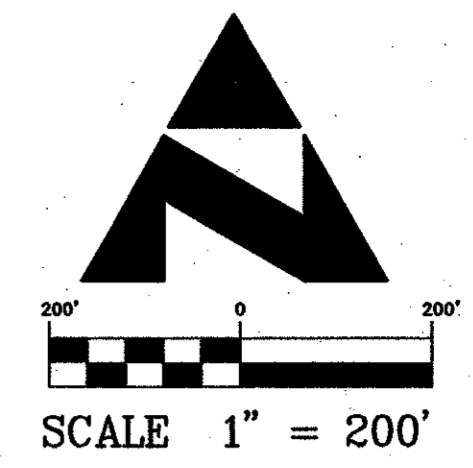


2005 1227
 Recorded in the Above
 Plat Book & Page
 10-12-2005 09:59:57 AM
 Brenda DeShields-Circuit Clerk
 Benton County, AR



OWNER:
 RICK BUCK
 DARROW GARNER, INC.
 14442 HWY. 12 EAST
 ROGERS, AR 72756

ENGINEER / SURVEYOR:
 NORTHSTAR ENGINEERING CONSULTANTS, INC.
 211 SOUTH MAIN
 BENTONVILLE, ARKANSAS 72712
 (501) 271-0906

SUBDIVISION NAME:
 TOP-FLITE ADDITION NO. 6
 SUBDIVISION

ZONING:
 COUNTY

BUILDING SETBACKS:
 FRONT - 25'
 SIDE - 10'
 REAR - 25'

CITY OF ROGERS ACCEPTANCE PLANNING COMMISSION:

APPROVED AND RECOMMENDED FOR ACCEPTANCE BY THE
 PLANNING COMMISSION OF ROGERS, ARKANSAS THIS
 DAY OF Oct, 2005.

CHAIRMAN

CITY OF ROGERS ACCEPTANCE:
 THIS PLAT IS ACCEPTED BY THE ROGERS CITY COUNCIL THIS
 DAY OF Oct, 2005.

MAYOR

CITY CLERK

BENTON COUNTY PLANNING COMMISSION ACCEPTANCE:

APPROVED AND RECOMMENDED FOR ACCEPTANCE BY THE
 PLANNING COMMISSION OF BENTON COUNTY, ARKANSAS, THIS
 DAY OF Oct, 2005.

CHAIRMAN

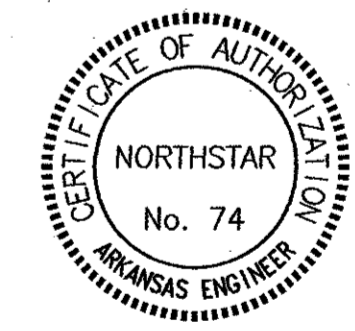
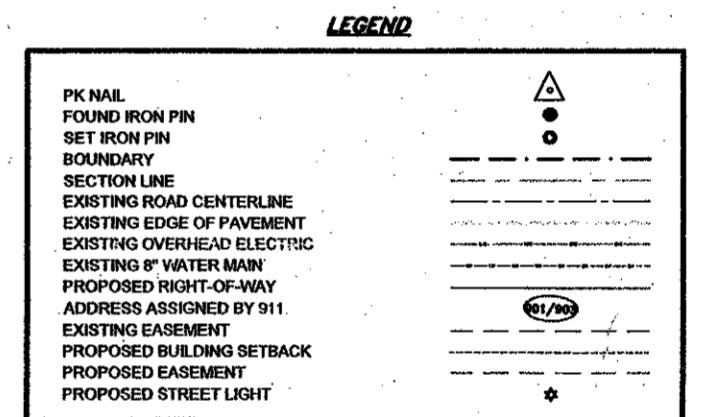
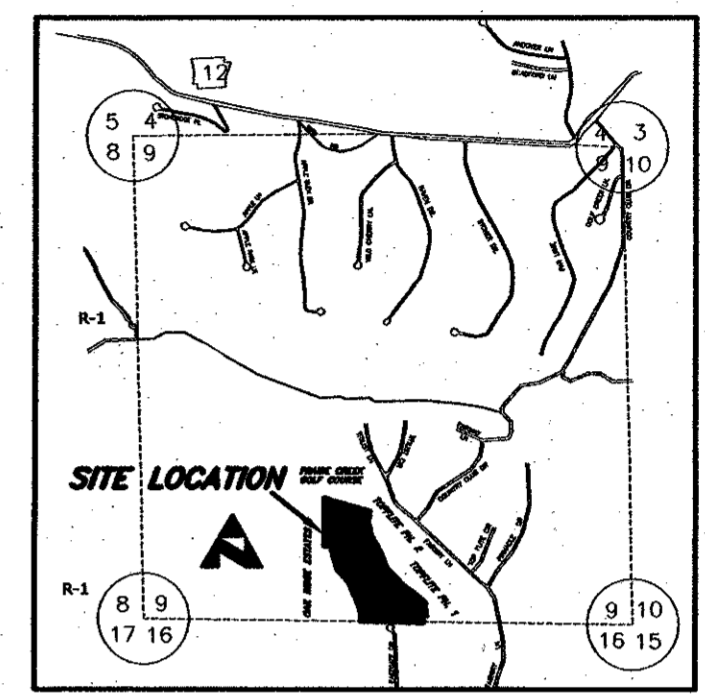
CERTIFICATE OF DEDICATION:

WE, THE UNDERSIGNED OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON, DO HEREBY DEDICATE TO THE PUBLIC ALL STREETS, ALLEYS, PARKS AND OTHER PUBLIC LANDS SHOWN UPON THIS PLAT AND DO HEREBY ESTABLISH THE EASEMENTS SHOWN UPON THIS PLAT. SAID EASEMENTS SHALL BE FOR THE BENEFIT OF BENTON COUNTY AND ALL UTILITY COMPANIES, INCLUDING CABLE TELEVISION COMPANIES AND SAID EASEMENTS SHALL BE FOR THE PURPOSE OF CONSTRUCTING, MAINTAINING, REPAIRING, AND REPLACING UTILITY LINES, CABLE TELEVISION LINES, AND DRAINAGE STRUCTURES. BENTON COUNTY, ALL UTILITY COMPANIES, AND ALL CABLE TELEVISION COMPANIES SHALL HAVE THE RIGHT OF INGRESS AND EGRESS TO SAID EASEMENTS.

STATE OF ARKANSAS COUNTY OF BENTON, SUBSCRIBED AND SWORN BEFORE ME THIS 10th DAY OF Oct, 2005.

NOTARY PUBLIC MY COMMISSION EXPIRES: 11/30/10

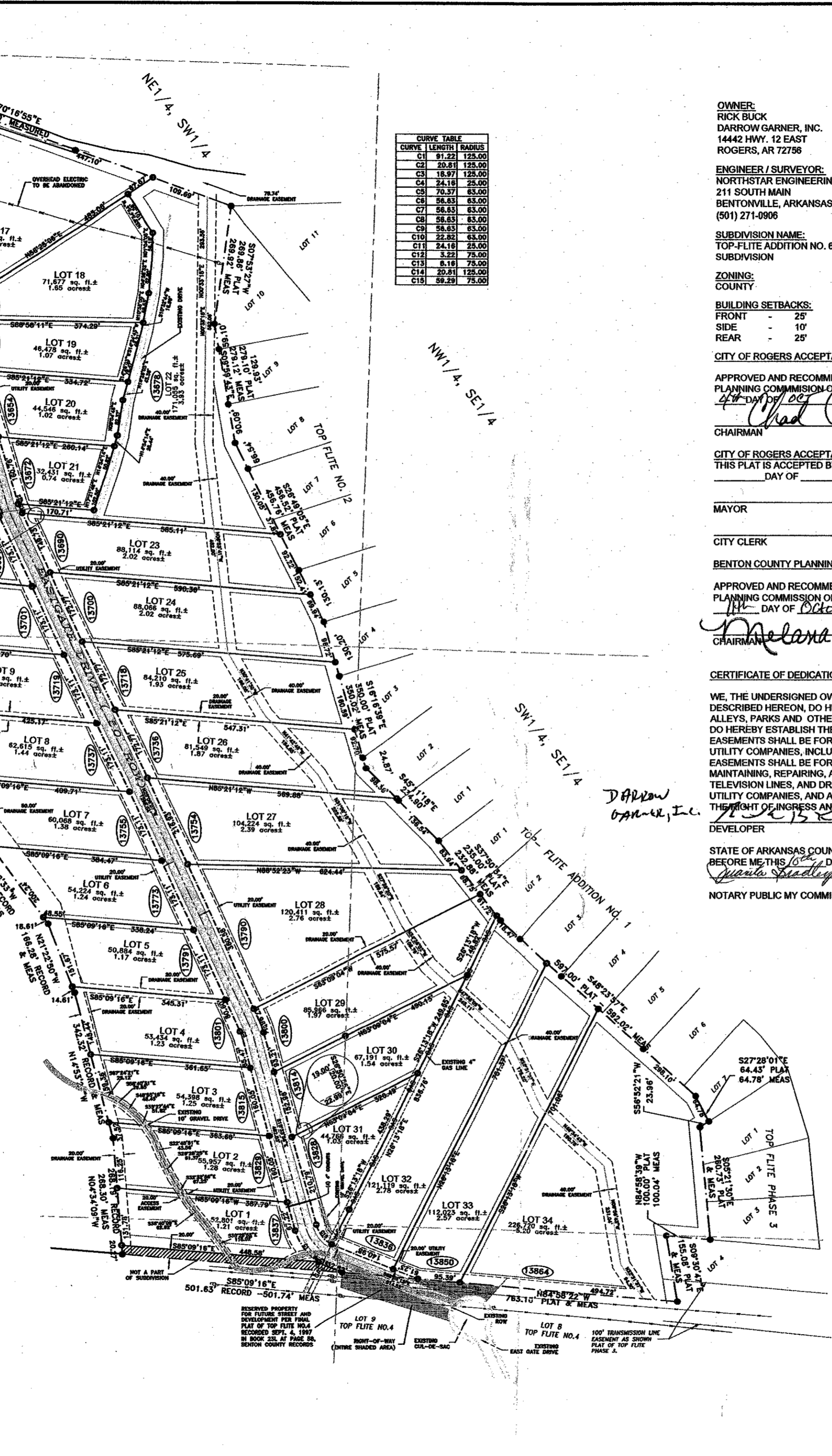
OFFICIAL SEAL
 JUANITA BRADLEY
 BENTON COUNTY
 NOTARY PUBLIC - ARKANSAS
 MY COMMISSION EXP. NOV. 30, 2010



CURVE	LENGTH	RADIUS
C1	91.22	125.00
C2	20.81	125.00
C3	18.97	125.00
C4	24.16	25.00
C5	70.37	63.00
C6	56.83	63.00
C7	56.83	63.00
C8	56.83	63.00
C9	56.83	63.00
C10	22.82	63.00
C11	24.16	25.00
C12	3.22	75.00
C13	6.16	75.00
C14	22.81	125.00
C15	56.29	75.00

SURVEY NOTES:
 THIS PLAT REPRESENTS A FIELD SURVEY OF A WARRANTY DEED, REFERENCED IN DEED BOOK 621-552 OF THE BENTON COUNTY RECORDS.
 THIS SURVEY MEETS CURRENT "ARKANSAS MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS AND PLATS".
 ACREAGE OR AREAS NOTED HEREON, ARE TO BE CONSIDERED MORE OR LESS.
 EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. NO ABSTRACT, TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE PROVIDED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD OR CLAIMS AFFECTING THIS PARCEL.
 ALL IMPROVEMENTS, SURFACE OR SUBSURFACE, ARE NOT NECESSARILY SHOWN. SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT EXAMINED AS A PART OF THIS SURVEY.
 FLOOD STATEMENT:
 THE PROPERTY SHOWN HEREON LIES WITHIN FLOOD ZONE "X" AS SHOWN ON FEMA FLOOD INSURANCE RATE MAP NUMBER 05007C0166 WITH AN EFFECTIVE DATE OF SEPT. 18, 1991. AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN.

SURVEY DESCRIPTION:
 A TRACT OF LAND BEING A PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER AND A PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER AND A PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 9, TOWNSHIP 19-NORTH, RANGE 29-WEST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT AN EXISTING STONE AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 9, TOWNSHIP 19-NORTH, RANGE 29-WEST, SAID POINT ALSO BEING THE NORTHEAST CORNER OF OAK RIDGE ESTATES, A SUBDIVISION IN BENTON COUNTY, ARKANSAS; THENCE S70°16'55"E A DISTANCE OF 1041.81 FEET TO AN EXISTING IRON PIN AT THE NORTHWEST CORNER OF TOP FLUTE NO. 2, A SUBDIVISION IN BENTON COUNTY, ARKANSAS; THENCE ALONG THE WESTERLY LINE OF SAID TOP FLUTE NO. 2 THE FOLLOWING FIVE CALLS: S07°53'27"W, 269.92 FEET; S09°59'43"E, 279.12 FEET; S26°49'05"E, 456.76 FEET; S16°16'39"E, 350.02 FEET; S45°11'18"E, 234.90 FEET TO THE NORTHWEST CORNER OF TOP-FLUTE ADDITION NO. 1, A SUBDIVISION IN BENTON COUNTY, ARKANSAS; THENCE ALONG THE WESTERLY LINE OF SAID TOP-FLUTE ADDITION NO. 1 THE FOLLOWING THREE CALLS: S37°59'4"E, 232.86 FEET; S48°23'5"E, 692.02 FEET; S27°28'01"E, 64.78 FEET TO A POINT ON THE NORTHERLY LINE OF TOP FLUTE PHASE 3; THENCE S59°52'21"W ALONG SAID NORTH LINE A DISTANCE OF 23.96 FEET; THENCE S05°21'30"E ALONG THE WESTERLY LINE OF SAID TOP FLUTE PHASE 3, 280.73 FEET; THENCE N84°58'39"W A DISTANCE OF 100.04 FEET; THENCE S09°30'47"E A DISTANCE OF 155.08 FEET TO A POINT ON THE SOUTH LINE OF SAID SECTION 9; THENCE N84°58'22"W ALONG SAID SOUTH LINE A DISTANCE OF 763.10 FEET; THENCE N85°09'16"W A DISTANCE OF 501.74 FEET TO THE SOUTHEAST CORNER OF A SURVEY PERFORMED BY RAMSEY SURVEYING, DATED 4-16-94, RECORDED 4-28-94 IN DOCUMENT NUMBER 19-100 IN THE BENTON COUNTY RECORDER'S OFFICE; THENCE ALONG THE EASTERLY LINE (SAID LINE BEING IN THE BOTTOM OF A RAVINE) OF SAID RAMSEY SURVEY THE FOLLOWING EIGHT CALLS: N04°34'09"W, 268.30 FEET; N14°53'21"W, 342.32 FEET; N21°22'50"W, 166.28 FEET; N36°38'33"W, 262.52 FEET; N29°20'09"W, 289.75 FEET; N29°21'31"W, 345.23 FEET; N14°50'09"W, 256.50 FEET; N88°37'20"W, 75.00 FEET TO A POINT ON THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 9; THENCE N01°43'31"E ALONG SAID EAST LINE A DISTANCE OF 859.30 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 65.00 ACRES (2,835,320 SQUARE FEET) MORE OR LESS AND BEING SUBJECT TO ANY AND ALL EASEMENTS AND RIGHTS OF WAY OF RECORD.



1	REV PER BENTON COUNTY PLANNING	JDJ	09/21/05	JEI	09/21/05
Rev.No.	Description	Drawn	Date	Checked	Date
NORTHSTAR ENGINEERING CONSULTANTS, INC. Civil & Environmental Engineering Landscape Architecture Geological Services Land Surveying Planning 211 South Main Street (479) 271 - 0906 Bentonville, Arkansas 72712 (479) 271-8144 Fax					
TOP-FLUTE ADDITION NO. 6 SUBDIVISION BENTON COUNTY ARKANSAS				CHECKED: JEI 08/12/05 DRAWN: JDJ 08/12/05 FILE NAME: 369-01FP.DWG PROJECT No.: 369-01FP PLOT DATE/REV.: 09/21/05 / 1	
FINAL PLAT				SHEET 1 of 1	