



ARKANSAS SECRETARY OF STATE

MARK MARTIN

September 6, 2018

The Honorable Tena O'Brien
Benton County Clerk
215 East Central ST, Suite 217
Bentonville, AR 72712-5373

Re: City of Centerton Annexation Ordinance 2018-37

Dear Ms. O'Brien,

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

Filing Type: Annexation pursuant to A.C.A § 14-40-609 (petition by 100% of the landowners)

Effective Date: 08/09/2018 (by Municipal Ordinance)

County: Benton

City: Centerton

County Ordinance: 2018-37

Dated: 07/11/2018

County Court Order: CC-2018-12

Date Filed: 06/11/2018 Honorable Barry Moehring, Benton County Judge

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 boundary change by the Arkansas Secretary of State.

If you have any questions or concerns regarding this pending filing, please contact our office at 501-682-3401.

Sincerely,

A handwritten signature in cursive script that reads "Cynthia Fisher".

Cynthia Fisher
Arkansas Secretary of State Legal Division
500 Woodlane St, Room 256
Little Rock, AR 72201
501-682-3401

cc: Arkansas Geographic Information Systems Office (w/ encl)
Arkansas Highway and Transportation Department Mapping Department (w/ encl)
Department of Finance and Administration (w/encl)
Arkansas Public Service Commission (w.encl)
UALR Institution for Economic Advancement (w/encl)
Tom-Tom (w/encl)
Honorable Bill Edward, Mayor of Centerton (w/encl)



Arkansas Secretary of State

Mark Martin Arkansas Secretary of State, 500 Woodlane Ave, Little Rock, AR 72201-1094

Municipal Boundary Change Checklist

County: Benton City/Town: Centerton

City Ordinance/Resolution No: 2018-37 Date approved: 07/10/2018

County Court Case No: CC 2018-12 Date Order Filed: 06/11/2018

Type: Annexation by Petition of all Landowners A.C.A §14-40-609

Date Change Effective: 08/09/2018 Set by: Municipal Ordinance Emergency Clause Default
(Required by Act 653 of 2017)

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

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 island annexation)*
- Copy of Arkansas GIS Office 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: Bill Edwards Title: Mayor

Street Address: PO Box 208

City: Centerton St: AR Zip code: 72719

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: *Tiffany Edwards* Title: Deputy Clerk

Date: 08/02/2018

Pursuant to Act 655 of 2017, County Officials must submit a file-marked copy of municipal boundary change documentation 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: *Cynthia Fisher*

FILED

SEP 06 2018

**Arkansas
Secretary of State**

BENTON COUNTY

STATE OF ARKANSAS

TENA O'BRIEN

COUNTY CLERK & VOTER REGISTRAR

215 EAST CENTRAL, SUITE 217
BENTONVILLE, AR 72712-5373

PROBATE COURT CLERK

COURTHOUSE, 102 N.E. "A" STREET
BENTONVILLE, AR 72712-5350

August 2, 2018

Honorable Mark Martin
Secretary of State
Room 256 State Capitol
Little Rock, AR 72201-1094

RE: Bank of Gravett
City of Centerton Annexation
Benton County Court Case No. CC# 2018-12

Dear Secretary Martin:

In accordance with the law, I am enclosing a certified copy of each of the following:

1. Map (survey and vicinity map) of the affected area
2. Order Authorizing Annexation entered on June 11, 2018
3. Ordinance No. 2018-37 adopted on July 10, 2018, by the City of Centerton.

If you have any questions regarding this matter, please do not hesitate to call my office.

Sincerely,

Tena O'Brien

Tena O'Brien

By T. Underwood

TO/tku
Enclosures

cc: Roderick Grieve
Benton County Assessor

NW Arkansas Regional Planning Commission
1311 Clayton Street
Springdale, AR 72765

Benton County 9-1-1 Administration

COUNTY CLERK (479) 271-1013 FAX (479) 271-1019	VOTER REGISTRAR ()	BENTONVILLE (479) 271-1013 FAX (479) 271-1019	SILOAM SPRINGS FAX (479) 524-8534	PROBATE COURT CLERK (479) 271-5727 FAX (479) 271-1712	ROGERS (479) 636-3727 FAX (479) 636-4922 ARCHIVIST (479) 636-1037 FAX (479) 636-1053
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FILED

2018 JUL 11 PM 2

DEAN MERRICK
CO. & PROBATE CLERK
BENTON COUNTY, AR

ORDINANCE NO. 2018-37

AN ORDINANCE ACCEPTING THE ANNEXATION OF CERTAIN TERRITORY BELONGING TO THE BANK OF GRAVETT; TO THE CITY OF CENTERTON, ARKANSAS; APPROVING THE SCHEDULE OF SERVICES TO BE EXTENDED TO SAID AREA; AND ASSIGNING SAME TO WARD 2 AND ZONING AS AGRICULTURAL (A-1).

WHEREAS, a Petition was filed on May 30, 2018 in the County Court of Benton County, Arkansas, pursuant to Arkansas Code Annotated section 14-40-609, County Court Case No. CC2018-12, for the annexation of certain territory belonging to The Bank of Gravett as current owners; hereinafter described, lying adjacent and contiguous to the City of Centerton, Arkansas, be annexed to, and made a part of the City of Centerton, Arkansas; and,

WHEREAS, the Benton County Assessor and the Benton County Clerk have (A) Verified the identity of the petitioner(s); (B) Verified property owners' desire to be annexed; (C) Verified that the property or properties are contiguous with the City; (D) Verified that no enclaves will be created if the petition is accepted by the City of Centerton; and presented the petition and their respective verifications to the Benton County Judge; and

WHEREAS, on June 11, 2018, the Benton County Judge has (A) reviewed the petition and verifications for completeness and accuracy; (B) determined that no enclaves will be created by the annexation; (C) confirmed that the petition contains a schedule of services; (D) found that the land to be annexed complies with the standards for lands qualifying for annexation as set forth in A.C.A. 14-40-302(b) and (E) issued an order articulating these findings and forwarded the petition and order to the contiguous City of Centerton for consideration; and

WHEREAS, it is the desire of the City Council of Centerton that said territory be annexed.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CENTERTON, ARKANSAS:

Section 1: That the following described lands and territory, contiguous to the City of Centerton, Arkansas, be and the same is hereby accepted as part of and annexed to and made a part of the City of Centerton.

Legal Description

3.76 Acres of Real property located in Benton County, Arkansas, to-wit:

F I L E D

SEP 06 2018

Arkansas
Secretary of State

2018 2522

FILED

2018 JUL 11 PM 2:37

CLERK
BENTON COUNTY, ARK

TRACT 1: Approximate 1.73 Acres; PID #18-10152-000

PART OF THE S 1/2 OF THE SE 1/4 OF THE SW 1/4 OF SECTION 35, TOWNSHIP 20 NORTH, RANGE 31 WEST, DESCRIBED AS BEGINNING SOUTH 89° 05' EAST 589.7 FEET FROM THE SW CORNER OF THE SE 1/4 OF THE SW 1/4, RUNNING NORTH 00° 50' WEST 660 FEET, THENCE NORTH 89° 05' EAST 132 FEET, THENCE SOUTH 00° 50' EAST 660 FEET, THENCE SOUTH 89° 05' WEST 132 FEET TO THE PLACE OF BEGINNING. AND: PART OF THE S 1/2 OF THE SE 1/4 OF THE SW 1/4 OF SECTION 35, TOWNSHIP 20 NORTH, RANGE 31 WEST, DESCRIBED AS BEGINNING SOUTH 89°05' EAST 457.7 FEET FROM THE SW CORNER OF THE SE 1/4 OF THE SW 1/4, THENCE NORTH 00° 50' WEST 660 FEET, THENCE NORTH 89° 05' EAST 132 FEET, THENCE SOUTH 00° 50' EAST 660 FEET, THENCE SOUTH 89° 05' WEST 132 FEET TO THE POINT OF BEGINNING.

And

TRACT 2: Approximately 1.73 Acres; PID #18-01053-000

PART OF THE S 1/2 OF THE SE 1/4 OF THE SW 1/4 OF SECTION 35, TOWNSHIP 20 NORTH, RANGE 31 WEST, DESCRIBED AS BEGINNING SOUTH 89° 05' EAST 589.7 FEET FROM THE SW CORNER OF THE SE 1/4 OF THE SW 1/4, RUNNING NORTH 00° 50' WEST 660 FEET, THENCE NORTH 89° 05' EAST 132 FEET, THENCE SOUTH 00° 50' EAST 660 FEET, THENCE SOUTH 89° 05' WEST 132 FEET TO THE PLACE OF BEGINNING. AND: PART OF THE S 1/2 OF THE SE 1/4 OF THE SW 1/4 OF SECTION 35, TOWNSHIP 20 NORTH, RANGE 31 WEST, DESCRIBED AS BEGINNING SOUTH 89°05' EAST 457.7 FEET FROM THE SW CORNER OF THE SE 1/4 OF THE SW 1/4, THENCE NORTH 00° 50' WEST 660 FEET, THENCE NORTH 89° 05' EAST 132 FEET, THENCE SOUTH 00° 50' EAST 660 FEET, THENCE SOUTH 89° 05' WEST 132 FEET TO THE POINT OF BEGINNING.

And

TRACT 3: Approximately 0.30 Acres; PID # 18-10152-001

Deeded to the Arkansas State Highway Commission as shown in Deed Book 2006 at Page 60964 described by the Benton County Assessor property record as:

PT SE SW BEG W/C N02*E39.89' S87*E446.88' TO POB; N03*E50.24' S87*E263.56' S03*W50.21' N87*W263.55' TO POB.

2018 2523

FILED

2018 JUL 11 PM 2:37

ILAA O'BRIEN
CO. & PROBATE CLERK
BENTON COUNTY, ARK

Section 2: A map of said described lands are attached and made a part of this ordinance as Exhibit "A".

Section 3: That the above described territory shall be annexed to and made a part of Ward 2 of the City of Centerton, and the same shall henceforth be a part of said ward as fully as existing parts of said ward.

Section 4: That the above described property of Tracts 1 & 2 and Hwy 102 right-of-way is hereby zoned as Agricultural (A-1).

Section 4: That the following schedule of services shall be extended to the area by the City of Centerton within the statutorily required three (3) year period after the date the annexation becomes final, as follows:

- A. Fire
- B. Police
- C. Water
- D. Trash

Section 5: Thirty (30) days after passage and publication or posting of this Ordinance as authorized by law, the annexation shall be final and the property shall be within the corporate limits of the City of Centerton, except as otherwise ordered by the Circuit Court pursuant to a cause of action filed within said thirty (30) day period.

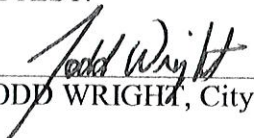
PASSED AND APPROVED this 10th day of July, 2018.

APPROVED:



BILL EDWARDS, Mayor

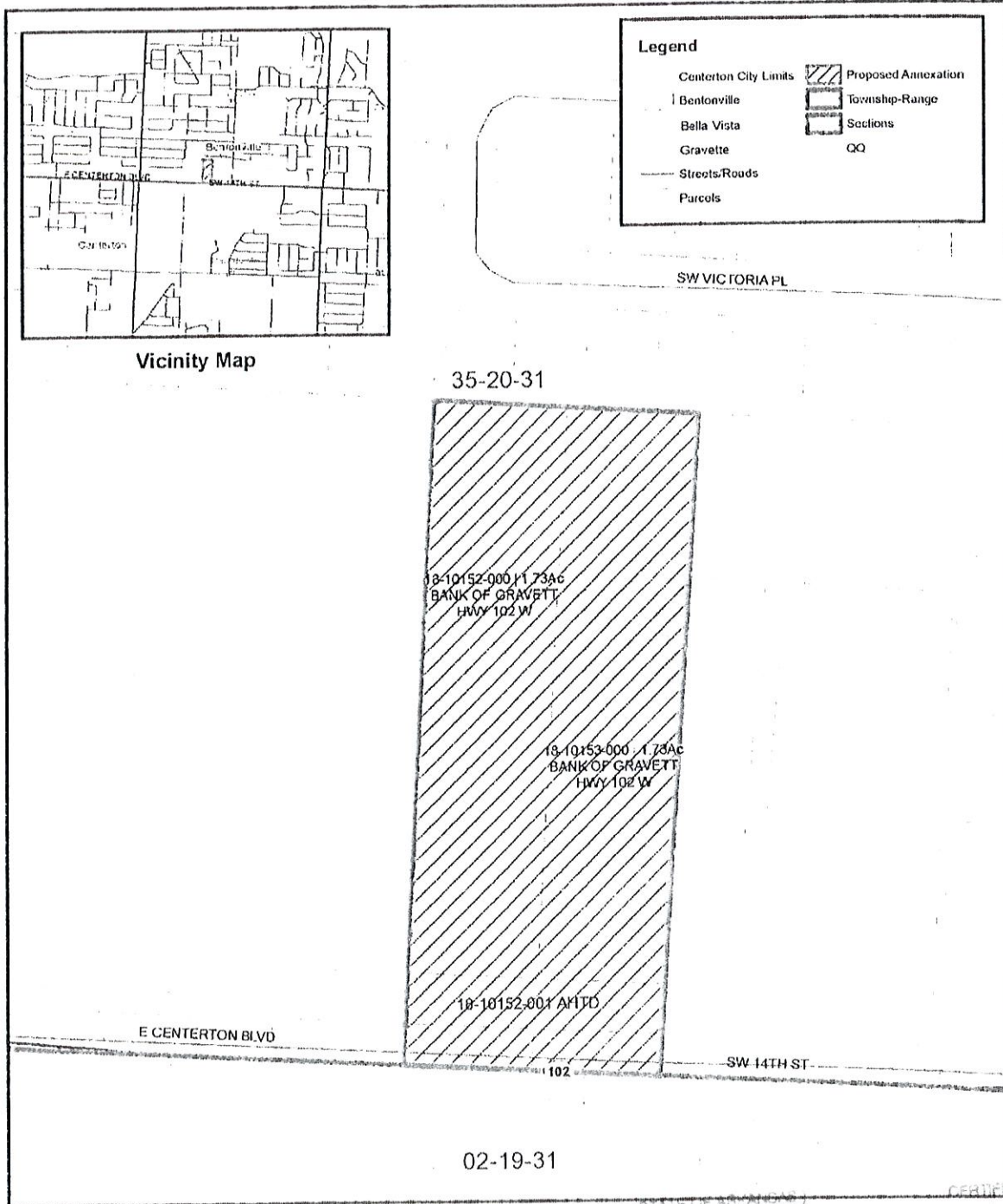
ATTEST:



TODD WRIGHT, City Clerk

2018 JUL 11 PM 2:37

CLERK
BENTON COUNTY, ARK



Disclaimer: The data represented in this map is a graphical representation of the best available information. No guarantee of accuracy is granted, nor is any responsibility for reliance thereon assumed. In no event shall the Clerk or any other party be liable for direct, indirect, incidental, consequential or special damages of any kind, including but not limited to, loss of anticipated profits or benefits arising out of use of or reliance on the data. The City or any other entity is in no way responsible for or liable for misinterpretation or use of this data. Distribution of this data is intended for informational purposes and should not be considered authoritative for engineering and other professional purposes.

Exhibit A
Bank of Gravett Annexation (3.76 AC)
Parcel IDs 18-10152-000; 18-10153-000;
& AHTD 18-10152-001

CERTIFICATE OF CLERK
STATE OF ARKANSAS
COUNTY OF BENTON
I, TENA OSBORN, Clerk of the County and State, do hereby certify that the instrument of annexation filed in my office on the 12th day of August, 2018, and the same appears of record in Book 2018, Page 2522, and I have hereunto set my hand and official seal this 11th day of August, 2018.
TENA OSBORN, Clerk
Benton County, Arkansas
By: Woodward

FILED

2018 JUN 11 PM 12:37

IN THE MATTER OF ANNEXING TO THE
CITY OF CENTERTON, ARKANSAS
CERTAIN TERRITORY CONTIGUOUS TO SAID
CITY OF CENTERTON, ARKANSAS

JENNA O'BRIEN
CO. & PROBATE CLERK
BENTON COUNTY, ARK

COUNTY COURT ORDER NO. CC 2018-12

ORDER AUTHORIZING ANNEXATION PURSUANT TO ACA § 14-40-609

I, Barry Moehring, County Judge of Benton County, having reviewed the attached petition for annexation and verification of petition, hereby find that the petition:

- 1) is in writing;
- 2) contains an attestation signed before a notary or notaries by the property owner or owners of the relevant property or properties confirming their desire to be annexed;
- 3) contains an accurate description of the relevant property or properties;
- 4) contains a letter or title opinion from a certified abstractor or title company verifying that the petitioners are all owners of record of the relevant property or properties;
- 5) contains a letter or verification from a certified surveyor or engineer 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 or properties are accepted by the city or town – additionally a copy of the letter from the State of Arkansas GIS office approving the legal description for the annexation was provided; and
- 6) includes a schedule of services of the annexing city or town that will be extended to the area within three (3) years after the date the annexation becomes final.

The County Clerk is directed to forward a copy of this order and the related Petition to the Mayor of the City of CENTERTON.



HON. BARRY MOEHRING, County Judge

Date

June 11, 2018

FILED

SEP 06 2018

Arkansas
Secretary of State

2018 2335

TESS D'BOER
CO. & PROBATE CLERK
BENTON COUNTY, ARK.

IN THE MATTER OF ANNEXING TO THE
CITY OF CENTERTON, ARKANSAS
CERTAIN TERRITORY CONTIGUOUS TO SAID
CITY OF CENTERTON, ARKANSAS

CC 2018-12

ORDER CONFIRMING ANNEXATION

Now on this day is presented to the Court the complete file for the annexation of certain land to the City of Centerton, Benton County, Arkansas, under this file number, including specifically a copy of the plat of the annexed property and a copy of the resolution or ordinance of the governing body of the city or town accepting the property for annexation, and having reviewed the file and all things considered, the Court finds that all the requirements of § 14-40-609 of the Arkansas Code have been complied with and further that the annexation is in all respects proper, including if applicable, that the annexing city or town has included in the legal description included with its resolution or ordinance accepting the property for annexation certain dedicated public roads and rights of way abutting or traversing the property to be annexed if required by the Court's previous order entered in this file.

IT IS THEREFORE CONSIDERED AND ORDERED that the annexation of the above described lands to the City of Centerton, Benton County, Arkansas, is hereby confirmed and that the same is and shall hence forth comprise a part of the City of Centerton, Benton County, Arkansas.



HON. BARRY MOEHRING, County Judge

Date 7/13/18

FILED

SEP 06 2018

2018 2625

Arkansas
Secretary of State



**ARKANSAS
GIS OFFICE**

FILED

2018 MAY 30 PM 12:00

TENA O'BRIEN
CO. & PROBATE CLERK
BENTON COUNTY, ARK

April 23, 2018

Ms. Cassie Elliott
Municipal Counseling
Visionary Milestones Inc.
PO Box 44
Centerton, AR 72719

RE: City of Centerton Annexation Coordination Requirement

Ms. Elliott,

Thank you for coordinating with our office as you seek to annex property into the City of Centerton, AR located in Section 35, Township 20 North, Range 31 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 90th 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
/jjw

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

FILED

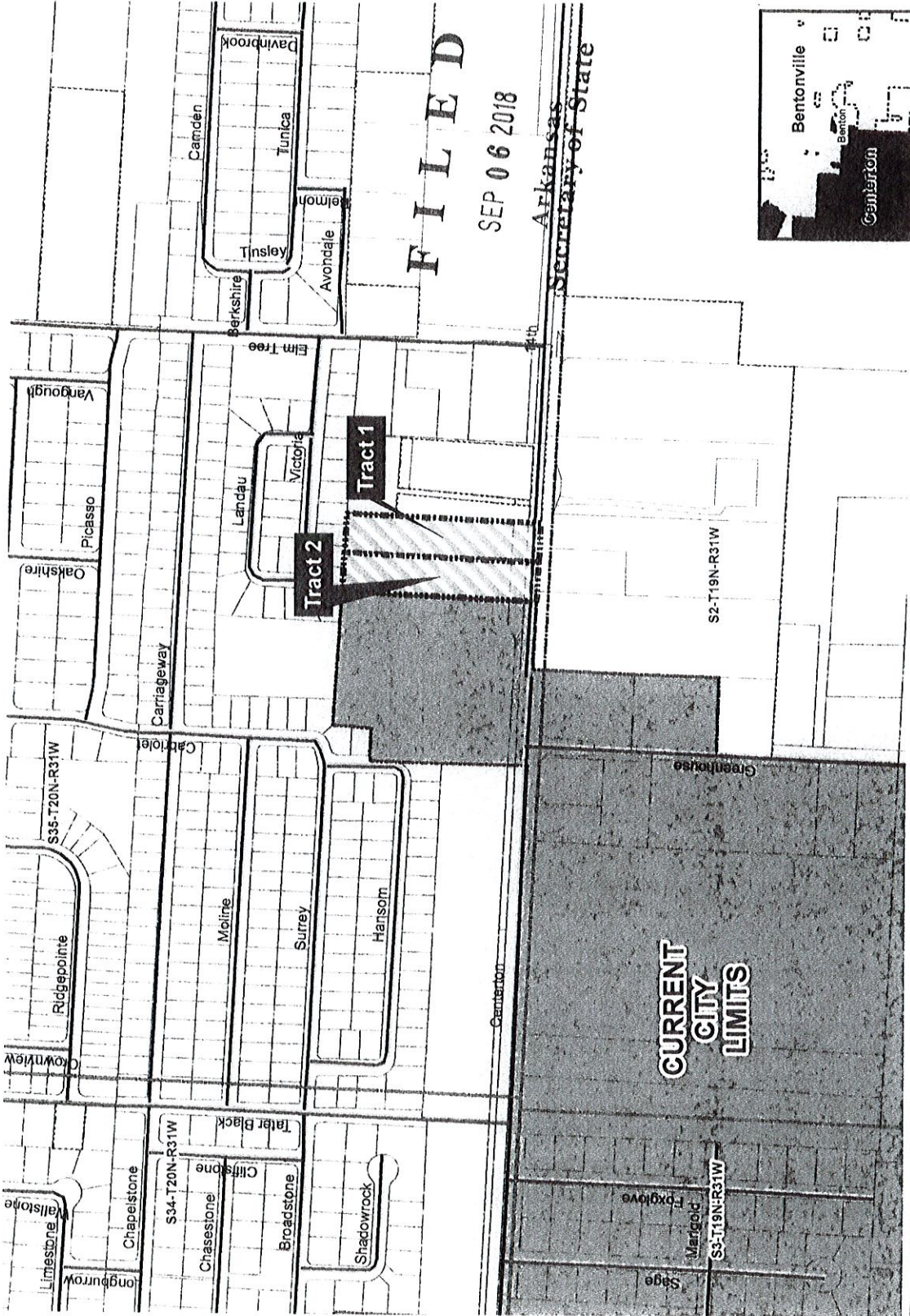
SEP 06 2018

**Arkansas
Secretary of State**

H:\City_Annexations\Cities\Centerton\20180423\Doc\20180423_Centerton_Annexation_Coordination_Letter.docx

Proposed Annex: City of Centerton
 April 2018

City: Centerton
 Mayor: Bill Edwards



FILED

2018 MAY 30 PM 12: 00

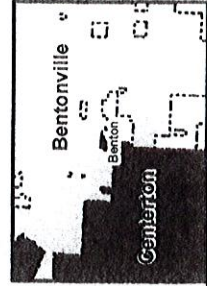


TERESA O'BRIEN
 PROBATE CLERK
 BENTON COUNTY, ARK.

FILED

SEP 06 2018

Arkansas
 Secretary of State



H:\City_Annexations\Cases\Centerton\01-804231

FILED

2018 JUN -7 PM 12: 03

TENA O'BRIEN
CO. & PROBATE CLERK
BENTON COUNTY, ARK.

IN THE MATTER OF ANNEXING TO THE
CITY OF CENTERTON, ARKANSAS
CERTAIN TERRITORY CONTIGUOUS TO SAID
CITY OF CENTERTON, ARKANSAS

CC 2018-12

VERIFICATION OF PETITION FOR ANNEXATION PURSUANT TO ACA § 14-40-609

We, Tena O'Brien, County Clerk of Benton County, and Roderick Grieve, County Assessor of Benton County, attest as follows:

Our offices have received the attached petition seeking annexation. The petition has been reviewed and we hereby verify that the petition:

- (A) is in writing;
- (B) contains an attestation signed before a notary or notaries by the property owner or owners of the relevant property or properties confirming the desire to be annexed;
- (C) contains an accurate description of the relevant property or properties;
- (D) contains a letter or title opinion from a certified abstractor or title company verifying that the petitioners are all owners of record of the relevant property or properties;
- (E) contains a letter or verification from a certified surveyor or engineer 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 or properties are accepted by the city or town; and
- (F) include a schedule of services of the annexing city or town that will be extended to the area within three (3) years after the date the annexation becomes final.



HON. TENA O'BRIEN, County Clerk



HON. RODERICK GRIEVE, County Assessor

FILED

2018 JUN -7 PM 12: 03

TENA O'BRIEN
CO. & PROBATE CLERK
BENTON COUNTY, AR



Date: June 1, 2018
Subject: Proposed Annexation Checklist
CC 2018-11 Centeron, AR

(A) is in writing;

(B) contains an attestation signed before a notary or notaries by the property owner or owners of the relevant property or properties confirming the desire to be annexed;

(C) contains an accurate description of the relevant property or properties;

(D) contains a letter or title opinion from a certified abstractor or title company verifying that the petitioners are all owners of record of the relevant property or properties;

(E) contains a letter or verification from a certified surveyor or engineer 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 or properties are accepted by the city or town; and

(F) include a schedule of services of the annexing city or town that will be extended to the area within three (3) years after the date the annexation becomes final.

[Additionally, we note that the legal description in (C) does not include in its description certain dedicated public roads and rights of way abutting or traversing the property to be annexed, the legal descriptions for which are included on the attached Exhibit "A"]

Please contact me if you have any questions.

Michael D. Million
Manager – Mapping Dept.
Benton County Assessor's Office
Phone: 479-271-1037, ext. 7004
Email: michael.million@bentoncountyar.gov

CC 2018-12

2018 MAY 30 AM 11:59

PETITION FOR ANNEXATION BY 100% OF THE OWNERS OF PROPERTY

TENA O'BRIEN
CLERK
CENTERTON, ARKANSAS

To: The Mayor and City Council of the City of Centerton

The undersigned, being 100% of the owners of the property described herein, hereby petitions for the annexation of the following property to the City of Centerton:

See attached "Exhibit A"

The following services will be extended to the described area by the City of Centerton within three (3) years after the date the annexation becomes final:

Water, sewer, trash, fire & police protection

I certify the statements herein are true and accurate to the best of my knowledge, information, and belief.

BANK OF GRAVETT
SHARRON Y. EDMONDSON, PRES.

Printed Name of Property Owner

X Sharron Y. Edmondson, Pres.
Signature of Property Owner

ACKNOWLEDGMENT

State of Arkansas)
~~Oklahoma~~)

ss.

County of _____)

On this the 2nd day of April, 2018, before me, the undersigned officer, personally appeared Sharron Edmondson, known to me to be the person whose name is subscribed to the within instrument and acknowledged that it was executed for the purposes therein contained.

Sundee Hendren

NOTARY PUBLIC

My Commission Expires:

SUNDEE HENDREN
BENTON COUNTY
NOTARY PUBLIC - ARKANSAS
My Commission Expires July 18, 2018
Commission No. 12367043

2018 MAY 30 AM 11:59

TENA O'BRIEN
CO. & PROBATE CLERK
BENTON COUNTY, ARK.EXHIBIT "A"

TRACT 1:

PART OF THE S ½ OF THE SE ¼ OF THE SW ¼ OF SECTION 35, TOWNSHIP 20 NORTH, RANGE 31 WEST, DESCRIBED AS BEGINNING SOUTH 89 05' EAST 589.7 FEET FROM THE SW CORNER OF THE SE ¼ OF THE SW ¼; RUNNING NORTH 00 50' WEST 660 FEET; THENCE NORTH 89 05' EAST 132 FEET; THENCE SOUTH 00 50' EAST 660 FEET; THENCE SOUTH 89 05' WEST 132 FEET TO THE PLACE OF BEGINNING.

AND

PART OF THE S ½ OF THE SE ¼ OF THE SW ¼ OF SECTION 35, TOWNSHIP 20 NORTH, RANGE 31 WEST, DESCRIBED AS BEGINNING SOUTH 89 05' EAST 457.7 FEET FROM THE SW CORNER OF THE SE ¼ OF THE SW ¼; THENCE NORTH 00 50' WEST 660 FEET; THENCE NORTH 89 05' EAST 132 FEET; THENCE SOUTH 00 50' EAST 660 FEET; THENCE SOUTH 89 05' WEST 132 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT:







ALL THAT PART DEEDED TO THE ARKANSAS STATE HIGHWAY COMMISSION AS SHOWN IN DEED BOOK 2006 AT PAGE 60964, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
PART OF THE SE ¼ OF THE SW ¼ OF SECTION 35, TOWNSHIP 20 NORTH, RANGE 31 WEST, BENTON COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT A POINT USED AS THE WEST 1/16 CORNER OF SECTION 35; THENCE NORTH 02 46' 10" EAST ALONG THE WEST LINE OF THE SE ¼ OF THE SW ¼ OF SECTION 35 A DISTANCE OF 39.89 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF ARKANSAS STATE HIGHWAY 102 AS ESTABLISHED BY AHTD JOB 9482; THENCE SOUTH 87 14' 27" EAST ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 446.88 FEET FOR THE POINT OF BEGINNING; THENCE NORTH 03 23' 19" EAST A DISTANCE OF 50.24 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF ARKANSAS STATE HIGHWAY 102 AS ESTABLISHED BY AHTD JOB 090179; THENCE SOUTH 87 14' 01" EAST ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 263.56 FEET TO A POINT ON THE WEST LINE OF LOT 1, MARGARET'S WHISPERING PINES SUBDIVISION; THENCE SOUTH 03 24' 01" WEST ALONG SAID WEST LINE A DISTANCE OF 50.21 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF ARKANSAS STATE HIGHWAY 102 AS ESTABLISHED BY AHTD JOB 9482; THENCE NORTH 87 14' 27" WEST RIGHT OF WAY LINE A DISTANCE OF 263.55 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.30 ACRES, MORE OR LESS.

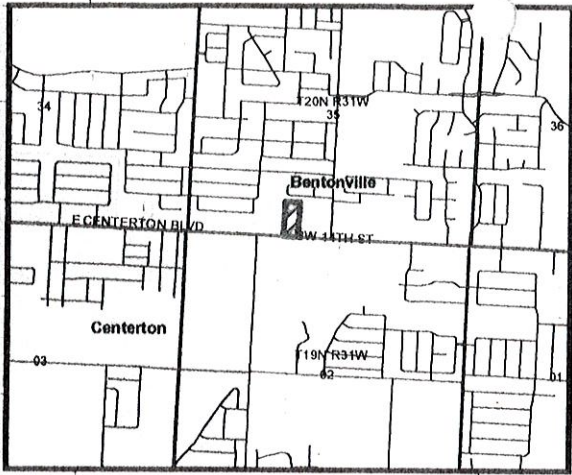
JRB
NAB

2018 MAY 30 AM 11: 59

TENA O'BRIEN
CLERK & PROBATE CLERK
BENTON COUNTY, AR

Legend

- Centerton City Limits  Proposed Annexation
- Bentonville  Township-Range
- Bella Vista  Sections
- Gravette  QQ
-  Streets/Roads
-  Parcels



Vicinity Map

35-20-31

8-10152-000 | 1.73Ac
BANK OF GRAVETT
HWY 102 W

18-10153-000 | 1.73Ac
BANK OF GRAVETT
HWY 102 W

E CENTERTON BLVD

102

SW 14TH ST

02-19-31

Disclaimer: The data represented in this map is a graphical representation. This map has been developed from the best available sources. No guarantee of accuracy is granted, nor is any responsibility for reliance thereon assumed. In no event shall the City or any other entity be liable for direct, indirect, incidental, consequential or special damages of any kind, including, but not limited to, loss of anticipated profits or benefits arising out of use of or reliance on the data. The City or any other entity is in no way responsible for or liable for misrepresentation or re-use of this map. Distribution of this map is intended for information purposes and should not be considered authoritative for engineering, legal and other site-specific uses.

Exhibit A
Bank of Gravett Annexation (3.46 AC)
Parcel IDs 18-10152-000
and 18-10153-000



1 inch = 125 feet



Benton
216 W Sevier Street
Benton, AR 72015

Fayetteville
1420 Augustine Lane, Suite 1
Fayetteville, AR 72703

Bentonville
300 SW 28th Street
Bentonville, AR 72712

Sheridan
206 N Rose Street
Sheridan, AR 72150

Eureka Springs
70 S. Main Street, Suite 2
Eureka Springs, AR 72632



.....
F i r s t N a t i o n a l
.....
T i t l e C o m p a n y
.....

Headquarters
First National Title Company
Little Rock
415 N McKinley Street Suite 1200
Little Rock, AR 72205

Faulkner County Title Company
A Division of
First National Title Company
Conway
711 Locust Street
Conway, AR 72034

Little Rock Title Com
A Division of
First National Title Com
Little Rock
1001 W. Markham Street
Little Rock, AR 7220

Greenbrier
8 Wilson Farm Road, Suite A
Greenbrier, AR 72058

TEMA GREEN
CO. & PROBATE CLERK
BENTON COUNTY, ARK.

2018 MAY 30 AM 11:59

OWNERSHIP REPORT

Date: May 25, 2018

To Whom It May Concern:

This letter is given in connection with what is understood to be an effort to voluntarily annex certain real property into the City of Centerton, Arkansas. Based on our review, we verify that Bank of Gravett is the owner of record of the real property described as follows:

Part of the S ½ of the SE ¼ of the SW ¼ of Section 35, Township 20 North, Range 31 West, described as beginning South 89°05' East 589.7 feet from the SW corner of the SE ¼ of the SW ¼; running North 00°50' West 660 feet; thence North 89°05' East 132 feet; thence South 00°50' East 660 feet; thence South 89°05' West 132 feet to the place of beginning.

AND

Part of the S ½ of the SE ¼ of the SW ¼ of Section 35, Township 20 North, Range 31 West, described as beginning South 89°05' East 457.7 feet from the SW corner of the SE ¼ of the SW ¼; thence North 00°50' West 660 feet; thence North 89°05' East 132 feet; thence South 00°50' East 660 feet; thence South 89°05' West 132 feet to the point of beginning.

LESS AND EXCEPT:

All that part deeded to the Arkansas State Highway Commission as shown in Deed Book 2006 at page 60964, more particularly described as follows:

Part of the SE ¼ of the SW ¼ of Section 35, Township 20 North, Range 31 West, Benton County, Arkansas, more particularly described as follows: Commencing at a point used as the West 1/16 corner of Section 35; thence North 02°46'10" East along the West line of the SE ¼ of the SW ¼ of Section 35 a distance of 39.89 feet to a point on the Northerly right of way line of Arkansas State Highway 102 as established by AHTD Job 9482; thence South 87°14'27" East along said right of way line a distance of 446.88 feet for the point of beginning; thence North 03°23'19" East a distance of 50.24 feet to a point on the Northerly right of way line of Arkansas State Highway 102 as established by AHTD Job 090179; thence South 87°14'01" East along said right of way line a distance of 263.56 feet to a point on the West line of Lot 1, Margaret's Whispering Pines Subdivision; thence South 03°24'01" West along said West line a distance of 50.21 feet to a point on the Northerly right of way line of Arkansas State Highway 102 as established by AHTD Job 9482; thence North 87°14'27" West right of way line a distance of 263.55 feet to the point of beginning and containing 0.30 acres, more or less.

FILED

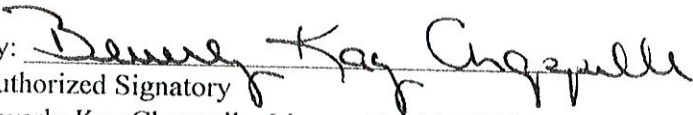
2018 MAY 30 PM 12:00

This search is extended from June 10, 2015 to May 20, 2018 at 7:00 am.

Note: This is a Limited Search of the records and is not to be construed as a Title Insurance Policy, legal opinion or a commitment to insure. Liability is limited to the amount charged for this service.

TENA O'BRIEN
CO. & PROBATE CLERK
BENTON COUNTY, ARK

Respectfully,

By: 

Authorized Signatory

Beverly Kay Chappelle, License No. 10167485

First National Title Company

License No. 100110256

300 SW 28th Street

Bentonville, AR 72712

479-464-4995

FILED

2018 MAY 30 PM 12: 00

**MICHEAL JAMES
BENTON COUNTY SURVEYOR
P.O. BOX 617
GENTRY, AR 72734
PHONE 479-736-8416
FAX 479-736-8838
E-MAIL rls985@centurytel.net**

JENA O'BRIEN
CO. & PROBATE CLERK
BENTON COUNTY, ARK

May 23, 2018

Greetings:

This letter is given in connection with what is understood to be an effort to voluntarily annex certain real property into the City of Centerton. I am a licensed Professional Surveyor in the State of Arkansas. Based on my review I verify that the real property described as follows on Exhibit "A" in the annexation petition of Bank of Gravett, of which this letter is a part, is contiguous with the City of Centerton and that no enclaves will be created if the described property is accepted by the City of Centerton.

Sincerely,



**Micheal E. James, RLS 985
Benton County Surveyor**

2018 MAY 30 PM 12: 00

TENA O'BRIEN
CO. & PROBATE CLERK
BENTON COUNTY ARKEXHIBIT "A"

TRACT 1:

PART OF THE S ½ OF THE SE ¼ OF THE SW ¼ OF SECTION 35, TOWNSHIP 20 NORTH, RANGE 31 WEST, DESCRIBED AS BEGINNING SOUTH 89 05' EAST 589.7 FEET FROM THE SW CORNER OF THE SE ¼ OF THE SW ¼; RUNNING NORTH 00 50' WEST 660 FEET; THENCE NORTH 89 05' EAST 132 FEET; THENCE SOUTH 00 50' EAST 660 FEET; THENCE SOUTH 89 05' WEST 132 FEET TO THE PLACE OF BEGINNING.

AND

PART OF THE S ½ OF THE SE ¼ OF THE SW ¼ OF SECTION 35, TOWNSHIP 20 NORTH, RANGE 31 WEST, DESCRIBED AS BEGINNING SOUTH 89 05' EAST 457.7 FEET FROM THE SW CORNER OF THE SE ¼ OF THE SW ¼; THENCE NORTH 00 50' WEST 660 FEET; THENCE NORTH 89 05' EAST 132 FEET; THENCE SOUTH 00 50' EAST 660 FEET; THENCE SOUTH 89 05' WEST 132 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT:

ALL THAT PART DEEDED TO THE ARKANSAS STATE HIGHWAY COMMISSION AS SHOWN IN DEED BOOK 2006 AT PAGE 60964, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
PART OF THE SE ¼ OF THE SW ¼ OF SECTION 35, TOWNSHIP 20 NORTH, RANGE 31 WEST, BENTON COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT A POINT USED AS THE WEST 1/16 CORNER OF SECTION 35; THENCE NORTH 02 46' 10" EAST ALONG THE WEST LINE OF THE SE ¼ OF THE SW ¼ OF SECTION 35 A DISTANCE OF 39.89 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF ARKANSAS STATE HIGHWAY 102 AS ESTABLISHED BY AHTD JOB 9482; THENCE SOUTH 87 14' 27" EAST ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 446.88 FEET FOR THE POINT OF BEGINNING; THENCE NORTH 03 23' 19" EAST A DISTANCE OF 50.24 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF ARKANSAS STATE HIGHWAY 102 AS ESTABLISHED BY AHTD JOB 090179; THENCE SOUTH 87 14' 01" EAST ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 263.56 FEET TO A POINT ON THE WEST LINE OF LOT 1, MARGARET'S WHISPERING PINES SUBDIVISION; THENCE SOUTH 03 24' 01" WEST ALONG SAID WEST LINE A DISTANCE OF 50.21 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF ARKANSAS STATE HIGHWAY 102 AS ESTABLISHED BY AHTD JOB 9482; THENCE NORTH 87 14' 27" WEST RIGHT OF WAY LINE A DISTANCE OF 263.55 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.30 ACRES, MORE OR LESS.

JRB
NAB