam E. Angel Trust which said property was annexed into the City of Lake Village by Order CC 00-36, dated August 15, 2000, and with this point being the Point of Beginning run N 04°05'11" E along the West boundary of the Southeast Quarter of said Section 3 for 729.78 feet to the Northwest corner of the Love's property; thence run S 89°44'01" E along the North boundary of the Love's property for 509.66 feet to a point on the West boundary of U.S. Highway 65, said point also being on the West boundary of the City of Lake Village, AR city limits; thence along the West boundary of Highway 65 and existing city limits on the following two (2) courses and distances: (1) S 03°31'44" E 467.12 feet; (2) S 00°36'06" W 81.07 feet to a point on the North boundary of the existing city limits; thence leaving said Highway 65 run S 79°41'07" W along the North boundary of the said existing city limits for 67.07 feet to the P.C. of a curve to the left; thence along said curve to the left with a chord bearing S 75°52'21" W 292.63 feet, a radius of 2200.32 feet, and an arc length of 292.84 feet to the P.T. of said curve; thence continuing along the North boundary of the existing city limits on the following two (2) bearings and distances: (1) S 69°55'15" W 160.10 feet; (2) S 65°51'09" W 97.03 feet to the Point of Beginning and being 7.85 acres, more or less.