



JOHN THURSTON
—
ARKANSAS SECRETARY OF STATE

December 2, 2019

The Hon. Canda Reese
Baxter County Clerk
#1 East 7th St., Suite 103
Mountain Home, AR 72653

Re: City of Mountain Home Annexation Ordinance 2019-25

Dear Ms. Reese,

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 (petition by all landowners)

Effective Date: 10/08/2019

County: Baxter

City Ordinance: 2019-25

County Court Order: CO-2019-1

City: Mountain Home

Dated: 09/05/2019

Date Filed: 10/08/2019

A file marked copy of the ordinance 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, appearing to read "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. Hillrey Adams, Mayor of Mountain Home (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: Baxter City/Town: Mountain Home

City Ordinance/Resolution No: 2019-25 Date approved: September 5, 2019

County Court Case No: CO-2019-1 Date Order Filed: August 19, 2019 *10/8/19 SM*

Type: Annexation by Petition of all Landowners A.C.A. 14-40-609 *6/28/19*

Date Change Effective: 10/08/2019 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: _____
(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: Hillrey Adams Title: Mayor

Street Address: 720 Hickory Street

City: Mountain Home St: AR Zip code: 72653

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: Canda J. Reel Title: Baxter County Clerk

Date: 10/08/2019

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

DEC 02 2019

Arkansas
Secretary of State

Rev. 2/2019

FILED
10:45 AM
BAXTER COUNTY, ARKANSAS

OCT 04 2019

Candace Riney, Clerk
by D.C. *J. McViney*

CO-2019-1

ORDINANCE NO. 2019-25

AN ORDINANCE ANNEXING PROPERTY CONTIGUOUS THEREWITH TO WATER & SEWER IMPROVEMENT DISTRICT NO. 3 OF THE CITY OF MOUNTAIN HOME, ARKANSAS; ACCEPTING THE ANNEXATION OF CERTAIN TERRITORY TO THE CITY OF MOUNTAIN HOME, ARKANSAS; AND TO ANNEX PROPERTY TO THE CITY OF MOUNTAIN HOME, ARKANSAS, AS COMMERCIAL C-2.

WHEREAS, a petition was filed with the County Clerk of Baxter County, Arkansas, by Bank OZK, formerly Bank of the Ozarks, Morgan Land Company, LLC, Tommy Horton and Barbara Horton, his wife, Freeman & Hasselwander Development Company, LLC, Glory MTH Properties, LLC, in Arkansas, Fouts Family Trust UTA dated November 9, 2010, Sharp Family Trust UTA dated June 14, 2012, Moranz Lawn & Garden Equipment, Inc., Rita M. Williamson Trust UTA dated October 8, 1991, Richard L. Williamson and Vicky J. Williamson, his wife, Satterwhite Family Revocable Trust dated November 8, 1995, and Century Telephone of Mountain Home, Inc., praying that certain territory be annexed to and made a part of the City of Mountain Home, Arkansas; and

WHEREAS, on the 19th day of August, 2019, the County Court of Baxter County, Arkansas, entered an order authorizing annexation pursuant to § 14-40-609 of the Arkansas Code, finding that the petition met the requirements for annexation under that provision and directed the Clerk to forward the order to the Mayor of the City of Mountain Home.

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

Section 1. That the land described on the attached Exhibit "A" is territory contiguous to and adjoining the City of Mountain Home, Arkansas, and the petition to annex that property is hereby granted and the property described in Exhibit "A" is hereby accepted as part of and annexed to and made a part of the City of Mountain Home, Arkansas.

Section 2. That the above described territory shall be annexed to and made a part of Ward 1 of the City of Mountain Home, and the same shall henceforth be a part of said ward as fully as existing parts of said ward.


Section 3. That the above described territory shall be zoned Commercial C-2, to be used in accordance with city zoning laws and the laws of the State of Arkansas.

Section 4. That billboards are located on various parts of the properties being annexed. The existing billboards are grandfathered in. No additional billboards are permitted unless they comply with the ordinance permitting signs. Should said existing billboards be destroyed or removed, then the sign ordinance of the City of Mountain Home shall apply.

Section 5. That this ordinance shall become effective thirty (30) days from its passage and approval.

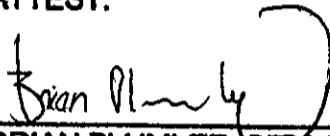
PASSED AND APPROVED this 5th day of September, 2019.

APPROVED:



HILLREY ADAMS, MAYOR

ATTEST:



BRIAN PLUMLEE, CITY CLERK

EXHIBIT "A"

Parcel No. 007-15205-001
Bank OZK, formerly Bank of the Ozarks

Part of the SW 1/4 SE 1/4 of Section 35, Twp. 20 North, Range 13 West, Baxter County, Arkansas, described as follows: From the Northwest Corner of the SW 1/4 SE 1/4 of Section 35, go along the West boundary of said SW 1/4 SE 1/4, South 01 deg. 35 min. 40 sec. West, 204.69 feet; then go South 89 deg. 00 min. 35 sec. East, 12.79 feet to a 1/2 inch rebar on the East right of way of Buzzard Roost Road, the point of beginning of tract being described; then go along said right of way South 01 deg. 58 min. 18 sec. West, 100.00 feet to a 3/8 inch rebar; then go South 89 deg. 00 min. 44 sec. East, 149.67 feet to a 3/8 inch rebar; then go North 02 deg. 09 min. 55 sec. East, 100.00 feet to a 1/2 inch pipe; then go North 89 deg. 00 min. 35 sec. West, 150.01 feet to the point of beginning, containing 0.34 acre.

Parcel No. 001-07138-007
Morgan Land Company, LLC

A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, as follows: Commencing at the Northeast corner of said SE 1/4 SW 1/4, run South 89 deg. 13' 32" West, 530 feet; thence South 01 deg. 28' 27" West, 230 feet to a point for the place of beginning; from the point of beginning run North 87 deg. 00' 31" East, 100 feet; thence run South 01 deg. 28' 27" West, 355.60 feet; thence run North 89 deg. 20' West, 100 feet; thence run North 01 deg. 28' 27" East, 349.22 feet to the point of beginning.

Being shown as Tract B on a survey by Warren H. Goforth, RLS #59, filed September 30, 1987, as Instrument # RS-463-87.

AND: A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, as follows: Commencing at the Northeast corner of said SE 1/4 SW 1/4, run South 89 deg. 13' 32" West, 530 feet; thence run South 85 deg. 16' 26" West, 200.57 feet; thence South 81 deg. 15' 26" West, 298.6 feet to a set iron pin; thence South 01 deg. 35' 06" East, 511.6 feet to the point of beginning; thence South 01 deg. 35' 06" East, 50 feet to a point; thence South 89 deg. 20' East, 565.5 feet, more or less, to the West RW of Meadow Drive; thence North 01 deg. 28' 27" East, 50 feet to the Southeast corner of Tract B on a survey by Warren H. Goforth, RLS #59 filed September 30, 1987, as Instrument # RS-463-87; thence North 89 deg. 20' West, 565.5 feet, more or less, along the South line of Tracts A and B as shown on RS-463-87 to the point of beginning.

Parcel No. 001-07138-004
Tommy Horton and Barbara Horton

A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, described as follows: Commencing at the NE corner of said SE 1/4 SW 1/4 run S. 89 deg. 13' 32"

W., 530 feet, thence run S. 85 deg. 16' 26" W., 200.57 feet to a point for the place of beginning; from the point of beginning run S. 01 deg. 28' 27" W., 223.91 feet, thence run N. 87 deg. 00' 31" E., 200 feet, thence run S. 01 deg. 28' 27" W., 349.22 feet, thence run N. 89 deg. 20' W., 465.5 feet; thence run N. 01 deg. 35' 06" W., 511.5 feet, thence run N. 81 deg. 15' 26" E., 298.6 feet to the point of beginning, containing 4.79 acres, more or less.

Parcel No. 001-07138-002
Freeman & Hasselwander Development Company, LLC

Part of the South Half (S1/2) of the Southwest Quarter (SW1/4) of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Beginning at the West 1/16 corner on the South line of said S 1/2 SW 1/4, a one inch drill stem, thence along said South line South 89 deg. 35' 15" West 542.91 feet to a 3/8 inch rebar with plastic cap (PS 884) on the east right of way of Garden Terrace; thence along said right of way North 00 deg. 25' 00" West 460.40 feet to a one-half inch rebar; thence leaving said right of way North 89 deg. 34' 20" East 130.03 feet to a one-half inch rebar; thence North 00 deg. 24' 59" West 205.19 feet to a 3/8 inch rebar; thence North 89 deg. 37' 08" East 99.97 feet to a 3/8 inch rebar; thence North 00 deg. 25' 37" West 264.37 feet to an Arkansas Highway and Transportation Department aluminum cap monument (AHTC ACM) on the South right of way of U.S. Highway 62 B; thence along said right of way the following courses: North 45 deg. 00' 52" East 10.03 feet; thence North 53 deg. 40' 50" East 100.12 feet to an AHTD ACM; North 47 deg. 31' 26" East 107.52 feet to an AHTD ACM; North 51 deg. 28' 49" East 85.84 feet to an AHTD ACM; North 69 deg. 27' 47" East 186.61 feet along the chord of a curve to the right with a radius of 532.96 feet, a central angle of 20 deg. 09' 57", and length of 187.58 feet to an AHTD ACM; North 82 deg. 38' 54" East 98.44 feet to an AHTD ACM; North 79 deg. 33' 14" East 77.88 feet to an AHTD ACM; North 79 deg. 43' 33" East 22.19 feet to an AHTD ACM; North 76 deg. 43' 23" East 27.12 feet to a one-half inch rebar with aluminum cap (PS 1180); thence leaving said right of way South 02 deg. 21' 47" East 549.37 feet to a one-half inch rebar with aluminum cap (PS 1180); North 89 deg. 44' 32" East 561.03 feet to a one-half inch rebar with aluminum cap (PS 1180) on the west right of way of Meadow View Terrace; thence along said right of way South 00 deg. 09' 11" East 627.23 feet to a one-half inch rebar with aluminum cap (PS 1180); thence North 89 deg. 50' 49" East 50.00 feet to a one-half inch rebar with aluminum cap (PS 1180) on the west line of Lot 13 in Meadow View Estates; thence along said line South 00 deg. 09' 11" East 47.15 feet to a one-half inch rebar with aluminum cap (PS 1180) on the South line of said S 1/2 SW 1/4 of Section 35; thence along said line South 89 deg. 53' 14" West 947.19 feet to the Point of Beginning.

Parcel No. 001-07138-008
Glory MTH Properties, LLC in Arkansas

Part of the West Half of the Southwest Quarter (W $\frac{1}{2}$ SW $\frac{1}{4}$), Section 35, Township 20 North, Range 13 West in Baxter County, Arkansas, described as follows: Commence at

a ½" rebar for the South 1/16 corner of Sections 34 and 35; then go along the West line of the SW¼ SW¼ of said Section 35, S. 00° 43' 55" E. 820.17 feet to a ½" rebar with aluminum cap (PS 1180) on the North right of way of U.S. Highway 62 B; then go along said right of way the following courses: N. 82° 47' 39" E. 144.87 feet to an Arkansas Department of Transportation (Ardot) aluminum cap monument, N. 79° 00' 40" E. 103.59 feet to an Ardot aluminum cap monument; N. 72° 38' 32" E. 139.67 feet to an Ardot aluminum monument; N. 58° 52' 28" E. 228.60 feet to a point; N. 54° 32' 10" E. 197.65 feet to an Ardot aluminum cap monument; N. 50° 09' 03" E. 455.57 feet to a ½" rebar with aluminum cap (PS 1180) and the point of beginning; thence N. 50° 09' 03" W. 51.81 feet to an Ardot aluminum cap monument; thence N. 60° 14' 69" E. 215.65 feet along the chord of a curve to the right with a length of 216.78 feet, a delta angle of 20° 15' 47" and a radius of 612.96 feet; thence continue along said right of way the following courses: N. 01° 37' 12" W. 36.68 feet to an AHTD aluminum cap monument; N. 31° 52' 58" E. 38.25 feet to an AHTD aluminum cap monument on the East line of said W½ SW¼; thence along said East line of the W½ SW¼ N. 00° 03' 01" W. 180.86 feet; thence S. 89° 06' 12" W. 319.82 feet; thence S. 00° 03' 01" W. 174 feet; thence S. 19° 13' 38" E. 223.30 feet to the point of beginning.

001-07138-200

Richard S. Fouts and Karen M. Fouts, Co-Trustees
of the Fouts Family Trust UTA dated November 9, 2010

Part of the SE¼ of the SW¼ of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Begin at the NE corner of said SE¼ SW¼, run thence South 89° 13' 22" W. 530.00 feet to a point on the old RW line of U.S. Highway 62; thence run South 01° 28' 27" W. 200.00 feet to the point of beginning for the tract herein described; thence run North 87° 00' 31" E. 100.00 feet to a point on the West RW line of Meadow Drive; thence South 01° 28' 27" W. along said RW line, 30.00 feet; thence South 87° 00' 31" W. 300 feet; thence North 01° 28' 27" E. 214.31 feet to a point on the new RW line of said highway; thence Easterly along said RW line, said line being a curve to the right of radius 2824.79 feet to a point; the chord of this course bearing North 85° 03' 18" E., with length of 150.49 feet; thence run South 01° 28' 27" W. 189.46 feet; thence North 87° 00' 31" E. 50.00 feet to the point of beginning, containing 0.85 acre, more or less.

Parcels 001-07138-000 and 001-07138-006

Francis D. Sharp, Trustee of the Sharp Family Trust UTA dated June 14, 2012

THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW ¼ SW ¼)
AND ALL THAT PART OF THE OF THE SOUTHWEST QUARTER OF THE
SOUTHWEST QUARTER (SW ¼ SW ¼), LYING NORTHWEST OF THE U.S.
HIGHWAY No. 62 RIGHT OF WAY, IN SECTION 35, TOWNSHIP 20 NORTH, RANGE
13 WEST IN BAXTER COUNTY, ARKANSAS DESCRIBED AS FOLLOWS:
BEGINNING AT THE NORTHWEST CORNER OF SAID NW ¼ SW ¼ (1/4 CORNER
PTO SECTIONS 34 & 35); THENCE ALONG THE WEST LINE THEREOF

S00°31'58"W, 1292.92 FEET TO A 1/2" REBAR FOR THE SOUTH 1/16 CORNER TO SECTIONS 34 & 35; THENCE ALONG THE FORTY LINE N89°52'24"E, 175.00 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE LEAVING THE FORTY LINE S41°39'32"E, 99.91 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE S00°43'55"E, 315.00 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N85°48'31"W, 166.53 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE S00°43'55"E, 433.67 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; ON THE NORTHERLY RIGHT OF WAY OF U.S. HIGHWAY 62 B; THENCE ALONG SAID RIGHT OF WAY THE FOLLOWING COURSES: N82°47'39"E, 69.87 FEET TO AN ARKANSAS DEPARTMENT OF TRANSPORTATION (ARDOT) ALUMINUM CAP MONUMENT; N79°00'40"E, 103.59 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N72°38'32"E, 139.67 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N58°52'28"E, 228.60 FEET TO A POINT; N54°32'10"E, 197.65 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N50°09'03"E, 455.57 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE LEAVING SAID RIGHT OF WAY GO N19°13'38"W, 223.30 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N00°03'01"W, 174.36 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N89°06'12"E, 319.80 FEET TO THE EAST LINE OF SAID NW ¼ SW ¼; THENCE GO ALONG SAID EAST LINE N00°03'01"E, 1139.21.00 FEET TO A 1/2" REBAR FOR NORTHEAST CORNER OF SAID NW ¼ SW ¼ (CW 1/16 CORNER TO SECTION 35); THENCE ALONG THE FORTY LINE S89°06'12"W, 1328.87 FEET TO THE POINT OF BEGINNING, CONTAINING 50.75 ACRES.

Parcel No. 002-09715-000
Moranz Lawn & Garden Equipment, Inc.

Lots 6 and 19 in Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 002-09714-000
Dianne M. Dean, Trustee of the Rita M. Williamson Trust UTA dated October 8, 1991

Lots 2, 4, 5, 20, 21 and 22 of Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 002-09713-003
Richard L. Williamson and Vicky J. Williamson

Lot 3 in Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 001-07144-000
Satterwhite Family Revocable Trust dated November 8, 1995

Part of the SE¼ SW¼ of Section 35, Township 20 North, Range 13 West, bounded and described as follows: Beginning at the NE corner of the SE¼ SW¼, run thence West 430

feet to the point of beginning, said point being on the West boundary of Meadow Drive (said drive shown on recorded plat of Spring Meadow Estates) and on the South boundary of Highway 62; run thence West along South boundary of said Highway 62, 100 feet to a point; run thence South 200 feet to a point; run thence East 100 feet to the West boundary of said Meadow Drive; run thence North along the West boundary of Meadow Drive 200 feet to the point of beginning.

AND: Part of the SE¼ of the SW¼ of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Begin at the NE corner of said SE¼ SW¼, run thence S. 89° 13' 22" W. 530.00 feet to a point on the old R/W line of U.S. Highway 62; thence run S. 01° 28' 27" W. 10.39 feet to a point on the new or expanded R/W line of said highway and the point of beginning for the tract herein described; thence run S. 01° 28' 27" W. 189.61 feet; thence S. 87° 00' 31" W. 50.00 feet; thence N. 01° 28' 27" E. 189.46 feet to a point on the new R/W line of said highway; thence Easterly along said R/W line, said line being a curve to the right of radius 2824.79 feet to the point of tangency of said curve, the chord of this course bearing N. 86° 44' 19" E., with length of 16.36 feet; thence run N. 86° 52' 26" E. 33.66 feet to the point of beginning, containing 0.22 acre, more or less.

Parcel No. 002-09714-004
Century Telephone of Mountain Home, Inc.

Part of Lot 4, Spring Meadow Estates in Baxter County, Arkansas, described as follows: Commence at the Northwest corner of said Lot 4; thence North 88° 44' 11" E. 132.80 feet to the point of beginning; thence continue North 88° 44' 11" E. 30.00 feet to the West right-of-way of Buzzard Roost Cutoff Road; thence along said right-of-way South 00° 06' 03" W. 30.00 feet; thence South 88° 44' 11" W. 30.00 feet; thence North 00° 06' 03" E. 30.00 feet to the point of beginning, containing 0.02 acre, more or less.

Streets and Highways

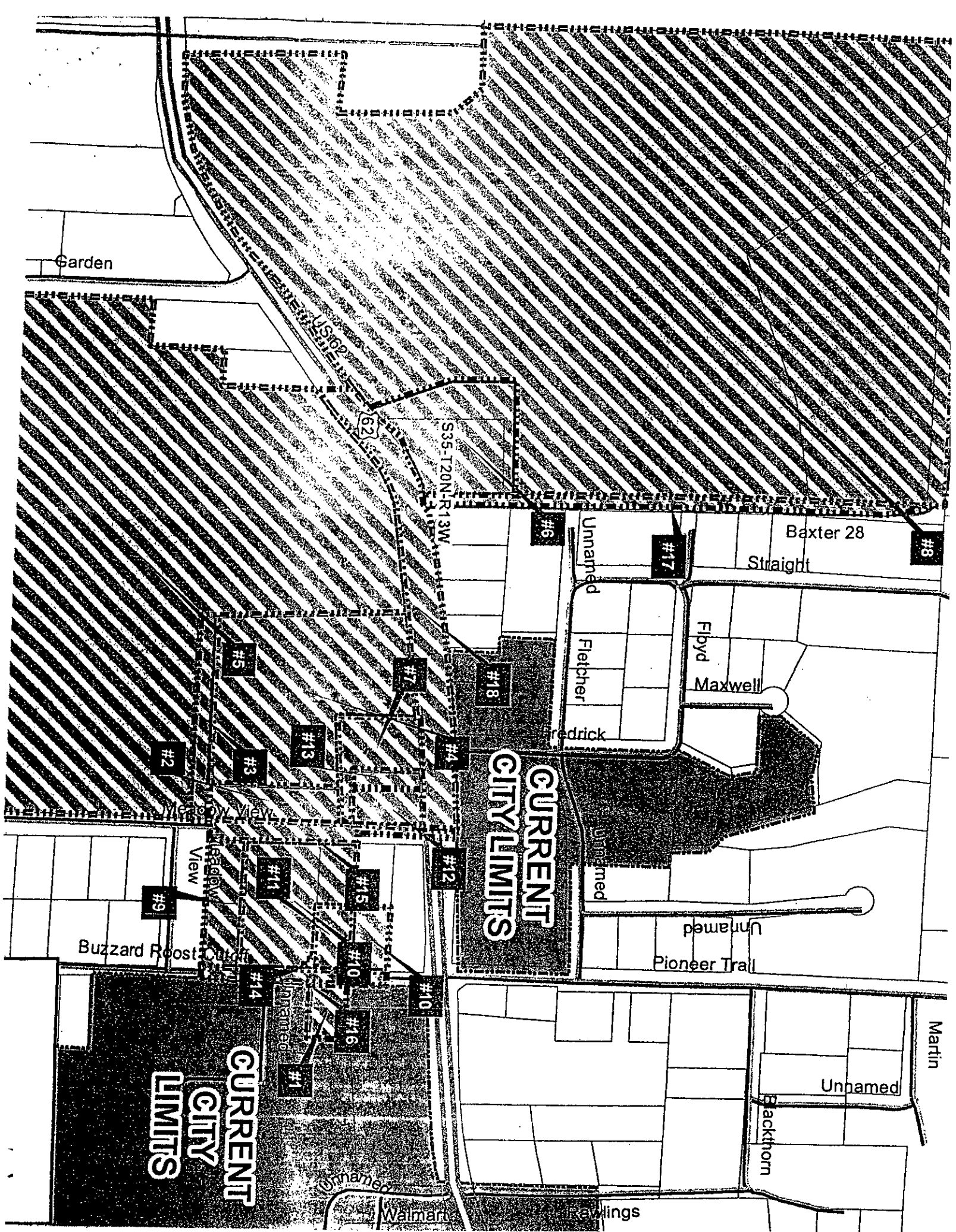
Also included in the annexation are the following streets:

That part of Meadow View Terrace, formerly platted Meadow Drive, which lies West of Lots 19 through 22 of Spring Meadow Estates, as shown by the recorded plat. And the W½ of Meadow View Terrace, formerly Meadow Drive, which lies West of Lots 23 and 24 of Spring Meadow Estates.

AND, all that part of Buzzard Roost Cutoff lying East of Lots 2 through 6 of Spring Meadow Estates, as shown by the recorded plat.

AND, the W½ of County Road 28 lying East of Parcels 001-07138-008, 001-07138-000 and 001-07138-006.

ALSO, that part of U.S. Highway 62B lying South of Parcels 001-07138-000, 001-07138-006 and 001-07138-008 and North of Parcels 001-07138-004, 001-07138-002, 001-07138-200 and 001-07144-000.



Garden

US 92

S35-120N-R13W

Baxter 28

Straight

Unnamed

Flyvd

Maxwell

Fredrick

Unnamed

Unnamed

Pioneer Trail

Martin

Unnamed

Backhorn

Rawlings

Walmart

Ornamer

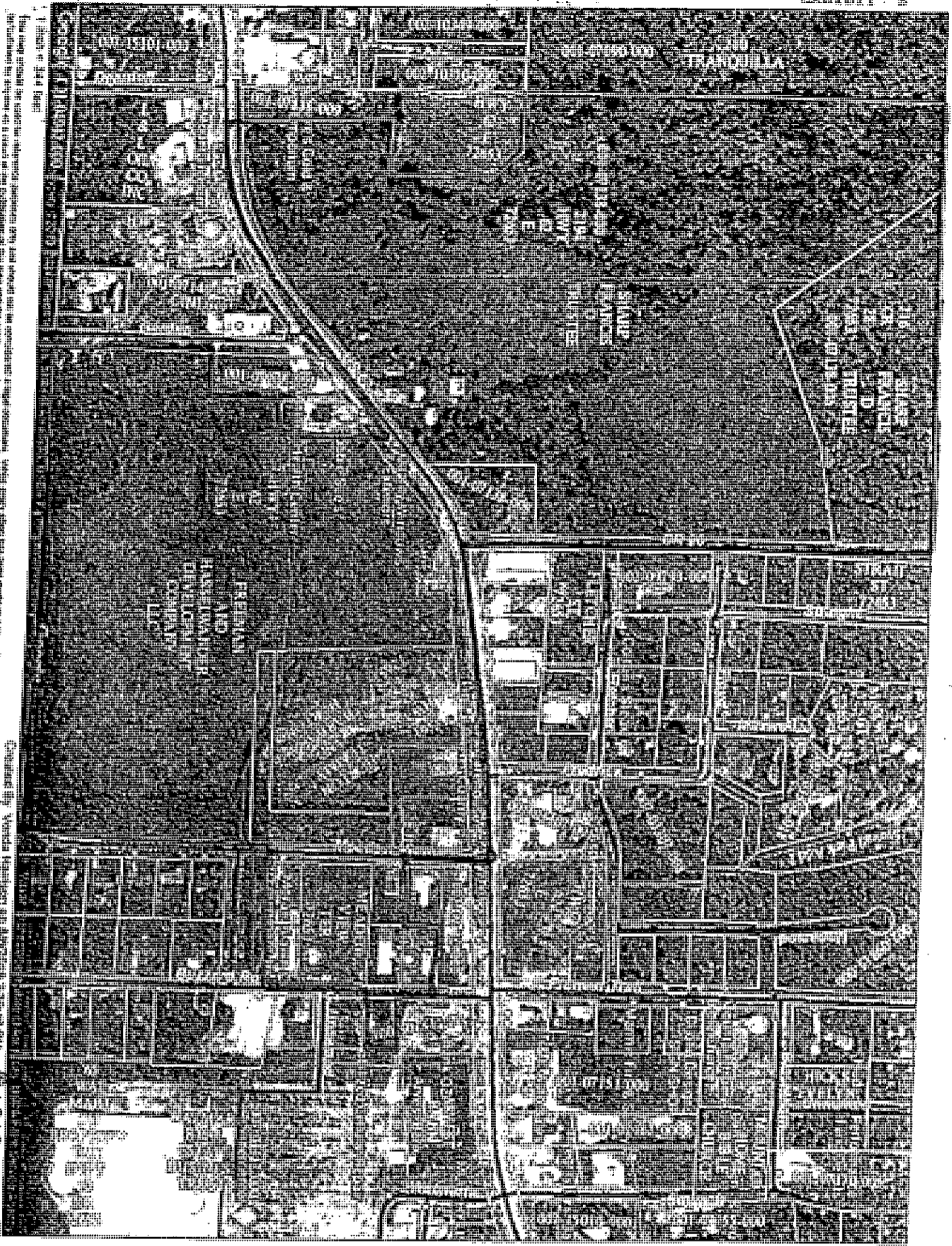
Buzzard Roost Cut-off

View

View

CURRENT CITY LIMITS

CURRENT CITY LIMITS



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File Type

C201900096

FILED FOR RECORD ORDER COUNTY
BY: LYNETTE MCALINEY
10-08-2019 11:20:35 AM

CANDA REESE
BAXTER CO, AR COUNTY AND CIRCUIT CLERK

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

NO. CO-2019-1

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 Mountain Home, Baxter 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 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 Mountain Home, Baxter County, Arkansas, is confirmed and that the same is and shall henceforth comprise a part of the City of Mountain Home, Baxter County, Arkansas.



MICKEY D. PENDERGRASS
COUNTY JUDGE

DATE: October 8, 2019

AUG 12 2019

Candace Paine Clerk
by D.C. *[Signature]*

NO. CO-2019- 1

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

PETITION TO ANNEXATION – 100% OF OWNERS PETITIONING

DATE: August 12, 2019

Come now the undersigned petitioners and state as follows:

1. That we, owning 100% of the property in the following described area, do hereby petition, pursuant to A.C.A. §14-40-609, the City Council of Mountain Home, Arkansas, to annex the following lands to the City of Mountain Home Arkansas.

SEE ATTACHED EXHIBIT "A"

2. We further state that this petition is signed by one hundred per cent (100%) of the real estate owners owning one hundred per cent (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. That said property description herein is contiguous to and adjoining the present City of Mountain Home city limits as shown on the map attached hereto as Exhibit "B".

4. That no enclaves will be created if this petition is accepted and the territory annexed into the City of Mountain Home.

5. That the following schedule of services shall be extended to the area by the City of Mountain Home within three (3) years after the date the annexation becomes final:

All properties annexed into the City of Mountain Home are provided with police, fire and sewer services.

Such services are provided in accordance with existing ordinances and terms of service including, but not limited to, the payment of required fees, the necessary permits, inspections and approvals.

6. That 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 is attached hereto as Exhibit "C" and made a part of this petition as if set out word for word herein.

7. That a letter or verification from a certified surveyor or engineer verifying that the relevant property or properties are contiguous with the City of Mountain Home and that no enclaves will be created if the property or properties are accepted by the City of Mountain Home is attached hereto as Exhibit "D" and made a part of this petition as if set out word for word herein.

8. That each of the undersigned persons executing this petition has confirmed by their signature a desire that their property, which is included in the property described above, be annexed into the City of Mountain Home.

Parcel No. 001-07144-000
Satterwhite Family Revocable Trust dated November 8, 1995

Part of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 35, Township 20 North, Range 13 West, bounded and described as follows: Beginning at the NE corner of the SE $\frac{1}{4}$ SW $\frac{1}{4}$, run thence West 430 feet to the point of beginning, said point being on the West boundary of Meadow Drive (said drive shown on recorded plat of Spring Meadow Estates) and on the South boundary of Highway 62; run thence West along South boundary of said Highway 62, 100 feet to a point; run thence South 200 feet to a point; run thence East 100 feet to the West boundary of said Meadow Drive; run thence North along the West boundary of Meadow Drive 200 feet to the point of beginning.

AND: Part of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Begin at the NE corner of said SE $\frac{1}{4}$ SW $\frac{1}{4}$, run thence S. 89° 13' 22" W. 530.00 feet to a point on the old R/W line of U.S. Highway 62; thence run S. 01° 28' 27" W. 10.39 feet to a point on the new or expanded R/W line of said highway and the point of beginning for the tract herein described; thence run S. 01° 28' 27" W. 189.61 feet; thence S. 87° 00' 31" W. 50.00 feet; thence N. 01° 28' 27" E. 189.46 feet to a point on the new R/W line of said highway; thence Easterly along said R/W line, said line being a curve to the right of radius 2824.79 feet to the point of tangency of said curve, the chord of this course bearing N. 86° 44' 19" E., with length of 16.36 feet; thence run N. 86° 52' 26" E. 33.66 feet to the point of beginning, containing 0.22 acre, more or less.

Parcel No. 002-09714-004
Century Telephone of Mountain Home, Inc.

Part of Lot 4, Spring Meadow Estates in Baxter County, Arkansas, described as follows: Commence at the Northwest corner of said Lot 4; thence North 88° 44' 11" E. 132.80 feet to the point of beginning; thence continue North 88° 44' 11" E. 30.00 feet to the West right-of-way of Buzzard Roost Cutoff Road; thence along said right-of-way South 00° 06' 03" W. 30.00 feet; thence South 88° 44' 11" W. 30.00 feet; thence North 00° 06' 03" E. 30.00 feet to the point of beginning, containing 0.02 acre, more or less.

Streets and Highways

Also included in the annexation are the following streets:

That part of Meadow View Terrace, formerly platted Meadow Drive, which lies West of Lots 19 through 22 of Spring Meadow Estates, as shown by the recorded plat. And the W $\frac{1}{2}$ of Meadow View Terrace, formerly Meadow Drive, which lies West of Lots 23 and 24 of Spring Meadow Estates.

AND, all that part of Buzzard Roost Cutoff lying East of Lots 2 through 6 of Spring Meadow Estates, as shown by the recorded plat.

ALSO, that part of U.S. Highway 62B lying South of Parcels 001-07138-000, 001-07138-006 and 001-07138-008 and North of Parcels 001-07138-004, 001-07138-002, 001-07138-200 and 001-07144-000.

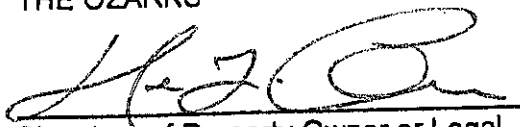
I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

BANK OZK, FORMERLY BANK OF THE OZARKS



Signature of Property Owner or Legal Representative of Property Owner, Petitioner

Senior Vice President

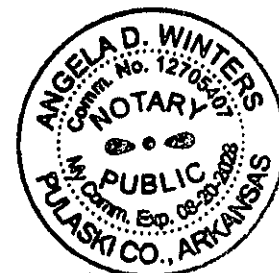
Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Parcel number of property to be annexed:

007-15205-001

ACKNOWLEDGMENT

STATE OF ARKANSAS)
Pulaski) SS:
COUNTY OF BAXTER-)



BEFORE ME, the undersigned Notary Public, personally appeared Melvin L. Edwards, to me personally well known, who stated that he/she was the Senior Vice President of OZK, a banking corporation, and was authorized to execute the foregoing instrument for and in the name and behalf of said corporation, and further stated and acknowledged that he/she executed the same for the purposes contained therein.

WITNESS my hand and seal this 1st day of July, 2019.


Notary Public

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

MORGAN LAND COMPANY, LLC

Morgan Land Company LLC by
Signature of Property Owner or Legal
Representative of Property Owner,
Petitioner Mike Morgan

Owner
Mike Morgan
Title, if applicable (i.e. Trustee,
Managing Member, President,
Secretary)

Parcel number of property to be annexed:

001-07138-007

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

On this day before me personally appeared Mike Morgan, to me personally well known, who stated that he/she was the Managing Member of Morgan Land Company, LLC, and was authorized to execute the foregoing instrument for and in the name and behalf of said limited liability company, and acknowledged that he/she executed the same for the purposes contained therein.

WITNESS my hand and seal this 6th day of July, 2019.



[Signature]
Notary Public

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

Tommy Horton
Signature of Property Owner or Legal Representative of Property Owner, Petitioner, Tommy Horton

Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Barbara Norton
Signature of Property Owner or Legal Representative of Property Owner, Petitioner, Barbara Norton

Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Parcel number of property to be annexed:

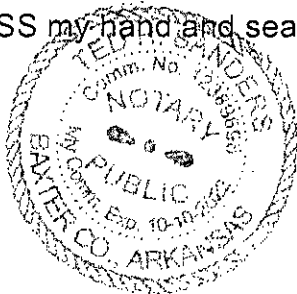
001-07138-004

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

BEFORE ME, the undersigned Notary Public, personally appeared Tommy Horton and Barbara Horton, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged that they executed the same for the purposes contained therein.

WITNESS my hand and seal this 19th day of June, 2019.



[Signature]
Notary Public

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

FREEMAN & HASSELWANDER
DEVELOPMENT COMPANY, LLC



Signature of Property Owner or Legal
Representative of Property Owner,
Petitioner

Managing Member

Title, if applicable (i.e. Trustee,
Managing Member, President,
Secretary)

Signature of Property Owner or Legal
Representative of Property Owner,
Petitioner

Title, if applicable (i.e. Trustee,
Managing Member, President,
Secretary)

Parcel number of property to be annexed:
001-07138-002

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

On this day before me personally appeared Brad Hasselwander, and
_____ to me personally well known, who stated that they were the
Managing Member of Freeman & Hasselwander Development Company, LLC,
and were authorized to execute the foregoing instrument for and in the name and behalf of
said limited liability company, and acknowledged that they executed the same for the purposes
contained therein.

WITNESS my hand and seal this 8th day of July, 2019.



Deborah A. Smith

Notary Public

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

GLORY MTH PROPERTIES, LLC,
IN ARKANSAS

X *Sadis*
Signature of Property Owner or Legal Representative of Property Owner, Petitioner

MANAGING MEMBER
Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Parcel number of property to be annexed:

001-07138-008

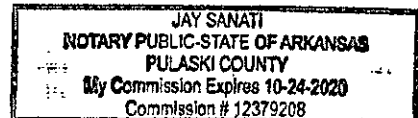
ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

On this day before me personally appeared *Sadis Sahi*, to me personally well known, who stated that he/she was the *MANAGING MEMBER* of Glory MTH Properties LLC, in Arkansas, and was authorized to execute the foregoing instrument for and in the name and behalf of said limited liability company, and acknowledged that he/she executed the same for the purposes contained therein.

WITNESS my hand and seal this *20th* day of *July*, 2019.

[Signature]
Notary Public



I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

FOUTS FAMILY TRUST UTA DATED
NOVEMBER 9, 2010

Richard S Fouts
Signature of Property Owner or Legal
Representative of Property Owner,
Petitioner

Trustee
Title, if applicable (i.e. Trustee,
Managing Member, President,
Secretary)

Karen M. Fouts
Signature of Property Owner or Legal
Representative of Property Owner,
Petitioner

Trustee
Title, if applicable (i.e. Trustee,
Managing Member, President,
Secretary)

Parcel number of property to be annexed:

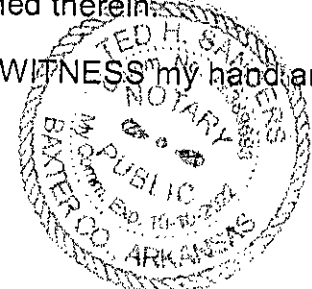
001-07138-200

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

BEFORE ME, the undersigned Notary Public, personally appeared Richard S. Fouts and Karen M. Fouts, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged that they executed the same for the purposes contained therein.

WITNESS my hand and seal this 19th day of June, 2019.
[Signature]
Notary Public



I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

SHARP FAMILY TRUST UTA DATED
JUNE 14, 2012

Francis D Sharp
Signature of Property Owner or Legal Representative of Property Owner, Petitioner

TRUSTEE
Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Parcel number of property to be annexed:

001-07138-000 and 001-07138-006

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

BEFORE ME, the undersigned Notary Public, personally appeared Francis D. Sharp, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged that he executed the same for the purposes contained therein.

WITNESS my hand and seal this 18th day of June, 2019.

Donna Horn
Notary Public



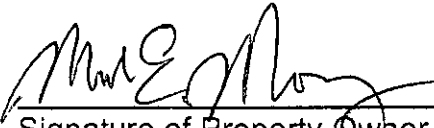
I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

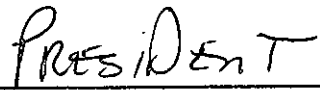
If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.


MORANZ LAWN & GARDEN
EQUIPMENT, INC.




Signature of Property Owner or Legal
Representative of Property Owner,
Petitioner



Title, if applicable (i.e. Trustee,
Managing Member, President,
Secretary)



Signature of Property Owner or Legal
Representative of Property Owner,
Petitioner



Title, if applicable (i.e. Trustee,
Managing Member, President,

Parcel number of property to be annexed:

002-09715-000

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

BEFORE ME, the undersigned Notary Public, personally appeared Mark E. Moranz and Susan Moranz, to me personally well known, who stated that they were the President and Secretary of Moranz Lawn & Garden Equipment, Inc., a corporation, and that they were authorized to execute the foregoing instrument for and in the name and behalf of said

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

RITA M. WILLIAMSON TRUST UTA
DATED OCTOBER 8, 1991

Dianne M. Dean
Signature of Property Owner or Legal
Representative of Property Owner,
Petitioner

Trustee
Title, if applicable (i.e. Trustee,
Managing Member, President,
Secretary)

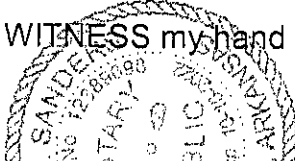
Parcel number of property to be annexed:

002-09714-000

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

BEFORE ME, the undersigned Notary Public, personally appeared Dianne M. Dean, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged that she executed the same for the purposes contained therein.

WITNESS my hand and seal this 18th day of June, 2019.
 [Signature]
Notary Public

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

Richard L. Williamson
Signature of Property Owner or Legal Representative of Property Owner, Petitioner, Richard L. Williamson

Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Vicky J. Williamson
Signature of Property Owner or Legal Representative of Property Owner, Petitioner, Vicky J. Williamson

Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Parcel number of property to be annexed:

002-09713-003

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

BEFORE ME, the undersigned Notary Public, personally appeared Richard L. Williamson and Vicky J. Williamson, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged that they executed the same for the purposes contained therein.

WITNESS my hand and seal this 19th day of June, 2019.



[Signature]
Notary Public

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

SATTERWHITE FAMILY REVOCABLE TRUST DATED NOVEMBER 8, 1995

David L. Satterwhite

Signature of Property Owner or Legal Representative of Property Owner, Petitioner

T Trustee

Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Janis K. Satterwhite

Signature of Property Owner or Legal Representative of Property Owner, Petitioner

Trustee

Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Parcel number of property to be annexed:

001-07144-000

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

BEFORE ME, the undersigned Notary Public, personally appeared David L. Satterwhite and Janis K. Satterwhite, known-to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged that they executed the same for the purposes contained therein.

WITNESS my hand and seal this 18th day of June, 2019



[Signature]
Notary Public

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

CENTURY TELEPHONE OF MOUNTAIN HOME, INC.

[Signature]
Signature of Property Owner or Legal Representative of Property Owner, Petitioner

SR TAX MANAGER
Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Signature of Property Owner or Legal Representative of Property Owner, Petitioner

Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Parcel number of property to be annexed:

002-09714-004

ACKNOWLEDGMENT

ARKANSAS)
STATE OF ~~LOUISIANA~~)
COUNTY) SS:
~~PARRISH~~ OF BAXTER)

BEFORE ME, the undersigned Notary Public, personally appeared Peter Eckel and _____, to me personally well known, who stated that they were the Sr. Tax Manager and _____ of Century Telephone of Mountain Home, Inc., a corporation, and that they were authorized to execute the foregoing instrument for and in the name and behalf of said corporation, and further stated and acknowledged that they executed the same for the purposes contained therein.

WITNESS my hand and seal this 8th day of ~~June~~ ^{July}, 2019.



Donna Horn
Notary Public

[Signature]

EXHIBIT "A"

Parcel No. 007-15205-001
Bank OZK, formerly Bank of the Ozarks

Part of the SW 1/4 SE 1/4 of Section 35, Twp. 20 North, Range 13 West, Baxter County, Arkansas, described as follows: From the Northwest Corner of the SW 1/4 SE 1/4 of Section 35, go along the West boundary of said SW 1/4 SE 1/4, South 01 deg. 35 min. 40 sec. West, 204.69 feet; then go South 89 deg. 00 min. 35 sec. East, 12.79 feet to a 1/2 inch rebar on the East right of way of Buzzard Roost Road, the point of beginning of tract being described; then go along said right of way South 01 deg. 58 min. 18 sec. West, 100.00 feet to a 3/8 inch rebar; then go South 89 deg. 00 min. 44 sec. East, 149.67 feet to a 3/8 inch rebar; then go North 02 deg. 09 min. 55 sec. East, 100.00 feet to a 1/2 inch pipe; then go North 89 deg. 00 min. 35 sec. West, 150.01 feet to the point of beginning, containing 0.34 acre.

Parcel No. 001-07138-007
Morgan Land Company, LLC

A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, as follows: Commencing at the Northeast corner of said SE 1/4 SW 1/4, run South 89 deg. 13' 32" West, 530 feet; thence South 01 deg. 28' 27" West, 230 feet to a point for the place of beginning; from the point of beginning run North 87 deg. 00' 31" East, 100 feet; thence run South 01 deg. 28' 27" West, 355.60 feet; thence run North 89 deg. 20' West, 100 feet; thence run North 01 deg. 28' 27" East, 349.22 feet to the point of beginning.

Being shown as Tract B on a survey by Warren H. Goforth, RLS #59, filed September 30, 1987, as Instrument # RS-463-87.

AND: A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, as follows: Commencing at the Northeast corner of said SE 1/4 SW 1/4, run South 89 deg. 13' 32" West, 530 feet; thence run South 85 deg. 16' 26" West, 200.57 feet; thence South 81 deg. 15' 26" West, 298.6 feet to a set iron pin; thence South 01 deg. 35' 06" East, 511.6 feet to the point of beginning; thence South 01 deg. 35' 06" East, 50 feet to a point; thence South 89 deg. 20' East, 565.5 feet, more or less, to the West R/W of Meadow Drive; thence North 01 deg. 28' 27" East, 50 feet to the Southeast corner of Tract B on a survey by Warren H. Goforth, RLS #59 filed September 30, 1987, as Instrument # RS-463-87; thence North 89 deg. 20' West, 565.5 feet, more or less, along the South line of Tracts A and B as shown on RS-463-87 to the point of beginning.

Parcel No. 001-07138-004
Tommy Horton and Barbara Horton

A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, described as follows: Commencing at the NE corner of said SE 1/4 SW 1/4 run S. 89 deg. 13' 32"

W., 530 feet, thence run S. 85 deg. 16' 26" W., 200.57 feet to a point for the place of beginning; from the point of beginning run S. 01 deg. 28' 27" W., 223.91 feet, thence run N. 87 deg. 00' 31' E., 200 feet, thence run S. 01 deg. 28' 27" W., 349.22 feet, thence run N. 89 deg. 20' W., 465.5 feet; thence run N. 01 deg. 35' 06" W., 511.5 feet, thence run N. 81 deg. 15' 26" E., 298.6 feet to the point of beginning, containing 4.79 acres, more or less.

Parcel No. 001-07138-002
Freeman & Hasselwander Development Company, LLC

Part of the South Half (S1/2) of the Southwest Quarter (SW1/4) of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Beginning at the West 1/16 corner on the South line of said S 1/2 SW 1/4, a one inch drill stem, thence along said South line South 89 deg. 35' 15" West 542.91 feet to a 3/8 inch rebar with plastic cap (PS 884) on the east right of way of Garden Terrace; thence along said right of way North 00 deg. 25' 00" West 460.40 feet to a one-half inch rebar; thence leaving said right of way North 89 deg. 34' 20" East 130.03 feet to a one-half inch rebar; thence North 00 deg. 24' 59" West 205.19 feet to a 3/8 inch rebar; thence North 89 deg. 37' 08" East 99.97 feet to a 3/8 inch rebar; thence North 00 deg. 25' 37" West 264.37 feet to an Arkansas Highway and Transportation Department aluminum cap monument (AHTC ACM) on the South right of way of U.S. Highway 62 B; thence along said right of way the following courses: North 45 deg. 00' 52" East 10.03 feet; thence North 53 deg. 40' 50" East 100.12 feet to an AHTD ACM; North 47 deg. 31' 26" East 107.52 feet to an AHTD ACM; North 51 deg. 28' 49" East 85.84 feet to an AHTD ACM; North 69 deg. 27' 47" East 186.61 feet along the chord of a curve to the right with a radius of 532.96 feet, a central angle of 20 deg. 09' 57", and length of 187.58 feet to an AHTD ACM; North 82 deg. 38' 54" East 98.44 feet to an AHTD ACM; North 79 deg. 33' 14" East 77.88 feet to an AHTD ACM; North 79 deg. 43' 33" East 22.19 feet to an AHTD ACM; North 76 deg. 43' 23" East 27.12 feet to a one-half inch rebar with aluminum cap (PS 1180); thence leaving said right of way South 02 deg. 21' 47" East 549.37 feet to a one-half inch rebar with aluminum cap (PS 1180); North 89 deg. 44' 32" East 561.03 feet to a one-half inch rebar with aluminum cap (PS 1180) on the west right of way of Meadow View Terrace; thence along said right of way South 00 deg. 09' 11" East 627.23 feet to a one-half inch rebar with aluminum cap (PS 1180); thence North 89 deg. 50' 49" East 50.00 feet to a one-half inch rebar with aluminum cap (PS 1180) on the west line of Lot 13 in Meadow View Estates; thence along said line South 00 deg. 09' 11" East 47.15 feet to a one-half inch rebar with aluminum cap (PS 1180) on the South line of said S 1/2 SW 1/4 of Section 35; thence along said line South 89 deg. 53' 14" West 947.19 feet to the Point of Beginning.

Parcel No. 001-07138-008
Glory MTH Properties, LLC in Arkansas

Part of the West Half of the Southwest Quarter (W $\frac{1}{2}$ SW $\frac{1}{4}$), Section 35, Township 20 North, Range 13 West in Baxter County, Arkansas, described as follows: Commence at

a ½" rebar for the South 1/16 corner of Sections 34 and 35; then go along the West line of the SW¼ SW¼ of said Section 35, S. 00° 43' 55" E. 820.17 feet to a ½" rebar with aluminum cap (PS 1180) on the North right of way of U.S. Highway 62 B; then go along said right of way the following courses: N. 82° 47' 39" E. 144.87 feet to an Arkansas Department of Transportation (Ardot) aluminum cap monument, N. 79° 00' 40" E. 103.59 feet to an Ardot aluminum cap monument; N. 72° 38' 32" E. 139.67 feet to an Ardot aluminum monument; N. 58° 52' 28" E. 228.60 feet to a point; N. 54° 32' 10" E. 197.65 feet to an Ardot aluminum cap monument; N. 50° 09' 03" E. 455.57 feet to a ½" rebar with aluminum cap (PS 1180) and the point of beginning; thence N. 50° 09' 03" W. 51.81 feet to an Ardot aluminum cap monument; thence N. 60° 14' 69" E. 215.65 feet along the chord of a curve to the right with a length of 216.78 feet, a delta angle of 20° 15' 47" and a radius of 612.96 feet; thence continue along said right of way the following courses: N. 01° 37' 12" W. 36.68 feet to an AHTD aluminum cap monument; N. 31° 52' 58" E. 38.25 feet to an AHTD aluminum cap monument on the East line of said W½ SW¼; thence along said East line of the W½ SW¼ N. 00° 03' 01" W. 180.86 feet; thence S. 89° 06' 12" W. 319.82 feet; thence S. 00° 03' 01" W. 174 feet; thence S. 19° 13' 38" E. 223.30 feet to the point of beginning.

001-07138-200

Richard S. Fouts and Karen M. Fouts, Co-Trustees
of the Fouts Family Trust UTA dated November 9, 2010

Part of the SE¼ of the SW¼ of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Begin at the NE corner of said SE¼ SW¼, run thence South 89° 13' 22" W. 530.00 feet to a point on the old R/W line of U.S. Highway 62; thence run South 01° 28' 27" W. 200.00 feet to the point of beginning for the tract herein described; thence run North 87° 00' 31" E. 100.00 feet to a point on the West R/W line of Meadow Drive; thence South 01° 28' 27" W. along said R/W line, 30.00 feet; thence South 87° 00' 31" W. 300 feet; thence North 01° 28' 27" E. 214.31 feet to a point on the new R/W line of said highway; thence Easterly along said R/W line, said line being a curve to the right of radius 2824.79 feet to a point; the chord of this course bearing North 85° 03' 18" E., with length of 150.49 feet; thence run South 01° 28' 27" W. 189.46 feet; thence North 87° 00' 31" E. 50.00 feet to the point of beginning, containing 0.85 acre, more or less.

Parcels 001-07138-000 and 001-07138-006

Francis D. Sharp, Trustee of the Sharp Family Trust UTA dated June 14, 2012

THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW ¼ SW ¼)
AND ALL THAT PART OF THE OF THE SOUTHWEST QUARTER OF THE
SOUTHWEST QUARTER (SW ¼ SW ¼), LYING NORTHWEST OF THE U.S.
HIGHWAY No. 62 RIGHT OF WAY, IN SECTION 35, TOWNSHIP 20 NORTH, RANGE
13 WEST IN BAXTER COUNTY, ARKANSAS DESCRIBED AS FOLLOWS:
BEGINNING AT THE NORTHWEST CORNER OF SAID NW ¼ SW ¼ (1/4 CORNER
pTO SECTIONS 34 & 35); THENCE ALONG THE WEST LINE THEREOF

S00°31'58"W, 1292.92 FEET TO A 1/2" REBAR FOR THE SOUTH 1/16 CORNER TO SECTIONS 34 & 35; THENCE ALONG THE FORTY LINE N89°52'24"E, 175.00 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE LEAVING THE FORTY LINE S41°39'32"E, 99.91 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE S00°43'55"E, 315.00 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N85°48'31"W, 166.53 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE S00°43'55"E, 433.67 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; ON THE NORTHERLY RIGHT OF WAY OF U.S. HIGHWAY 62 B; THENCE ALONG SAID RIGHT OF WAY THE FOLLOWING COURSES: N82°47'39"E, 69.87 FEET TO AN ARKANSAS DEPARTMENT OF TRANSPORTATION (ARDOT) ALUMINUM CAP MONUMENT; N79°00'40"E, 103.59 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N72°38'32"E, 139.67 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N58°52'28"E, 228.60 FEET TO A POINT; N54°32'10"E, 197.65 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N50°09'03"E, 455.57 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE LEAVING SAID RIGHT OF WAY GO N19°13'38"W, 223.30 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N00°03'01"W, 174.36 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N89°06'12"E, 319.80 FEET TO THE EAST LINE OF SAID NW ¼ SW ¼; THENCE GO ALONG SAID EAST LINE N00°03'01"E, 1139.21.00 FEET TO A 1/2" REBAR FOR NORTHEAST CORNER OF SAID NW ¼ SW ¼ (CW 1/16 CORNER TO SECTION 35); THENCE ALONG THE FORTY LINE S89°06'12"W, 1328.87 FEET TO THE POINT OF BEGINNING, CONTAINING 50.75 ACRES.

Parcel No. 002-09715-000
Moranz Lawn & Garden Equipment, Inc.

Lots 6 and 19 in Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 002-09714-000
Dianne M. Dean, Trustee of the Rita M. Williamson Trust UTA dated October 8, 1991

Lots 2, 4, 5, 20, 21 and 22 of Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 002-09713-003
Richard L. Williamson and Vicky J. Williamson

Lot 3 in Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 001-07144-000
Satterwhite Family Revocable Trust dated November 8, 1995

Part of the SE¼ SW¼ of Section 35, Township 20 North, Range 13 West, bounded and described as follows: Beginning at the NE corner of the SE¼ SW¼, run thence West 430

feet to the point of beginning, said point being on the West boundary of Meadow Drive (said drive shown on recorded plat of Spring Meadow Estates) and on the South boundary of Highway 62; run thence West along South boundary of said Highway 62, 100 feet to a point; run thence South 200 feet to a point; run thence East 100 feet to the West boundary of said Meadow Drive; run thence North along the West boundary of Meadow Drive 200 feet to the point of beginning.

AND: Part of the SE¼ of the SW¼ of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Begin at the NE corner of said SE¼ SW¼, run thence S. 89° 13' 22" W. 530.00 feet to a point on the old R/W line of U.S. Highway 62; thence run S. 01° 28' 27" W. 10.39 feet to a point on the new or expanded R/W line of said highway and the point of beginning for the tract herein described; thence run S. 01° 28' 27" W. 189.61 feet; thence S. 87° 00' 31" W. 50.00 feet; thence N. 01° 28' 27" E. 189.46 feet to a point on the new R/W line of said highway; thence Easterly along said R/W line, said line being a curve to the right of radius 2824.79 feet to the point of tangency of said curve, the chord of this course bearing N. 86° 44' 19" E., with length of 16.36 feet; thence run N. 86° 52' 26" E. 33.66 feet to the point of beginning, containing 0.22 acre, more or less.

Parcel No. 002-09714-004
Century Telephone of Mountain Home, Inc.

Part of Lot 4, Spring Meadow Estates in Baxter County, Arkansas, described as follows: Commence at the Northwest corner of said Lot 4; thence North 88° 44' 11" E. 132.80 feet to the point of beginning; thence continue North 88° 44' 11" E. 30.00 feet to the West right-of-way of Buzzard Roost Cutoff Road; thence along said right-of-way South 00° 06' 03" W. 30.00 feet; thence South 88° 44' 11" W. 30.00 feet; thence North 00° 06' 03" E. 30.00 feet to the point of beginning, containing 0.02 acre, more or less.

Streets and Highways

Also included in the annexation are the following streets:

That part of Meadow View Terrace, formerly platted Meadow Drive, which lies West of Lots 19 through 22 of Spring Meadow Estates, as shown by the recorded plat. And the W½ of Meadow View Terrace, formerly Meadow Drive, which lies West of Lots 23 and 24 of Spring Meadow Estates.

AND, all that part of Buzzard Roost Cutoff lying East of Lots 2 through 6 of Spring Meadow Estates, as shown by the recorded plat.

AND, the W½ of County Road 28 lying East of Parcels 001-07138-008, 001-07138-000 and 001-07138-006.

ALSO, that part of U.S. Highway 62B lying South of Parcels 001-07138-000, 001-07138-006 and 001-07138-008 and North of Parcels 001-07138-004, 001-07138-002, 001-07138-200 and 001-07144-000.

EXHIBIT "C"

Phone (870) 425-8989

Fax (870) 425-9080



Baxter County Abstract

& Title Insurance Co.

Est. 1888

AGENTS: OLD REPUBLIC NATIONAL TITLE INS. CO.
UNITED GENERAL TITLE INC. CO.

617 South Baker • Mountain Home, Arkansas 72653

August 7, 2019

Greeting:

This letter is given in connection with what is understood to be an effort to voluntarily annex certain real property into the City of Mountain Home. Based upon our review, we verify that the persons listed in Exhibit C-1 through C-12 to this letter are all the owners of record of the real property described in Exhibit D-1 through D-5.

Sincerely,

BAXTER COUNTY ABSTRACT & TITLE INSURANCE CO.

Janna Ryan, President

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

BANK OZK, FORMERLY BANK OF THE OZARKS

[Handwritten Signature]

Signature of Property Owner or Legal Representative of Property Owner, Petitioner

Senior Vice President

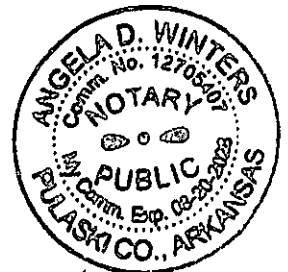
Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Parcel number of property to be annexed:

007-15205-001

ACKNOWLEDGMENT

STATE OF ARKANSAS)
Putaski) SS:
COUNTY OF BAXTER-)



BEFORE ME, the undersigned Notary Public, personally appeared Melvin L. Edwards, to me personally well known, who stated that he/she was the Senior Vice President of OZK, a banking corporation, and was authorized to execute the foregoing instrument for and in the name and behalf of said corporation, and further stated and acknowledged that he/she executed the same for the purposes contained therein.

WITNESS my hand and seal this 1st day of July, 2019.

[Handwritten Signature]
Notary Public

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

MORGAN LAND COMPANY, LLC

Morgan Land Company LLC by
Signature of Property Owner or Legal
Representative of Property Owner,
Petitioner Mike Morgan

Owner
Mike Morgan
Title, if applicable (i.e. Trustee,
Managing Member, President,
Secretary)

Parcel number of property to be annexed:

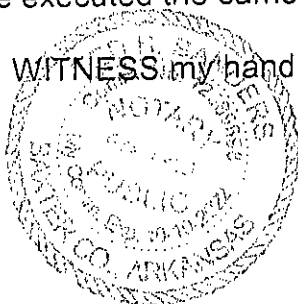
001-07138-007

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

On this day before me personally appeared Mike Morgan, to me personally well known, who stated that he/she was the Managing Member of Morgan Land Company, LLC, and was authorized to execute the foregoing instrument for and in the name and behalf of said limited liability company, and acknowledged that he/she executed the same for the purposes contained therein.

WITNESS my hand and seal this 6th day of July, 2019.



[Signature]
Notary Public

Exhibit C-4

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

FREEMAN & HASSELWANDER
DEVELOPMENT COMPANY, LLC

[Signature]
Signature of Property Owner or Legal Representative of Property Owner, Petitioner

Managing Member
Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Signature of Property Owner or Legal Representative of Property Owner, Petitioner

Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

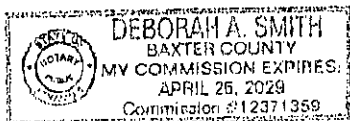
Parcel number of property to be annexed:
001-07138-002

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

On this day before me personally appeared Brad Hasselwander, and Managing Member to me personally well known, who stated that they were the Managing Member of Freeman & Hasselwander Development Company, LLC, and were authorized to execute the foregoing instrument for and in the name and behalf of said limited liability company, and acknowledged that they executed the same for the purposes contained therein.

WITNESS my hand and seal this 8th day of July, 2019.



Deborah A. Smith
Notary Public

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

GLORY MTH PROPERTIES, LLC,
IN ARKANSAS

X Sadiq
Signature of Property Owner or Legal
Representative of Property Owner,
Petitioner

MANAGING MEMBER
Title, if applicable (i.e. Trustee,
Managing Member, President,
Secretary)

Parcel number of property to be annexed:

001-07138-008

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

On this day before me personally appeared Sadiq Sadi, to me personally well known, who stated that he/she was the MANAGING MEMBER of Glory MTH Properties LLC, in Arkansas, and was authorized to execute the foregoing instrument for and in the name and behalf of said limited liability company, and acknowledged that he/she executed the same for the purposes contained therein.

WITNESS my hand and seal this 20th day of July, 2019.

[Signature]
Notary Public



I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

FOUTS FAMILY TRUST UTA DATED
NOVEMBER 9, 2010

Richard S. Fouts
Signature of Property Owner or Legal
Representative of Property Owner,
Petitioner

Trustee
Title, if applicable (i.e. Trustee,
Managing Member, President,
Secretary)

Karen M. Fouts
Signature of Property Owner or Legal
Representative of Property Owner,
Petitioner

Trustee
Title, if applicable (i.e. Trustee,
Managing Member, President,
Secretary)


Parcel number of property to be annexed:

001-07138-200

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) SS:
COUNTY OF BAXTER)

BEFORE ME, the undersigned Notary Public, personally appeared Richard S. Fouts and Karen M. Fouts, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged that they executed the same for the purposes contained therein.

WITNESS my hand and seal this 19th day of June, 2019

[Signature]
Notary Public

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

CENTURY TELEPHONE OF MOUNTAIN HOME, INC.

[Handwritten Signature]

Signature of Property Owner or Legal Representative of Property Owner, Petitioner

SR TAX MANAGER

Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Signature of Property Owner or Legal Representative of Property Owner, Petitioner

Title, if applicable (i.e. Trustee, Managing Member, President, Secretary)

Parcel number of property to be annexed:

002-09714-004

ACKNOWLEDGMENT

STATE OF ~~LOUISIANA~~ ARKANSAS)
COUNTY OF ~~LOUISIANA~~) SS:
PARISH OF BAXTER)

BEFORE ME, the undersigned Notary Public, personally appeared Peter Eckel and _____, to me personally well known, who stated that they were the Sr. Tax Manager and _____ of Century Telephone of Mountain Home, Inc., a corporation, and that they were authorized to execute the foregoing instrument for and in the name and behalf of said corporation, and further stated and acknowledged that they executed the same for the purposes contained therein.

WITNESS my hand and seal this 8th day of ~~June~~ ^{July}, 2019.



[Handwritten Signature: Thomas Horn]
Notary Public

[Handwritten initials]

EXHIBIT "A"

Parcel No. 007-15205-001
Bank OZK, formerly Bank of the Ozarks

Part of the SW 1/4 SE 1/4 of Section 35, Twp. 20 North, Range 13 West, Baxter County, Arkansas, described as follows: From the Northwest Corner of the SW 1/4 SE 1/4 of Section 35, go along the West boundary of said SW 1/4 SE 1/4, South 01 deg. 35 min. 40 sec. West, 204.69 feet; then go South 89 deg. 00 min. 35 sec. East, 12.79 feet to a 1/2 inch rebar on the East right of way of Buzzard Roost Road, the point of beginning of tract being described; then go along said right of way South 01 deg. 58 min. 18 sec. West, 100.00 feet to a 3/8 inch rebar; then go South 89 deg. 00 min. 44 sec. East, 149.67 feet to a 3/8 inch rebar; then go North 02 deg. 09 min. 55 sec. East, 100.00 feet to a 1/2 inch pipe; then go North 89 deg. 00 min. 35 sec. West, 150.01 feet to the point of beginning, containing 0.34 acre.

Parcel No. 001-07138-007
Morgan Land Company, LLC

A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, as follows: Commencing at the Northeast corner of said SE 1/4 SW 1/4, run South 89 deg. 13' 32" West, 530 feet; thence South 01 deg. 28' 27" West, 230 feet to a point for the place of beginning; from the point of beginning run North 87 deg. 00' 31" East, 100 feet; thence run South 01 deg. 28' 27" West, 355.60 feet; thence run North 89 deg. 20' West, 100 feet; thence run North 01 deg. 28' 27" East, 349.22 feet to the point of beginning.

Being shown as Tract B on a survey by Warren H. Goforth, RLS #59, filed September 30, 1987, as Instrument # RS-463-87.

AND: A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, as follows: Commencing at the Northeast corner of said SE 1/4 SW 1/4, run South 89 deg. 13' 32" West, 530 feet; thence run South 85 deg. 16' 26" West, 200.57 feet; thence South 81 deg. 15' 26" West, 298.6 feet to a set iron pin; thence South 01 deg. 35' 06" East, 511.6 feet to the point of beginning; thence South 01 deg. 35' 06" East, 50 feet to a point; thence South 89 deg. 20' East, 565.5 feet, more or less, to the West RW of Meadow Drive; thence North 01 deg. 28' 27" East, 50 feet to the Southeast corner of Tract B on a survey by Warren H. Goforth, RLS #59 filed September 30, 1987, as Instrument # RS-463-87; thence North 89 deg. 20' West, 565.5 feet, more or less, along the South line of Tracts A and B as shown on RS-463-87 to the point of beginning.

Parcel No. 001-07138-004
Tommy Horton and Barbara Horton

A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, described as follows: Commencing at the NE corner of said SE 1/4 SW 1/4 run S. 89 deg. 13' 32"

W., 530 feet, thence run S. 85 deg. 16' 26" W., 200.57 feet to a point for the place of beginning; from the point of beginning run S. 01 deg. 28' 27" W., 223.91 feet, thence run N. 87 deg. 00' 31' E., 200 feet, thence run S. 01 deg. 28' 27" W., 349.22 feet, thence run N. 89 deg. 20' W., 465.5 feet; thence run N. 01 deg. 35' 06" W., 511.5 feet, thence run N. 81 deg. 15' 26" E., 298.6 feet to the point of beginning, containing 4.79 acres, more or less.

Parcel No. 001-07138-002
Freeman & Hasselwander Development Company, LLC

Part of the South Half (S1/2) of the Southwest Quarter (SW1/4) of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Beginning at the West 1/16 corner on the South line of said S 1/2 SW 1/4, a one inch drill stem, thence along said South line South 89 deg. 35' 15" West 542.91 feet to a 3/8 inch rebar with plastic cap (PS 884) on the east right of way of Garden Terrace; thence along said right of way North 00 deg. 25' 00" West 460.40 feet to a one-half inch rebar; thence leaving said right of way North 89 deg. 34' 20" East 130.03 feet to a one-half inch rebar; thence North 00 deg. 24' 59" West 205.19 feet to a 3/8 inch rebar; thence North 89 deg. 37' 08" East 99.97 feet to a 3/8 inch rebar; thence North 00 deg. 25' 37" West 264.37 feet to an Arkansas Highway and Transportation Department aluminum cap monument (AHTC ACM) on the South right of way of U.S. Highway 62 B; thence along said right of way the following courses: North 45 deg. 00' 52" East 10.03 feet; thence North 53 deg. 40' 50" East 100.12 feet to an AHTD ACM; North 47 deg. 31' 26" East 107.52 feet to an AHTD ACM; North 51 deg. 28' 49" East 85.84 feet to an AHTD ACM; North 69 deg. 27' 47" East 186.61 feet along the chord of a curve to the right with a radius of 532.96 feet, a central angle of 20 deg. 09' 57", and length of 187.58 feet to an AHTD ACM; North 82 deg. 38' 54" East 98.44 feet to an AHTD ACM; North 79 deg. 33' 14" East 77.88 feet to an AHTD ACM; North 79 deg. 43' 33" East 22.19 feet to an AHTD ACM; North 76 deg. 43' 23" East 27.12 feet to a one-half inch rebar with aluminum cap (PS 1180); thence leaving said right of way South 02 deg. 21' 47" East 549.37 feet to a one-half inch rebar with aluminum cap (PS 1180); North 89 deg. 44' 32" East 561.03 feet to a one-half inch rebar with aluminum cap (PS 1180) on the west right of way of Meadow View Terrace; thence along said right of way South 00 deg. 09' 11" East 627.23 feet to a one-half inch rebar with aluminum cap (PS 1180); thence North 89 deg. 50' 49" East 50.00 feet to a one-half inch rebar with aluminum cap (PS 1180) on the west line of Lot 13 in Meadow View Estates; thence along said line South 00 deg. 09' 11" East 47.15 feet to a one-half inch rebar with aluminum cap (PS 1180) on the South line of said S 1/2 SW 1/4 of Section 35; thence along said line South 89 deg. 53' 14" West 947.19 feet to the Point of Beginning.

Parcel No. 001-07138-008
Glory MTH Properties, LLC in Arkansas

Part of the West Half of the Southwest Quarter (W $\frac{1}{2}$ SW $\frac{1}{4}$), Section 35, Township 20 North, Range 13 West in Baxter County, Arkansas, described as follows: Commence at

a ½" rebar for the South 1/16 corner of Sections 34 and 35; then go along the West line of the SW¼ SW¼ of said Section 35, S. 00° 43' 55" E. 820.17 feet to a ½" rebar with aluminum cap (PS 1180) on the North right of way of U.S. Highway 62 B; then go along said right of way the following courses: N. 82° 47' 39" E. 144.87 feet to an Arkansas Department of Transportation (Ardot) aluminum cap monument, N. 79° 00' 40" E. 103.59 feet to an Ardot aluminum cap monument; N. 72° 38' 32" E. 139.67 feet to an Ardot aluminum monument; N. 58° 52' 28" E. 228.60 feet to a point; N. 54° 32' 10" E. 197.65 feet to an Ardot aluminum cap monument; N. 50° 09' 03" E. 455.57 feet to a ½" rebar with aluminum cap (PS 1180) and the point of beginning; thence N. 50° 09' 03" W. 51.81 feet to an Ardot aluminum cap monument; thence N. 60° 14' 69" E. 215.65 feet along the chord of a curve to the right with a length of 216.78 feet, a delta angle of 20° 15' 47" and a radius of 612.96 feet; thence continue along said right of way the following courses: N. 01° 37' 12" W. 36.68 feet to an AHTD aluminum cap monument; N. 31° 52' 58" E. 38.25 feet to an AHTD aluminum cap monument on the East line of said W½ SW¼; thence along said East line of the W½ SW¼ N. 00° 03' 01" W. 180.86 feet; thence S. 89° 06' 12" W. 319.82 feet; thence S. 00° 03' 01" W. 174 feet; thence S. 19° 13' 38" E. 223.30 feet to the point of beginning.

001-07138-200

Richard S. Fouts and Karen M. Fouts, Co-Trustees
of the Fouts Family Trust UTA dated November 9, 2010

Part of the SE¼ of the SW¼ of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Begin at the NE corner of said SE¼ SW¼, run thence South 89° 13' 22" W. 530.00 feet to a point on the old R/W line of U.S. Highway 62; thence run South 01° 28' 27" W. 200.00 feet to the point of beginning for the tract herein described; thence run North 87° 00' 31" E. 100.00 feet to a point on the West R/W line of Meadow Drive; thence South 01° 28' 27" W. along said R/W line, 30.00 feet; thence South 87° 00' 31" W. 300 feet; thence North 01° 28' 27" E. 214.31 feet to a point on the new R/W line of said highway; thence Easterly along said R/W line, said line being a curve to the right of radius 2824.79 feet to a point; the chord of this course bearing North 85° 03' 18" E., with length of 150.49 feet; thence run South 01° 28' 27" W. 189.46 feet; thence North 87° 00' 31" E. 50.00 feet to the point of beginning, containing 0.85 acre, more or less.

Parcels 001-07138-000 and 001-07138-006

Francis D. Sharp, Trustee of the Sharp Family Trust UTA dated June 14, 2012

THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW ¼ SW ¼)
AND ALL THAT PART OF THE OF THE SOUTHWEST QUARTER OF THE
SOUTHWEST QUARTER (SW ¼ SW ¼), LYING NORTHWEST OF THE U.S.
HIGHWAY No. 62 RIGHT OF WAY, IN SECTION 35, TOWNSHIP 20 NORTH, RANGE
13 WEST IN BAXTER COUNTY, ARKANSAS DESCRIBED AS FOLLOWS:
BEGINNING AT THE NORTHWEST CORNER OF SAID NW ¼ SW ¼ (1/4 CORNER
PTO SECTIONS 34 & 35); THENCE ALONG THE WEST LINE THEREOF

S00°31'58"W, 1292.92 FEET TO A 1/2" REBAR FOR THE SOUTH 1/16 CORNER TO SECTIONS 34 & 35; THENCE ALONG THE FORTY LINE N89°52'24"E, 175.00 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE LEAVING THE FORTY LINE S41°39'32"E, 99.91 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE S00°43'55"E, 315.00 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N85°48'31"W, 166.53 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE S00°43'55"E, 433.67 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; ON THE NORTHERLY RIGHT OF WAY OF U.S. HIGHWAY 62 B; THENCE ALONG SAID RIGHT OF WAY THE FOLLOWING COURSES: N82°47'39"E, 69.87 FEET TO AN ARKANSAS DEPARTMENT OF TRANSPORTATION (ARDOT) ALUMINUM CAP MONUMENT; N79°00'40"E, 103.59 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N72°38'32"E, 139.67 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N58°52'28"E, 228.60 FEET TO A POINT; N54°32'10"E, 197.65 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N50°09'03"E, 455.57 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE LEAVING SAID RIGHT OF WAY GO N19°13'38"W, 223.30 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N00°03'01"W, 174.36 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N89°06'12"E, 319.80 FEET TO THE EAST LINE OF SAID NW ¼ SW ¼; THENCE GO ALONG SAID EAST LINE N00°03'01"E, 1139.21.00 FEET TO A 1/2" REBAR FOR NORTHEAST CORNER OF SAID NW ¼ SW ¼ (CW 1/16 CORNER TO SECTION 35); THENCE ALONG THE FORTY LINE S89°06'12"W, 1328.87 FEET TO THE POINT OF BEGINNING, CONTAINING 50.75 ACRES.

Parcel No. 002-09715-000
Moranz Lawn & Garden Equipment, Inc.

Lots 6 and 19 in Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 002-09714-000
Dianne M. Dean, Trustee of the Rita M. Williamson Trust UTA dated October 8, 1991

Lots 2, 4, 5, 20, 21 and 22 of Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 002-09713-003
Richard L. Williamson and Vicky J. Williamson

Lot 3 in Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 001-07144-000
Satterwhite Family Revocable Trust dated November 8, 1995

Part of the SE¼ SW¼ of Section 35, Township 20 North, Range 13 West, bounded and described as follows: Beginning at the NE corner of the SE¼ SW¼, run thence West 430

feet to the point of beginning, said point being on the West boundary of Meadow Drive (said drive shown on recorded plat of Spring Meadow Estates) and on the South boundary of Highway 62; run thence West along South boundary of said Highway 62, 100 feet to a point; run thence South 200 feet to a point; run thence East 100 feet to the West boundary of said Meadow Drive; run thence North along the West boundary of Meadow Drive 200 feet to the point of beginning.

AND: Part of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Begin at the NE corner of said SE $\frac{1}{4}$ SW $\frac{1}{4}$, run thence S. 89° 13' 22" W. 530.00 feet to a point on the old R/W line of U.S. Highway 62; thence run S. 01° 28' 27" W. 10.39 feet to a point on the new or expanded R/W line of said highway and the point of beginning for the tract herein described; thence run S. 01° 28' 27" W. 189.61 feet; thence S. 87° 00' 31" W. 50.00 feet; thence N. 01° 28' 27" E. 189.46 feet to a point on the new R/W line of said highway; thence Easterly along said R/W line, said line being a curve to the right of radius 2824.79 feet to the point of tangency of said curve, the chord of this course bearing N. 86° 44' 19" E., with length of 16.36 feet; thence run N. 86° 52' 26" E. 33.66 feet to the point of beginning, containing 0.22 acre, more or less.

Parcel No. 002-09714-004
Century Telephone of Mountain Home, Inc.

Part of Lot 4, Spring Meadow Estates in Baxter County, Arkansas, described as follows: Commence at the Northwest corner of said Lot 4; thence North 88° 44' 11" E. 132.80 feet to the point of beginning; thence continue North 88° 44' 11" E. 30.00 feet to the West right-of-way of Buzzard Roost Cutoff Road; thence along said right-of-way South 00° 06' 03" W. 30.00 feet; thence South 88° 44' 11" W. 30.00 feet; thence North 00° 06' 03" E. 30.00 feet to the point of beginning, containing 0.02 acre, more or less.

Streets and Highways

Also included in the annexation are the following streets:

That part of Meadow View Terrace, formerly platted Meadow Drive, which lies West of Lots 19 through 22 of Spring Meadow Estates, as shown by the recorded plat. And the W $\frac{1}{2}$ of Meadow View Terrace, formerly Meadow Drive, which lies West of Lots 23 and 24 of Spring Meadow Estates.

AND, all that part of Buzzard Roost Cutoff lying East of Lots 2 through 6 of Spring Meadow Estates, as shown by the recorded plat.

AND, the W $\frac{1}{2}$ of County Road 28 lying East of Parcels 001-07138-008, 001-07138-000 and 001-07138-006.

ALSO, that part of U.S. Highway 62B lying South of Parcels 001-07138-000, 001-07138-006 and 001-07138-008 and North of Parcels 001-07138-004, 001-07138-002, 001-07138-200 and 001-07144-000.

CONSOLIDATED LAND SERVICES

INCORPORATED

ENGINEERING, SURVEYING & MATERIALS TESTING

www.clsi-mtnhome.com

2113 HIGHWAY 62 EAST #2
MOUNTAIN HOME, AR 72653



TELEPHONE (870) 425-6161
FAX: (870) 424-3884

To: Whom it Concerns
From: Kenneth W. Cotter
Date: 8/7/2019
Re: Annexation Petition
100% of Owners Petitioning
Mountain Home, Arkansas

I, Kenneth W. Cotter, a Professional Surveyor licensed by the State of Arkansas, certify that I have reviewed the 'Exhibit A' of the above Petition, prepared by Sanders, Morgan & Clarke, PLLC. The Exhibit contains twelve (12) parcels plus four (4) sections of streets/highways. I verify that the within described properties are contiguous with the present City of Mountain Home corporate limits and that no enclaves will be created if the properties are accepted by the City of Mountain Home, to the best of my knowledge and ability.

Kenneth W. Cotter, PS AR 1057



EXHIBIT "A"

Parcel No. 007-15205-001
Bank OZK, formerly Bank of the Ozarks

Part of the SW 1/4 SE 1/4 of Section 35, Twp. 20 North, Range 13 West, Baxter County, Arkansas, described as follows: From the Northwest Corner of the SW 1/4 SE 1/4 of Section 35, go along the West boundary of said SW 1/4 SE 1/4, South 01 deg. 35 min. 40 sec. West, 204.69 feet; then go South 89 deg. 00 min. 35 sec. East, 12.79 feet to a 1/2 inch rebar on the East right of way of Buzzard Roost Road, the point of beginning of tract being described; then go along said right of way South 01 deg. 58 min. 18 sec. West, 100.00 feet to a 3/8 inch rebar; then go South 89 deg. 00 min. 44 sec. East, 149.67 feet to a 3/8 inch rebar; then go North 02 deg. 09 min. 55 sec. East, 100.00 feet to a 1/2 inch pipe; then go North 89 deg. 00 min. 35 sec. West, 150.01 feet to the point of beginning, containing 0.34 acre.

Parcel No. 001-07138-007
Morgan Land Company, LLC

A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, as follows: Commencing at the Northeast corner of said SE 1/4 SW 1/4, run South 89 deg. 13' 32" West, 530 feet; thence South 01 deg. 28' 27" West, 230 feet to a point for the place of beginning; from the point of beginning run North 87 deg. 00' 31" East, 100 feet; thence run South 01 deg. 28' 27" West, 355.60 feet; thence run North 89 deg. 20' West, 100 feet; thence run North 01 deg. 28' 27" East, 349.22 feet to the point of beginning.

Being shown as Tract B on a survey by Warren H. Goforth, RLS #59, filed September 30, 1987, as Instrument # RS-463-87.

AND: A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, as follows: Commencing at the Northeast corner of said SE 1/4 SW 1/4, run South 89 deg. 13' 32" West, 530 feet; thence run South 85 deg. 16' 26" West, 200.57 feet; thence South 81 deg. 15' 26" West, 298.6 feet to a set iron pin; thence South 01 deg. 35' 06" East, 511.6 feet to the point of beginning; thence South 01 deg. 35' 06" East, 50 feet to a point; thence South 89 deg. 20' East, 565.5 feet, more or less, to the West R/W of Meadow Drive; thence North 01 deg. 28' 27" East, 50 feet to the Southeast corner of Tract B on a survey by Warren H. Goforth, RLS #59 filed September 30, 1987, as Instrument # RS-463-87; thence North 89 deg. 20' West, 565.5 feet, more or less, along the South line of Tracts A and B as shown on RS-463-87 to the point of beginning.

Parcel No. 001-07138-004
Tommy Horton and Barbara Horton

A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, described as follows: Commencing at the NE corner of said SE 1/4 SW 1/4 run S. 89 deg. 13' 32"

W., 530 feet, thence run S. 85 deg. 16' 26" W., 200.57 feet to a point for the place of beginning; from the point of beginning run S. 01 deg. 28' 27" W., 223.91 feet, thence run N. 87 deg. 00' 31' E., 200 feet, thence run S. 01 deg. 28' 27" W., 349.22 feet, thence run N. 89 deg. 20' W., 465.5 feet; thence run N. 01 deg. 35' 06" W., 511.5 feet, thence run N. 81 deg. 15' 26" E., 298.6 feet to the point of beginning, containing 4.79 acres, more or less.

Parcel No. 001-07138-002
Freeman & Hasselwander Development Company, LLC

Part of the South Half (S1/2) of the Southwest Quarter (SW1/4) of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Beginning at the West 1/16 corner on the South line of said S 1/2 SW 1/4, a one inch drill stem, thence along said South line South 89 deg. 35' 15" West 542.91 feet to a 3/8 inch rebar with plastic cap (PS 884) on the east right of way of Garden Terrace; thence along said right of way North 00 deg. 25' 00" West 460.40 feet to a one-half inch rebar; thence leaving said right of way North 89 deg. 34' 20" East 130.03 feet to a one-half inch rebar; thence North 00 deg. 24' 59" West 205.19 feet to a 3/8 inch rebar; thence North 89 deg. 37' 08" East 99.97 feet to a 3/8 inch rebar; thence North 00 deg. 25' 37" West 264.37 feet to an Arkansas Highway and Transportation Department aluminum cap monument (AHTC ACM) on the South right of way of U.S. Highway 62 B; thence along said right of way the following courses: North 45 deg. 00' 52" East 10.03 feet; thence North 53 deg. 40' 50" East 100.12 feet to an AHTD ACM; North 47 deg. 31' 26" East 107.52 feet to an AHTD ACM; North 51 deg. 28' 49" East 85.84 feet to an AHTD ACM; North 69 deg. 27' 47" East 186.61 feet along the chord of a curve to the right with a radius of 532.96 feet, a central angle of 20 deg. 09' 57", and length of 187.58 feet to an AHTD ACM; North 82 deg. 38' 54" East 98.44 feet to an AHTD ACM; North 79 deg. 33' 14" East 77.88 feet to an AHTD ACM; North 79 deg. 43' 33" East 22.19 feet to an AHTD ACM; North 76 deg. 43' 23" East 27.12 feet to a one-half inch rebar with aluminum cap (PS 1180); thence leaving said right of way South 02 deg. 21' 47" East 549.37 feet to a one-half inch rebar with aluminum cap (PS 1180); North 89 deg. 44' 32" East 561.03 feet to a one-half inch rebar with aluminum cap (PS 1180) on the west right of way of Meadow View Terrace; thence along said right of way South 00 deg. 09' 11" East 627.23 feet to a one-half inch rebar with aluminum cap (PS 1180); thence North 89 deg. 50' 49" East 50.00 feet to a one-half inch rebar with aluminum cap (PS 1180) on the west line of Lot 13 in Meadow View Estates; thence along said line South 00 deg. 09' 11" East 47.15 feet to a one-half inch rebar with aluminum cap (PS 1180) on the South line of said S 1/2 SW 1/4 of Section 35; thence along said line South 89 deg. 53' 14" West 947.19 feet to the Point of Beginning.

Parcel No. 001-07138-008
Glory MTH Properties, LLC in Arkansas

Part of the West Half of the Southwest Quarter (W1/2 SW1/4), Section 35, Township 20 North, Range 13 West in Baxter County, Arkansas, described as follows: Commence at

a ½" rebar for the South 1/16 corner of Sections 34 and 35; then go along the West line of the SW¼ SW¼ of said Section 35, S. 00° 43' 55" E. 820.17 feet to a ½" rebar with aluminum cap (PS 1180) on the North right of way of U.S. Highway 62 B; then go along said right of way the following courses: N. 82° 47' 39" E. 144.87 feet to an Arkansas Department of Transportation (Ardot) aluminum cap monument, N. 79° 00' 40" E. 103.59 feet to an Ardot aluminum cap monument; N. 72° 38' 32" E. 139.67 feet to an Ardot aluminum monument; N. 58° 52' 28" E. 228.60 feet to a point; N. 54° 32' 10" E. 197.65 feet to an Ardot aluminum cap monument; N. 50° 09' 03" E. 455.57 feet to a ½" rebar with aluminum cap (PS 1180) and the point of beginning; thence N. 50° 09' 03" W. 51.81 feet to an Ardot aluminum cap monument; thence N. 60° 14' 69" E. 215.65 feet along the chord of a curve to the right with a length of 216.78 feet, a delta angle of 20° 15' 47" and a radius of 612.96 feet; thence continue along said right of way the following courses: N. 01° 37' 12" W. 36.68 feet to an AHTD aluminum cap monument; N. 31° 52' 58" E. 38.25 feet to an AHTD aluminum cap monument on the East line of said W½ SW¼; thence along said East line of the W½ SW¼ N. 00° 03' 01" W. 180.86 feet; thence S. 89° 06' 12" W. 319.82 feet; thence S. 00° 03' 01" W. 174 feet; thence S. 19° 13' 38" E. 223.30 feet to the point of beginning.

001-07138-200

Richard S. Fouts and Karen M. Fouts, Co-Trustees
of the Fouts Family Trust UTA dated November 9, 2010

Part of the SE¼ of the SW¼ of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Begin at the NE corner of said SE¼ SW¼, run thence South 89° 13' 22" W. 530.00 feet to a point on the old R/W line of U.S. Highway 62; thence run South 01° 28' 27" W. 200.00 feet to the point of beginning for the tract herein described; thence run North 87° 00' 31" E. 100.00 feet to a point on the West R/W line of Meadow Drive; thence South 01° 28' 27" W. along said R/W line, 30.00 feet; thence South 87° 00' 31" W. 300 feet; thence North 01° 28' 27" E. 214.31 feet to a point on the new R/W line of said highway; thence Easterly along said R/W line, said line being a curve to the right of radius 2824.79 feet to a point; the chord of this course bearing North 85° 03' 18" E., with length of 150.49 feet; thence run South 01° 28' 27" W. 189.46 feet; thence North 87° 00' 31" E. 50.00 feet to the point of beginning, containing 0.85 acre, more or less.

Parcels 001-07138-000 and 001-07138-006

Francis D. Sharp, Trustee of the Sharp Family Trust UTA dated June 14, 2012

THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW ¼ SW ¼)
AND ALL THAT PART OF THE OF THE SOUTHWEST QUARTER OF THE
SOUTHWEST QUARTER (SW ¼ SW ¼), LYING NORTHWEST OF THE U.S.
HIGHWAY No. 62 RIGHT OF WAY, IN SECTION 35, TOWNSHIP 20 NORTH, RANGE
13 WEST IN BAXTER COUNTY, ARKANSAS DESCRIBED AS FOLLOWS:
BEGINNING AT THE NORTHWEST CORNER OF SAID NW ¼ SW ¼ (1/4 CORNER
pTO SECTIONS 34 & 35); THENCE ALONG THE WEST LINE THEREOF

S00°31'58"W, 1292.92 FEET TO A 1/2" REBAR FOR THE SOUTH 1/16 CORNER TO SECTIONS 34 & 35; THENCE ALONG THE FORTY LINE N89°52'24"E, 175.00 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE LEAVING THE FORTY LINE S41°39'32"E, 99.91 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE S00°43'55"E, 315.00 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N85°48'31"W, 166.53 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE S00°43'55"E, 433.67 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; ON THE NORTHERLY RIGHT OF WAY OF U.S. HIGHWAY 62 B; THENCE ALONG SAID RIGHT OF WAY THE FOLLOWING COURSES: N82°47'39"E, 69.87 FEET TO AN ARKANSAS DEPARTMENT OF TRANSPORTATION (ARDOT) ALUMINUM CAP MONUMENT; N79°00'40"E, 103.59 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N72°38'32"E, 139.67 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N58°52'28"E, 228.60 FEET TO A POINT; N54°32'10"E, 197.65 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N50°09'03"E, 455.57 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE LEAVING SAID RIGHT OF WAY GO N19°13'38"W, 223.30 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N00°03'01"W, 174.36 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N89°06'12"E, 319.80 FEET TO THE EAST LINE OF SAID NW ¼ SW ¼; THENCE GO ALONG SAID EAST LINE N00°03'01"E, 1139.21.00 FEET TO A 1/2" REBAR FOR NORTHEAST CORNER OF SAID NW ¼ SW ¼ (CW 1/16 CORNER TO SECTION 35); THENCE ALONG THE FORTY LINE S89°06'12"W, 1328.87 FEET TO THE POINT OF BEGINNING, CONTAINING 50.75 ACRES.

Parcel No. 002-09715-000
Moranz Lawn & Garden Equipment, Inc.

Lots 6 and 19 in Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 002-09714-000
Dianne M. Dean, Trustee of the Rita M. Williamson Trust UTA dated October 8, 1991

Lots 2, 4, 5, 20, 21 and 22 of Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 002-09713-003
Richard L. Williamson and Vicky J. Williamson

Lot 3 in Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 001-07144-000
Satterwhite Family Revocable Trust dated November 8, 1995

Part of the SE¼ SW¼ of Section 35, Township 20 North, Range 13 West, bounded and described as follows: Beginning at the NE corner of the SE¼ SW¼, run thence West 430

feet to the point of beginning, said point being on the West boundary of Meadow Drive (said drive shown on recorded plat of Spring Meadow Estates) and on the South boundary of Highway 62; run thence West along South boundary of said Highway 62, 100 feet to a point; run thence South 200 feet to a point; run thence East 100 feet to the West boundary of said Meadow Drive; run thence North along the West boundary of Meadow Drive 200 feet to the point of beginning.

AND: Part of the SE¼ of the SW¼ of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Begin at the NE corner of said SE¼ SW¼, run thence S. 89° 13' 22" W. 530.00 feet to a point on the old R/W line of U.S. Highway 62; thence run S. 01° 28' 27" W. 10.39 feet to a point on the new or expanded R/W line of said highway and the point of beginning for the tract herein described; thence run S. 01° 28' 27" W. 189.61 feet; thence S. 87° 00' 31" W. 50.00 feet; thence N. 01° 28' 27" E. 189.46 feet to a point on the new R/W line of said highway; thence Easterly along said R/W line, said line being a curve to the right of radius 2824.79 feet to the point of tangency of said curve, the chord of this course bearing N. 86° 44' 19" E., with length of 16.36 feet; thence run N. 86° 52' 26" E. 33.66 feet to the point of beginning, containing 0.22 acre, more or less.

Parcel No. 002-09714-004
Century Telephone of Mountain Home, Inc.

Part of Lot 4, Spring Meadow Estates in Baxter County, Arkansas, described as follows: Commence at the Northwest corner of said Lot 4; thence North 88° 44' 11" E. 132.80 feet to the point of beginning; thence continue North 88° 44' 11" E. 30.00 feet to the West right-of-way of Buzzard Roost Cutoff Road; thence along said right-of-way South 00° 06' 03" W. 30.00 feet; thence South 88° 44' 11" W. 30.00 feet; thence North 00° 06' 03" E. 30.00 feet to the point of beginning, containing 0.02 acre, more or less.

Streets and Highways

Also included in the annexation are the following streets:

That part of Meadow View Terrace, formerly platted Meadow Drive, which lies West of Lots 19 through 22 of Spring Meadow Estates, as shown by the recorded plat. And the W½ of Meadow View Terrace, formerly Meadow Drive, which lies West of Lots 23 and 24 of Spring Meadow Estates.

AND, all that part of Buzzard Roost Cutoff lying East of Lots 2 through 6 of Spring Meadow Estates, as shown by the recorded plat.

AND, the W½ of County Road 28 lying East of Parcels 001-07138-008, 001-07138-000 and 001-07138-006.

ALSO, that part of U.S. Highway 62B lying South of Parcels 001-07138-000, 001-07138-006 and 001-07138-008 and North of Parcels 001-07138-004, 001-07138-002, 001-07138-200 and 001-07144-000.



ARKANSAS GIS OFFICE

August 9, 2019

Ted Sanders
Sanders, Morgan & Clarke, PLLC
PO Box 2308
Mountain Home, AR 72654

RE: City of Mountain Home Annexation Coordination Requirement

Mr. Sanders,

Thank you for coordinating with our office as you seek to annex property into the City of Mountain Home located in Section 35, Township 20 North, Range 13 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,

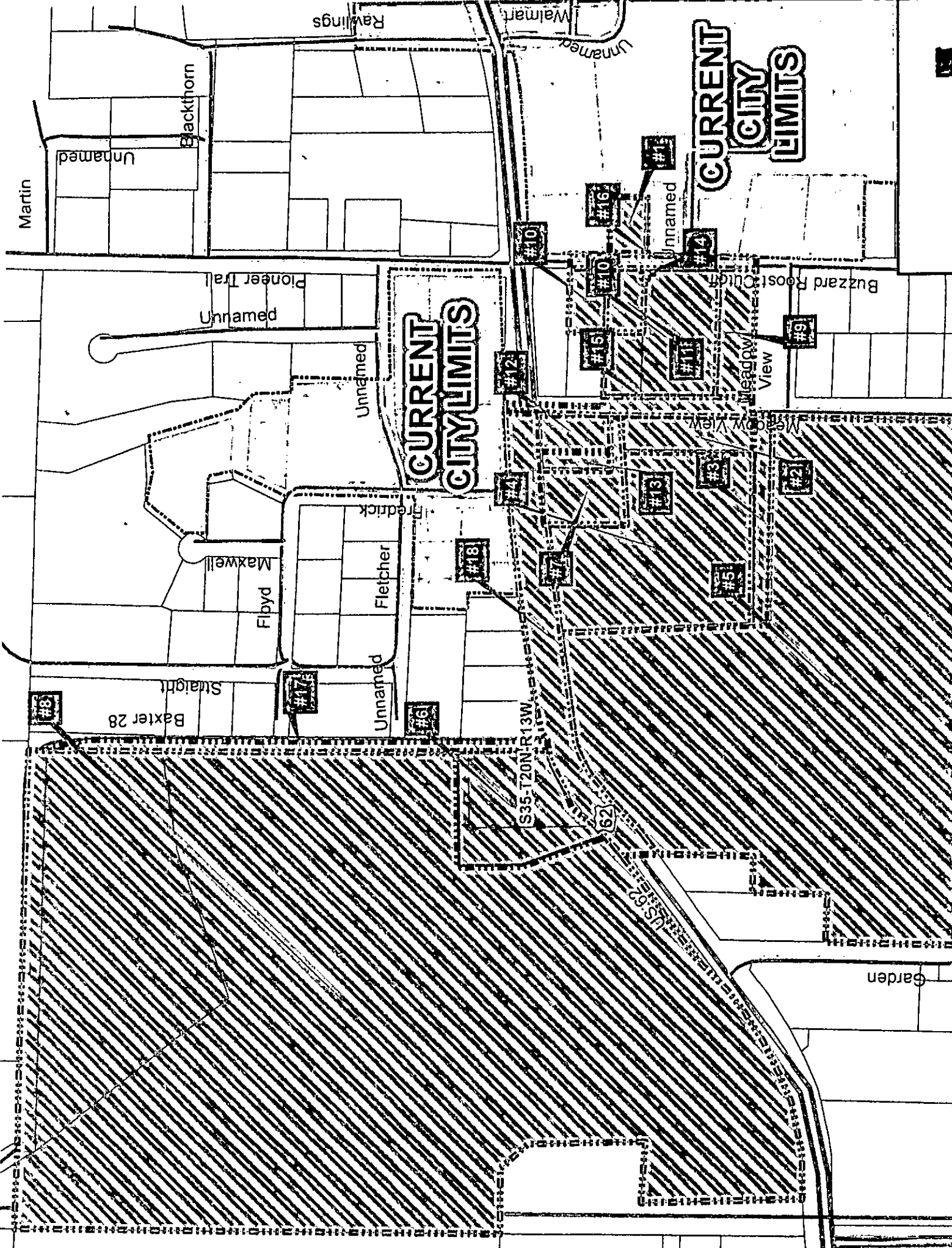
Jennifer Wheeler, GIS Analyst
/jw

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

H:\City_Annexations\Cities\Mountain_Home\20190618\Doc\20190618_Mountain
Home_Annexation_Coordination_Letter.docx

ARKANSAS GIS OFFICE · 1 CAPITOL MALL SUITE 6D · LITTLE ROCK · ARKANSAS · 72201

PHONE (501) 682-2767 · www.gis.arkansas.gov · FAX (501) 682-6077



CURRENT CITY LIMITS

CURRENT CITY LIMITS

Martin

Blackthorn

Rawlings

Walmart

Unnamed

Unnamed

Pioneer Trail

Unnamed

Unnamed

CURRENT CITY LIMITS

Fredrick

Fletcher

Maxwell

Flyby

Unnamed

Slaughter

Baxter 28

S35-T20N-R13W

62

UNNAMED

Garden

Unnamed

#1

#16

#10

#10

#15

#11

#12

#4

#18

#7

#13

#3

#5

#2

Meadow View

Meadow View

Buzzard Roost

Buzzard Roost

#9

#13

#17

#6

EXHIBIT "A"

Parcel No. 007-15205-001
Bank OZK, formerly Bank of the Ozarks

#1 Part of the SW 1/4 SE 1/4 of Section 35, Twp. 20 North, Range 13 West, Baxter County, Arkansas, described as follows: From the Northwest Corner of the SW 1/4 SE 1/4 of Section 35, go along the West boundary of said SW 1/4 SE 1/4, South 01 deg. 35 min. 40 sec. West, 204.69 feet; then go South 89 deg. 00 min. 35 sec. East, 12.79 feet to a 1/2 inch rebar on the East right of way of Buzzard Roost Road, the point of beginning of tract being described; then go along said right of way South 01 deg. 58 min. 18 sec. West, 100.00 feet to a 3/8 inch rebar; then go South 89 deg. 00 min. 44 sec. East, 149.67 feet to a 3/8 inch rebar; then go North 02 deg. 09 min. 55 sec. East, 100.00 feet to a 1/2 inch pipe; then go North 89 deg. 00 min. 35 sec. West, 150.01 feet to the point of beginning, containing 0.34 acre.

Parcel No. 001-07138-007
Morgan Land Company, LLC

#2 A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, as follows: Commencing at the Northeast corner of said SE 1/4 SW 1/4, run South 89 deg. 13' 32" West, 530 feet; thence South 01 deg. 28' 27" West, 230 feet to a point for the place of beginning; from the point of beginning run North 87 deg. 00' 31" East, 100 feet; thence run South 01 deg. 28' 27" West, 355.60 feet; thence run North 89 deg. 20' West, 100 feet; thence run North 01 deg. 28' 27" East, 349.22 feet to the point of beginning.

Being shown as Tract B on a survey by Warren H. Goforth, RLS #59, filed September 30, 1987, as Instrument # RS-463-87.

#3 AND: A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, as follows: Commencing at the Northeast corner of said SE 1/4 SW 1/4, run South 89 deg. 13' 32" West, 530 feet; thence run South 85 deg. 16' 26" West, 200.57 feet; thence South 81 deg. 15' 26" West, 298.6 feet to a set iron pin; thence South 01 deg. 35' 06" East, 511.6 feet to the point of beginning; thence South 01 deg. 35' 06" East, 50 feet to a point; thence South 89 deg. 20' East, 565.5 feet, more or less, to the West RW of Meadow Drive; thence North 01 deg. 28' 27" East, 50 feet to the Southeast corner of Tract B on a survey by Warren H. Goforth, RLS #59 filed September 30, 1987, as Instrument # RS-463-87; thence North 89 deg. 20' West, 565.5 feet, more or less, along the South line of Tracts A and B as shown on RS-463-87 to the point of beginning.

Parcel No. 001-07138-004
Tommy Horton and Barbara Horton

#4 A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, described as follows: Commencing at the NE corner of said SE 1/4 SW 1/4 run S. 89 deg. 13' 32"

W., 530 feet, thence run S. 85 deg. 16' 26" W., 200.57 feet to a point for the place of beginning; from the point of beginning run S. 01 deg. 28' 27" W., 223.91 feet, thence run N. 87 deg. 00' 31' E., 200 feet, thence run S. 01 deg. 28' 27" W., 349.22 feet, thence run N. 89 deg. 20' W., 465.5 feet; thence run N. 01 deg. 35' 06" W., 511.5 feet, thence run N. 81 deg. 15' 26" E., 298.6 feet to the point of beginning, containing 4.79 acres, more or less.

Parcel No. 001-07138-002
Freeman & Hasselwander Development Company, LLC

#5 Part of the South Half (S1/2) of the Southwest Quarter (SW1/4) of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Beginning at the West 1/16 corner on the South line of said S 1/2 SW 1/4, a one inch drill stem, thence along said South line South 89 deg. 35' 15" West 542.91 feet to a 3/8 inch rebar with plastic cap (PS 884) on the east right of way of Garden Terrace; thence along said right of way North 00 deg. 25' 00" West 460.40 feet to a one-half inch rebar; thence leaving said right of way North 89 deg. 34' 20" East 130.03 feet to a one-half inch rebar; thence North 00 deg. 24' 59" West 205.19 feet to a 3/8 inch rebar; thence North 89 deg. 37' 08" East 99.97 feet to a 3/8 inch rebar; thence North 00 deg. 25' 37" West 264.37 feet to an Arkansas Highway and Transportation Department aluminum cap monument (AHTC ACM) on the South right of way of U.S. Highway 62 B; thence along said right of way the following courses: North 45 deg. 00' 52" East 10.03 feet; thence North 53 deg. 40' 50" East 100.12 feet to an AHTD ACM; North 47 deg. 31' 26" East 107.52 feet to an AHTD ACM; North 51 deg. 28' 49" East 85.84 feet to an AHTD ACM; North 69 deg. 27' 47" East 186.61 feet along the chord of a curve to the right with a radius of 532.96 feet, a central angle of 20 deg. 09' 57", and length of 187.58 feet to an AHTD ACM; North 82 deg. 38' 54" East 98.44 feet to an AHTD ACM; North 79 deg. 33' 14" East 77.88 feet to an AHTD ACM; North 79 deg. 43' 33" East 22.19 feet to an AHTD ACM; North 76 deg. 43' 23" East 27.12 feet to a one-half inch rebar with aluminum cap (PS 1180); thence leaving said right of way South 02 deg. 21' 47" East 549.37 feet to a one-half inch rebar with aluminum cap (PS 1180); North 89 deg. 44' 32" East 561.03 feet to a one-half inch rebar with aluminum cap (PS 1180) on the west right of way of Meadow View Terrace; thence along said right of way South 00 deg. 09' 11" East 627.23 feet to a one-half inch rebar with aluminum cap (PS 1180); thence North 89 deg. 50' 49" East 50.00 feet to a one-half inch rebar with aluminum cap (PS 1180) on the west line of Lot 13 in Meadow View Estates; thence along said line South 00 deg. 09' 11" East 47.15 feet to a one-half inch rebar with aluminum cap (PS 1180) on the South line of said S 1/2 SW 1/4 of Section 35; thence along said line South 89 deg. 53' 14" West 947.19 feet to the Point of Beginning.

Parcel No. 001-07138-008
Glory MTH Properties, LLC in Arkansas

#6 Part of the West Half of the Southwest Quarter (W1/2 SW1/4), Section 35, Township 20 North, Range 13 West in Baxter County, Arkansas, described as follows: Commence at

a ½" rebar for the South 1/16 corner of Sections 34 and 35; then go along the West line of the SW¼ SW¼ of said Section 35, S. 00° 43' 55" E. 820.17 feet to a ½" rebar with aluminum cap (PS 1180) on the North right of way of U.S. Highway 62 B; then go along said right of way the following courses: N. 82° 47' 39" E. 144.87 feet to an Arkansas Department of Transportation (Ardot) aluminum cap monument, N. 79° 00' 40" E. 103.59 feet to an Ardot aluminum cap monument; N. 72° 38' 32" E. 139.67 feet to an Ardot aluminum monument; N. 58° 52' 28" E. 228.60 feet to a point; N. 54° 32' 10" E. 197.65 feet to an Ardot aluminum cap monument; N. 50° 09' 03" E. 455.57 feet to a ½" rebar with aluminum cap (PS 1180) and the point of beginning; thence N. 50° 09' 03" W. 51.81 feet to an Ardot aluminum cap monument; thence N. 60° 14' 69" E. 215.65 feet along the chord of a curve to the right with a length of 216.78 feet, a delta angle of 20° 15' 47" and a radius of 612.96 feet; thence continue along said right of way the following courses: N. 01° 37' 12" W. 36.68 feet to an AHTD aluminum cap monument; N. 31° 52' 58" E. 38.25 feet to an AHTD aluminum cap monument on the East line of said W½ SW¼; thence along said East line of the W½ SW¼ N. 00° 03' 01" W. 180.86 feet; thence S. 89° 06' 12" W. 319.82 feet; thence S. 00° 03' 01" W. 174 feet; thence S. 19° 13' 38" E. 223.30 feet to the point of beginning.

001-07138-200

Richard S. Fouts and Karen M. Fouts, Co-Trustees
of the Fouts Family Trust UTA dated November 9, 2010

#7 Part of the SE¼ of the SW¼ of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Begin at the NE corner of said SE¼ SW¼, run thence South 89° 13' 22" W. 530.00 feet to a point on the old R/W line of U.S. Highway 62; thence run South 01° 28' 27" W. 200.00 feet to the point of beginning for the tract herein described; thence run North 87° 00' 31" E. 100.00 feet to a point on the West R/W line of Meadow Drive; thence South 01° 28' 27" W. along said R/W line, 30.00 feet; thence South 87° 00' 31" W. 300 feet; thence North 01° 28' 27" E. 214.31 feet to a point on the new R/W line of said highway; thence Easterly along said R/W line, said line being a curve to the right of radius 2824.79 feet to a point; the chord of this course bearing North 85° 03' 18" E., with length of 150.49 feet; thence run South 01° 28' 27" W. 189.46 feet; thence North 87° 00' 31" E. 50.00 feet to the point of beginning, containing 0.85 acre, more or less.

Parcels 001-07138-000 and 001-07138-006

Francis D. Sharp, Trustee of the Sharp Family Trust UTA dated June 14, 2012

#8 THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW ¼ SW ¼) AND ALL THAT PART OF THE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER (SW ¼ SW ¼), LYING NORTHWEST OF THE U.S. HIGHWAY No. 62 RIGHT OF WAY, IN SECTION 35, TOWNSHIP 20 NORTH, RANGE 13 WEST IN BAXTER COUNTY, ARKANSAS DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID NW ¼ SW ¼ (1/4 CORNER pTO SECTIONS 34 & 35); THENCE ALONG THE WEST LINE THEREOF

S00°31'58"W, 1292.92 FEET TO A 1/2" REBAR FOR THE SOUTH 1/16 CORNER TO SECTIONS 34 & 35; THENCE ALONG THE FORTY LINE N89°52'24"E, 175.00 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE LEAVING THE FORTY LINE S41°39'32"E, 99.91 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE S00°43'55"E, 315.00 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N85°48'31"W, 166.53 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE S00°43'55"E, 433.67 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; ON THE NORTHERLY RIGHT OF WAY OF U.S. HIGHWAY 62 B; THENCE ALONG SAID RIGHT OF WAY THE FOLLOWING COURSES: N82°47'39"E, 69.87 FEET TO AN ARKANSAS DEPARTMENT OF TRANSPORTATION (ARDOT) ALUMINUM CAP MONUMENT; N79°00'40"E, 103.59 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N72°38'32"E, 139.67 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N58°52'28"E, 228.60 FEET TO A POINT; N54°32'10"E, 197.65 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N50°09'03"E, 455.57 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE LEAVING SAID RIGHT OF WAY GO N19°13'38"W, 223.30 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N00°03'01"W, 174.36 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N89°06'12"E, 319.80 FEET TO THE EAST LINE OF SAID NW ¼ SW ¼; THENCE GO ALONG SAID EAST LINE N00°03'01"E, 1139.21.00 FEET TO A 1/2" REBAR FOR NORTHEAST CORNER OF SAID NW ¼ SW ¼ (CW 1/16 CORNER TO SECTION 35); THENCE ALONG THE FORTY LINE S89°06'12"W, 1328.87 FEET TO THE POINT OF BEGINNING, CONTAINING 50.75 ACRES.

Parcel No. 002-09715-000
Moranz Lawn & Garden Equipment, Inc.

#9 Lots 6 and 19 in Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 002-09714-000
Dianne M. Dean, Trustee of the Rita M. Williamson Trust UTA dated October 8, 1991

#10 Lots 2, 4, 5, 20, 21 and 22 of Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 002-09713-003
Richard L. Williamson and Vicky J. Williamson

#11 Lot 3 in Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 001-07144-000
Satterwhite Family Revocable Trust dated November 8, 1995

#12 Part of the SE¼ SW¼ of Section 35, Township 20 North, Range 13 West, bounded and described as follows: Beginning at the NE corner of the SE¼ SW¼, run thence West 430

feet to the point of beginning, said point being on the West boundary of Meadow Drive (said drive shown on recorded plat of Spring Meadow Estates) and on the South boundary of Highway 62; run thence West along South boundary of said Highway 62, 100 feet to a point; run thence South 200 feet to a point; run thence East 100 feet to the West boundary of said Meadow Drive; run thence North along the West boundary of Meadow Drive 200 feet to the point of beginning.

#13 AND: Part of the SE¼ of the SW¼ of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Begin at the NE corner of said SE¼ SW¼, run thence S. 89° 13' 22" W. 530.00 feet to a point on the old R/W line of U.S. Highway 62; thence run S. 01° 28' 27" W. 10.39 feet to a point on the new or expanded R/W line of said highway and the point of beginning for the tract herein described; thence run S. 01° 28' 27" W. 189.61 feet; thence S. 87° 00' 31" W. 50.00 feet; thence N. 01° 28' 27" E. 189.46 feet to a point on the new R/W line of said highway; thence Easterly along said R/W line, said line being a curve to the right of radius 2824.79 feet to the point of tangency of said curve, the chord of this course bearing N. 86° 44' 19" E., with length of 16.36 feet; thence run N. 86° 52' 26" E. 33.66 feet to the point of beginning, containing 0.22 acre, more or less.

Parcel No. 002-09714-004
Century Telephone of Mountain Home, Inc.

#14 Part of Lot 4, Spring Meadow Estates in Baxter County, Arkansas, described as follows: Commence at the Northwest corner of said Lot 4; thence North 88° 44' 11" E. 132.80 feet to the point of beginning; thence continue North 88° 44' 11" E. 30.00 feet to the West right-of-way of Buzzard Roost Cutoff Road; thence along said right-of-way South 00° 06' 03" W. 30.00 feet; thence South 88° 44' 11" W. 30.00 feet; thence North 00° 06' 03" E. 30.00 feet to the point of beginning, containing 0.02 acre, more or less.

Streets and Highways

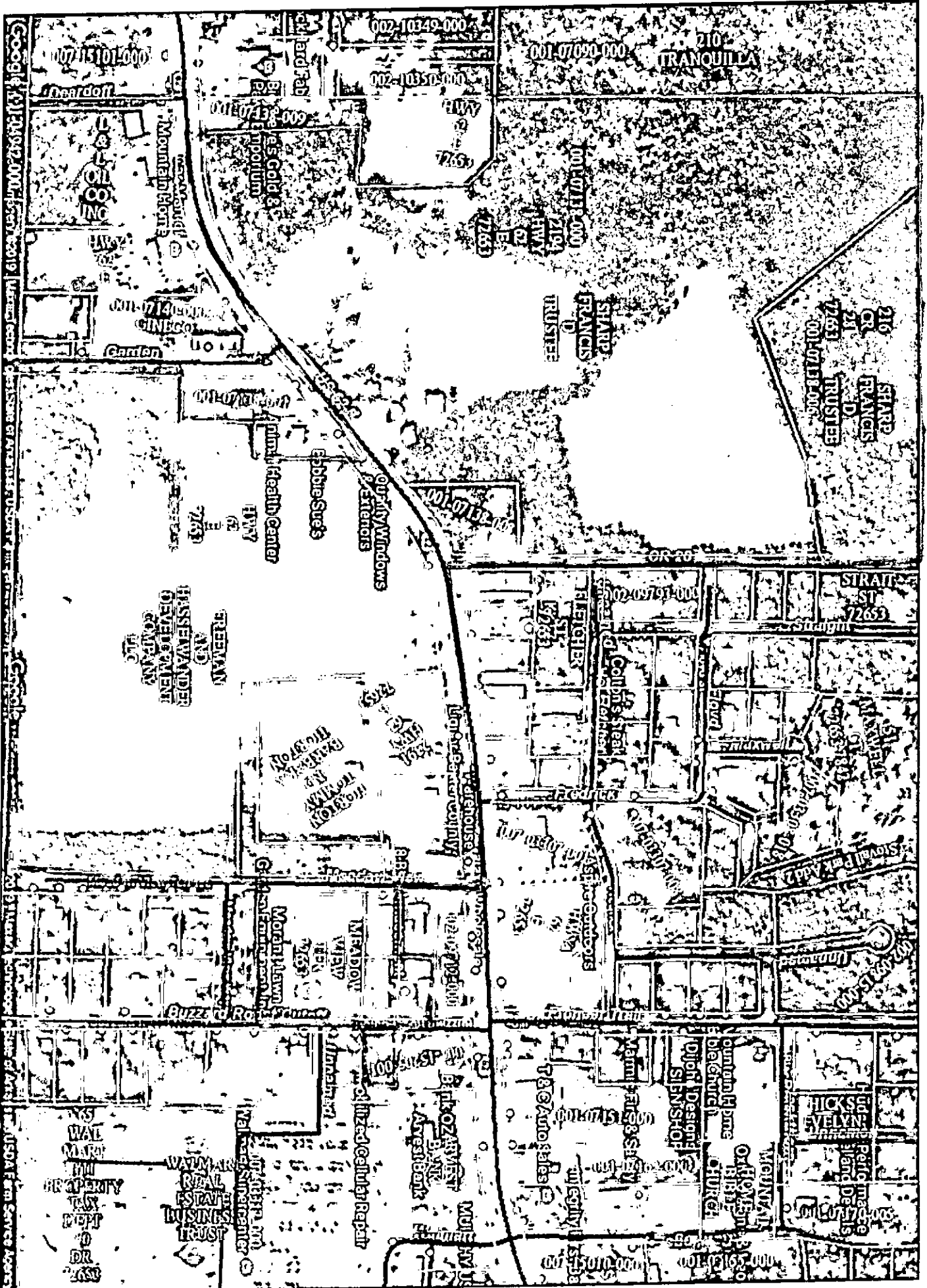
Also included in the annexation are the following streets:

#15 That part of Meadow View Terrace, formerly platted Meadow Drive, which lies West of Lots 19 through 22 of Spring Meadow Estates, as shown by the recorded plat. And the W½ of Meadow View Terrace, formerly Meadow Drive, which lies West of Lots 23 and 24 of Spring Meadow Estates.

#16 AND, all that part of Buzzard Roost Cutoff lying East of Lots 2 through 6 of Spring Meadow Estates, as shown by the recorded plat.

#17 AND, the W½ of County Road 28 lying East of Parcels 001-07138-008, 001-07138-000 and 001-07138-006.

#18 ALSO, that part of U.S. Highway 62B lying South of Parcels 001-07138-000, 001-07138-006 and 001-07138-008 and North of Parcels 001-07138-004, 001-07138-002, 001-07138-200 and 001-07144-000.



1 inch = 344 feet

This map should be used for reference purposes only and should not be considered a legal document. While every effort has been made to ensure the accuracy of this product, the publisher accepts no responsibility for any errors or omissions nor for any loss or damage alleged to be suffered by anyone as a result of the publication of this map and the relations on it, or as a result of the use or misuse of the information provided herein.

Created By Vonda Harrison on 8/8/2019 2:30:40 PM via DataScout OneMap

EXHIBIT "A"

Parcel No. 007-15205-001
Bank OZK, formerly Bank of the Ozarks

#1

Part of the SW 1/4 SE 1/4 of Section 35, Twp. 20 North, Range 13 West, Baxter County, Arkansas, described as follows: From the Northwest Corner of the SW 1/4 SE 1/4 of Section 35, go along the West boundary of said SW 1/4 SE 1/4, South 01 deg. 35 min. 40 sec. West, 204.69 feet; then go South 89 deg. 00 min. 35 sec. East, 12.79 feet to a 1/2 inch rebar on the East right of way of Buzzard Roost Road, the point of beginning of tract being described; then go along said right of way South 01 deg. 58 min. 18 sec. West, 100.00 feet to a 3/8 inch rebar; then go South 89 deg. 00 min. 44 sec. East, 149.67 feet to a 3/8 inch rebar; then go North 02 deg. 09 min. 55 sec. East, 100.00 feet to a 1/2 inch pipe; then go North 89 deg. 00 min. 35 sec. West, 150.01 feet to the point of beginning, containing 0.34 acre.

Parcel No. 001-07138-007
Morgan Land Company, LLC

#2

A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, as follows: Commencing at the Northeast corner of said SE 1/4 SW 1/4, run South 89 deg. 13' 32" West, 530 feet; thence South 01 deg. 28' 27" West, 230 feet to a point for the place of beginning; from the point of beginning run North 87 deg. 00' 31" East, 100 feet; thence run South 01 deg. 28' 27" West, 355.60 feet; thence run North 89 deg. 20' West, 100 feet; thence run North 01 deg. 28' 27" East, 349.22 feet to the point of beginning.

Being shown as Tract B on a survey by Warren H. Goforth, RLS #59, filed September 30, 1987, as Instrument # RS-463-87.

#3

AND: A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, as follows: Commencing at the Northeast corner of said SE 1/4 SW 1/4, run South 89 deg. 13' 32" West, 530 feet; thence run South 85 deg. 16' 26" West, 200.57 feet; thence South 81 deg. 15' 26" West, 298.6 feet to a set Iron pin; thence South 01 deg. 35' 06" East, 511.6 feet to the point of beginning; thence South 01 deg. 35' 06" East, 50 feet to a point; thence South 89 deg. 20' East, 565.5 feet, more or less, to the West R/W of Meadow Drive; thence North 01 deg. 28' 27" East, 50 feet to the Southeast corner of Tract B on a survey by Warren H. Goforth, RLS #59 filed September 30, 1987, as Instrument # RS-463-87; thence North 89 deg. 20' West, 565.5 feet, more or less, along the South line of Tracts A and B as shown on RS-463-87 to the point of beginning.

Parcel No. 001-07138-004
Tommy Horton and Barbara Horton

#4

A part of the SE 1/4 SW 1/4 of Section 35, Township 20 North, Range 13 West, described as follows: Commencing at the NE corner of said SE 1/4 SW 1/4 run S. 89 deg. 13' 32"

W., 530 feet, thence run S. 85 deg. 16' 26" W., 200.57 feet to a point for the place of beginning; from the point of beginning run S. 01 deg. 28' 27" W., 223.91 feet, thence run N. 87 deg. 00' 31' E., 200 feet, thence run S. 01 deg. 28' 27" W., 349.22 feet, thence run N. 89 deg. 20' W., 465.5 feet; thence run N. 01 deg. 35' 06" W., 511.5 feet, thence run N. 81 deg. 15' 26" E., 298.6 feet to the point of beginning, containing 4.79 acres, more or less.

Parcel No. 001-07138-002
Freeman & Hasselwander Development Company, LLC

#5

Part of the South Half (S1/2) of the Southwest Quarter (SW1/4) of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Beginning at the West 1/16 corner on the South line of said S 1/2 SW 1/4, a one inch drill stem, thence along said South line South 89 deg. 35' 15" West 542.91 feet to a 3/8 inch rebar with plastic cap (PS 884) on the east right of way of Garden Terrace; thence along said right of way North 00 deg. 25' 00" West 460.40 feet to a one-half inch rebar; thence leaving said right of way North 89 deg. 34' 20" East 130.03 feet to a one-half inch rebar; thence North 00 deg. 24' 59" West 205.19 feet to a 3/8 inch rebar; thence North 89 deg. 37' 08" East 99.97 feet to a 3/8 inch rebar; thence North 00 deg. 25' 37" West 264.37 feet to an Arkansas Highway and Transportation Department aluminum cap monument (AHTC ACM) on the South right of way of U.S. Highway 62 B; thence along said right of way the following courses: North 45 deg. 00' 52" East 10.03 feet; thence North 53 deg. 40' 50" East 100.12 feet to an AHTD ACM; North 47 deg. 31' 26" East 107.52 feet to an AHTD ACM; North 51 deg. 28' 49" East 85.84 feet to an AHTD ACM; North 69 deg. 27' 47" East 186.61 feet along the chord of a curve to the right with a radius of 532.96 feet, a central angle of 20 deg. 09' 57", and length of 187.58 feet to an AHTD ACM; North 82 deg. 38' 54" East 98.44 feet to an AHTD ACM; North 79 deg. 33' 14" East 77.88 feet to an AHTD ACM; North 79 deg. 43' 33" East 22.19 feet to an AHTD ACM; North 76 deg. 43' 23" East 27.12 feet to a one-half inch rebar with aluminum cap (PS 1180); thence leaving said right of way South 02 deg. 21' 47" East 549.37 feet to a one-half inch rebar with aluminum cap (PS 1180); North 89 deg. 44' 32" East 561.03 feet to a one-half inch rebar with aluminum cap (PS 1180) on the west right of way of Meadow View Terrace; thence along said right of way South 00 deg. 09' 11" East 627.23 feet to a one-half inch rebar with aluminum cap (PS 1180); thence North 89 deg. 50' 49" East 50.00 feet to a one-half inch rebar with aluminum cap (PS 1180) on the west line of Lot 13 in Meadow View Estates; thence along said line South 00 deg. 09' 11" East 47.15 feet to a one-half inch rebar with aluminum cap (PS 1180) on the South line of said S 1/2 SW 1/4 of Section 35; thence along said line South 89 deg. 53' 14" West 947.19 feet to the Point of Beginning.

Parcel No. 001-07138-008
Glory MTH Properties, LLC in Arkansas

#6

Part of the West Half of the Southwest Quarter (W½ SW¼), Section 35, Township 20 North, Range 13 West in Baxter County, Arkansas, described as follows: Commence at

a ½" rebar for the South 1/16 corner of Sections 34 and 35; then go along the West line of the SW¼ SW¼ of said Section 35, S. 00° 43' 55" E. 820.17 feet to a ½" rebar with aluminum cap (PS 1180) on the North right of way of U.S. Highway 62 B; then go along said right of way the following courses: N. 82° 47' 39" E. 144.87 feet to an Arkansas Department of Transportation (Ardot) aluminum cap monument, N. 79° 00' 40" E. 103.59 feet to an Ardot aluminum cap monument; N. 72° 38' 32" E. 139.67 feet to an Ardot aluminum monument; N. 58° 52' 28" E. 228.60 feet to a point; N. 54° 32' 10" E. 197.65 feet to an Ardot aluminum cap monument; N. 50° 09' 03" E. 455.57 feet to a ½" rebar with aluminum cap (PS 1180) and the point of beginning; thence N. 50° 09' 03" W. 51.81 feet to an Ardot aluminum cap monument; thence N. 60° 14' 69" E. 215.65 feet along the chord of a curve to the right with a length of 216.78 feet, a delta angle of 20° 15' 47" and a radius of 612.96 feet; thence continue along said right of way the following courses: N. 01° 37' 12" W. 36.68 feet to an AHTD aluminum cap monument; N. 31° 52' 58" E. 38.25 feet to an AHTD aluminum cap monument on the East line of said W½ SW¼; thence along said East line of the W½ SW¼ N. 00° 03' 01" W. 180.86 feet; thence S. 89° 06' 12" W. 319.82 feet; thence S. 00° 03' 01" W. 174 feet; thence S. 19° 13' 38" E. 223.30 feet to the point of beginning.

001-07138-200

Richard S. Fouts and Karen M. Fouts, Co-Trustees
of the Fouts Family Trust UTA dated November 9, 2010

#7 Part of the SE¼ of the SW¼ of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Begin at the NE corner of said SE¼ SW¼, run thence South 89° 13' 22" W. 530.00 feet to a point on the old R/W line of U.S. Highway 62; thence run South 01° 28' 27" W. 200.00 feet to the point of beginning for the tract herein described; thence run North 87° 00' 31" E. 100.00 feet to a point on the West R/W line of Meadow Drive; thence South 01° 28' 27" W. along said R/W line, 30.00 feet; thence South 87° 00' 31" W. 300 feet; thence North 01° 28' 27" E. 214.31 feet to a point on the new R/W line of said highway; thence Easterly along said R/W line, said line being a curve to the right of radius 2824.79 feet to a point; the chord of this course bearing North 85° 03' 18" E., with length of 150.49 feet; thence run South 01° 28' 27" W. 189.46 feet; thence North 87° 00' 31" E. 50.00 feet to the point of beginning, containing 0.85 acre, more or less.

Parcels 001-07138-000 and 001-07138-006

Francis D. Sharp, Trustee of the Sharp Family Trust UTA dated June 14, 2012

#8 THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW ¼ SW ¼) AND ALL THAT PART OF THE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER (SW ¼ SW ¼), LYING NORTHWEST OF THE U.S. HIGHWAY No. 62 RIGHT OF WAY, IN SECTION 35, TOWNSHIP 20 NORTH, RANGE 13 WEST IN BAXTER COUNTY, ARKANSAS DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID NW ¼ SW ¼ (1/4 CORNER PTO SECTIONS 34 & 35); THENCE ALONG THE WEST LINE THEREOF

S00°31'58"W, 1292.92 FEET TO A 1/2" REBAR FOR THE SOUTH 1/16 CORNER TO SECTIONS 34 & 35; THENCE ALONG THE FORTY LINE N89°52'24"E, 175.00 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE LEAVING THE FORTY LINE S41°39'32"E, 99.91 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE S00°43'55"E, 315.00 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N85°48'31"W, 166.53 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE S00°43'55"E, 433.67 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; ON THE NORTHERLY RIGHT OF WAY OF U.S. HIGHWAY 62 B; THENCE ALONG SAID RIGHT OF WAY THE FOLLOWING COURSES: N82°47'39"E, 69.87 FEET TO AN ARKANSAS DEPARTMENT OF TRANSPORTATION (ARDOT) ALUMINUM CAP MONUMENT; N79°00'40"E, 103.59 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N72°38'32"E, 139.67 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N58°52'28"E, 228.60 FEET TO A POINT; N54°32'10"E, 197.65 FEET TO AN ARDOT ALUMINUM CAP MONUMENT; N50°09'03"E, 455.57 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE LEAVING SAID RIGHT OF WAY GO N19°13'38"W, 223.30 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N00°03'01"W, 174.36 FEET TO A 1/2" REBAR WITH ALUMINUM CAP, PS 1180; THENCE N89°06'12"E, 319.80 FEET TO THE EAST LINE OF SAID NW ¼ SW ¼; THENCE GO ALONG SAID EAST LINE N00°03'01"E, 1139.21.00 FEET TO A 1/2" REBAR FOR NORTHEAST CORNER OF SAID NW ¼ SW ¼ (CW 1/16 CORNER TO SECTION 35); THENCE ALONG THE FORTY LINE S89°06'12"W, 1328.87 FEET TO THE POINT OF BEGINNING, CONTAINING 50.75 ACRES.

Parcel No. 002-09715-000
Moranz Lawn & Garden Equipment, Inc.

#9 Lots 6 and 19 in Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 002-09714-000
#10 Dianne M. Dean, Trustee of the Rita M. Williamson Trust UTA dated October 8, 1991

Lots 2, 4, 5, 20, 21 and 22 of Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 002-09713-003
Richard L. Williamson and Vicky J. Williamson

#11 Lot 3 in Spring Meadow Estates, as shown by the recorded plat thereof.

Parcel No. 001-07144-000
Satterwhite Family Revocable Trust dated November 8, 1995

#12 Part of the SE¼ SW¼ of Section 35, Township 20 North, Range 13 West, bounded and described as follows: Beginning at the NE corner of the SE¼ SW¼, run thence West 430

feet to the point of beginning, said point being on the West boundary of Meadow Drive (said drive shown on recorded plat of Spring Meadow Estates) and on the South boundary of Highway 62; run thence West along South boundary of said Highway 62, 100 feet to a point; run thence South 200 feet to a point; run thence East 100 feet to the West boundary of said Meadow Drive; run thence North along the West boundary of Meadow Drive 200 feet to the point of beginning.

#13 AND: Part of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 35, Township 20 North, Range 13 West, Baxter County, Arkansas, described as follows: Begin at the NE corner of said SE $\frac{1}{4}$ SW $\frac{1}{4}$, run thence S. 89° 13' 22" W. 530.00 feet to a point on the old R/W line of U.S. Highway 62; thence run S. 01° 28' 27" W. 10.39 feet to a point on the new or expanded R/W line of said highway and the point of beginning for the tract herein described; thence run S. 01° 28' 27" W. 189.61 feet; thence S. 87° 00' 31" W. 50.00 feet; thence N. 01° 28' 27" E. 189.46 feet to a point on the new R/W line of said highway; thence Easterly along said R/W line, said line being a curve to the right of radius 2824.79 feet to the point of tangency of said curve, the chord of this course bearing N. 86° 44' 19" E., with length of 16.36 feet; thence run N. 86° 52' 26" E. 33.66 feet to the point of beginning, containing 0.22 acre, more or less.

Parcel No. 002-09714-004
Century Telephone of Mountain Home, Inc.

#14 Part of Lot 4, Spring Meadow Estates in Baxter County, Arkansas, described as follows: Commence at the Northwest corner of said Lot 4; thence North 88° 44' 11" E. 132.80 feet to the point of beginning; thence continue North 88° 44' 11" E. 30.00 feet to the West right-of-way of Buzzard Roost Cutoff Road; thence along said right-of-way South 00° 06' 03" W. 30.00 feet; thence South 88° 44' 11" W. 30.00 feet; thence North 00° 06' 03" E. 30.00 feet to the point of beginning, containing 0.02 acre, more or less.

Streets and Highways

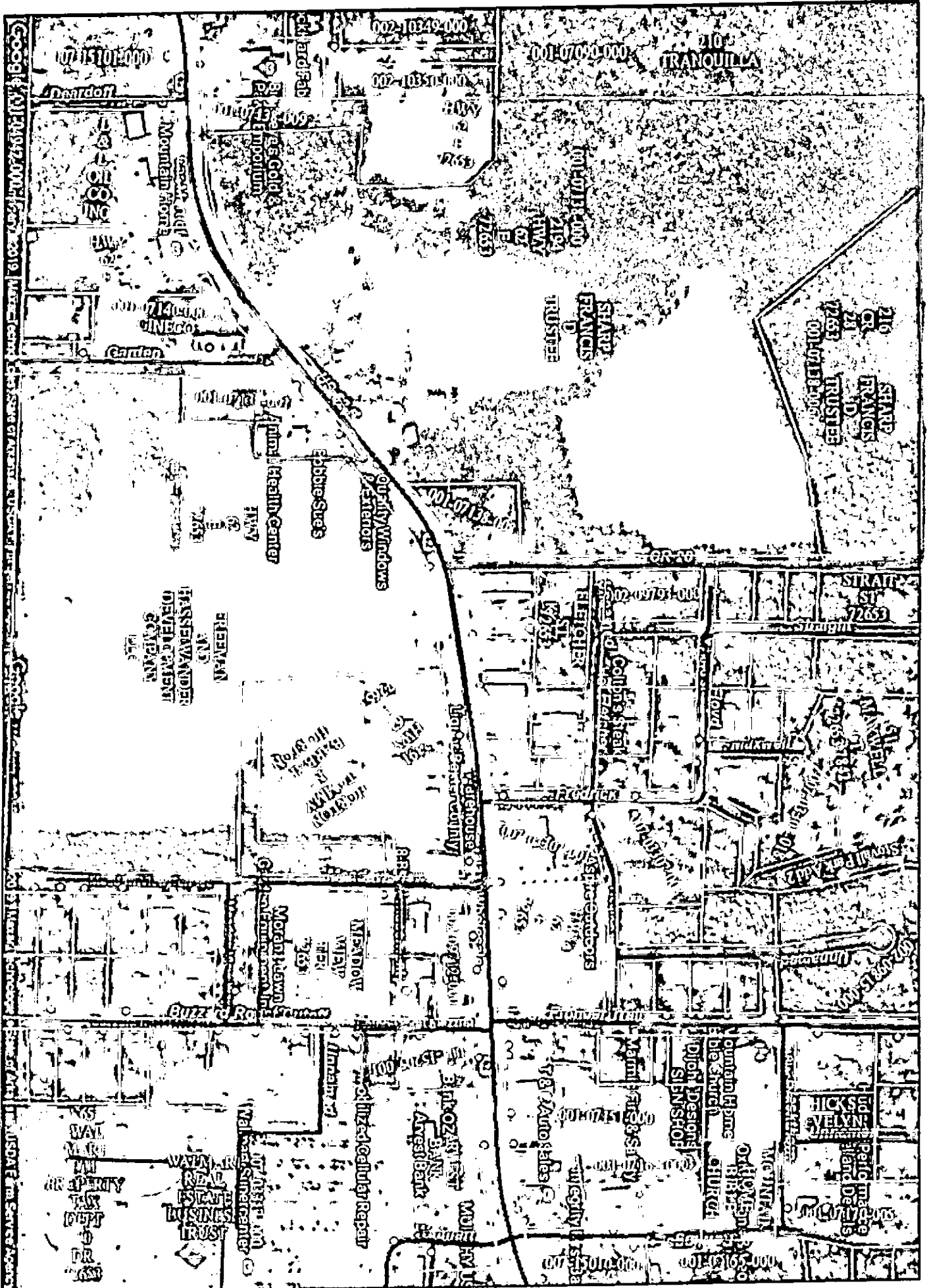
Also included in the annexation are the following streets:

#15 That part of Meadow View Terrace, formerly platted Meadow Drive, which lies West of Lots 19 through 22 of Spring Meadow Estates, as shown by the recorded plat. And the W $\frac{1}{2}$ of Meadow View Terrace, formerly Meadow Drive, which lies West of Lots 23 and 24 of Spring Meadow Estates.

#16 AND, all that part of Buzzard Roost Cutoff lying East of Lots 2 through 6 of Spring Meadow Estates, as shown by the recorded plat.

#17 AND, the W $\frac{1}{2}$ of County Road 28 lying East of Parcels 001-07138-008, 001-07138-000 and 001-07138-006.

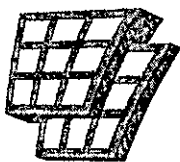
#18 ALSO, that part of U.S. Highway 62B lying South of Parcels 001-07138-000, 001-07138-006 and 001-07138-008 and North of Parcels 001-07138-004, 001-07138-002, 001-07138-200 and 001-07144-000.



1 inch = 344 feet

This map should be used for reference purposes only and should not be considered a legal document. While every effort has been made to ensure the accuracy of this product, the publisher accepts no responsibility for any errors or omissions nor for any loss or damage caused to be suffered by anyone as a result of the publication of this map and the regulations on it, or as a result of the use or misuse of the information provided herein.

Created By Florida Harrison on 8/8/2019 2:30:40 PM via DataSoul OneMap



ARKANSAS GIS OFFICE

August 9, 2019

Ted Sanders
Sanders, Morgan & Clarke, PLLC
PO Box 2308
Mountain Home, AR 72654

RE: City of Mountain Home Annexation Coordination Requirement

Mr. Sanders,

Thank you for coordinating with our office as you seek to annex property into the City of Mountain Home located in Section 35, Township 20 North, Range 13 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,

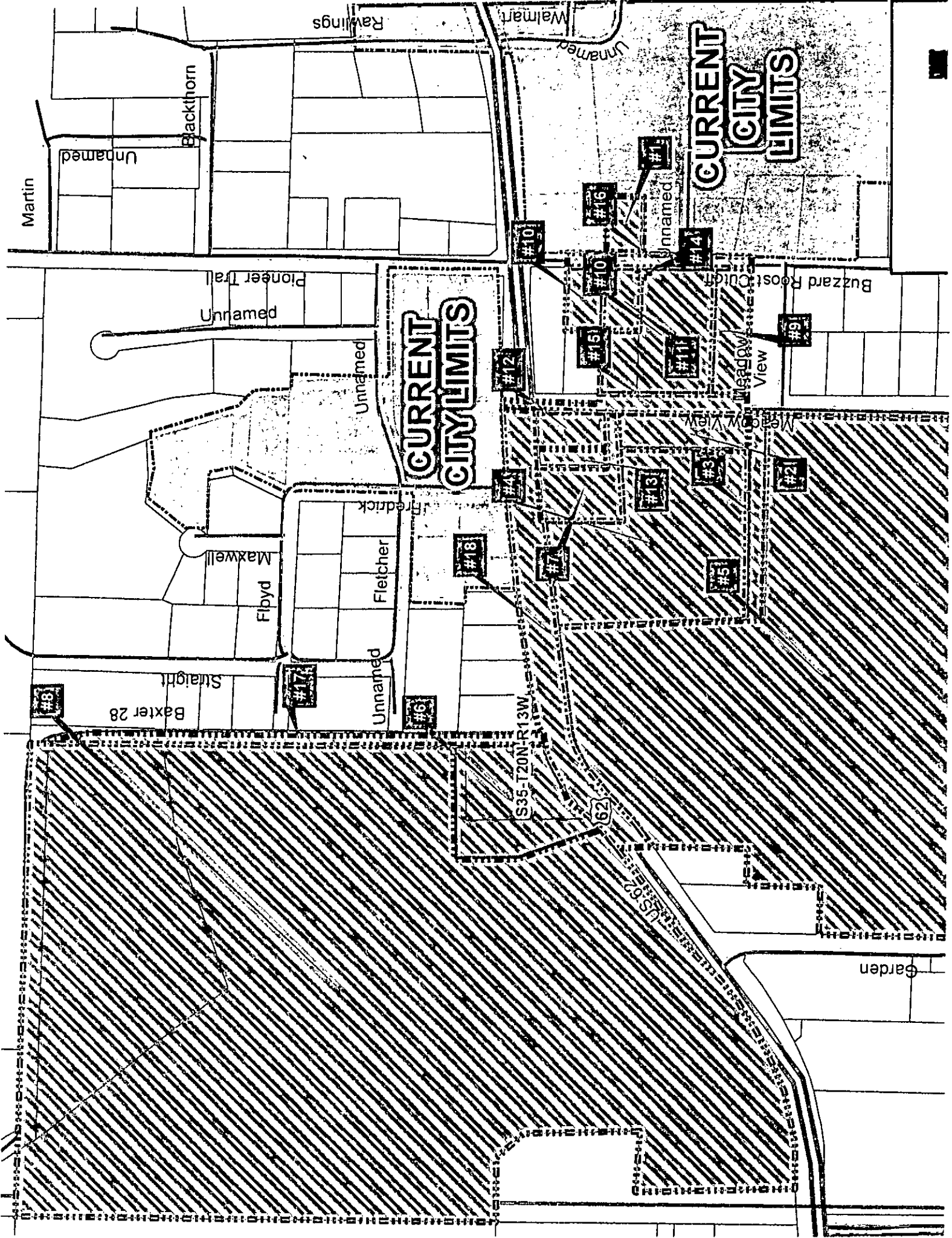
Jennifer Wheeler, GIS Analyst
/jw

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

H:\City_Annexations\Cities\Mountain_Home\20190618\Doc\20190618_Mountain
Home_Annexation_Coordination_Letter.docx

ARKANSAS GIS OFFICE · 1 CAPITOL MALL SUITE 6D · LITTLE ROCK · ARKANSAS · 72201

PHONE (501) 682-2767 · www.gis.arkansas.gov · FAX (501) 682-6077



CURRENT CITY LIMITS

CURRENT CITY LIMITS

Martin

Backthorn

Rawlings

Walmart

Unnamed

Unnamed

Pioneer Trail

Unnamed

Unnamed

Fredrick

Maxwell

Flybyd

Fletcher

Unnamed

Straight

Baxter 28

S35-T20N-R13W

62

US 62
S35-T20N-R13W

Garden

#1

#16

#10

#10

#15

#11

#9

#12

#4

#18

#7

#13

#3

#2

#5

#8

#17

#6

Vision View

Misadown View

Buzzard Roost Court

Unnamed

#4

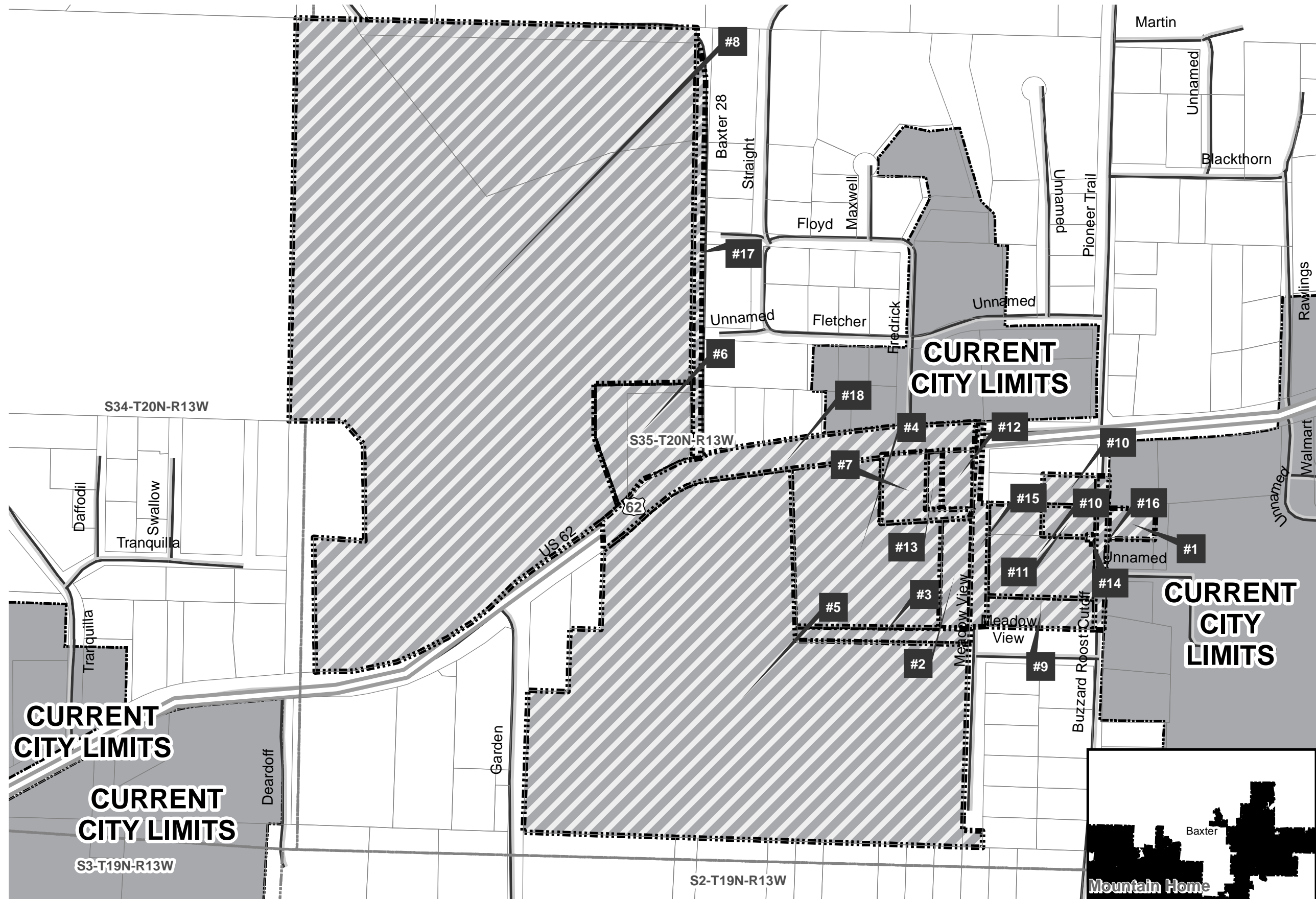
Proposed Annex: City of Mountain Home
August 2019

City: Mountain Home
Mayor: Hillrey Adams

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, the entity has met requirements of Act 914 of 2015



- Proposed_Annex_SPN2
- Parcels
- Sections
- Highway
- Minor Road
- Existing City

