

Curve No.	Radius	Delta	Length	Tangent	Chord
1	456.48	024 42 46	196.89	100.00	195.37

- NOTES:
- ALL DISTANCES SHOWN ALONG CURVES ARE CHORD DISTANCES.
  - ALL LOT RETURNS HAVE A 25' RADI.
  - ALL NUMBERS SHOWN IN PARENTHESIS (315) ARE STREET ADDRESSES.

APPROVAL OF WATER & SEWER SYSTEM  
CERTIFICATION OF POSTED BOND

Billy Boulton  
Water & Sewer Superintendent

CITY COUNCIL APPROVAL

Date: 4-17-89

Mayor: Robert E. Bell

Attest-City Clerk: Ann Deehan

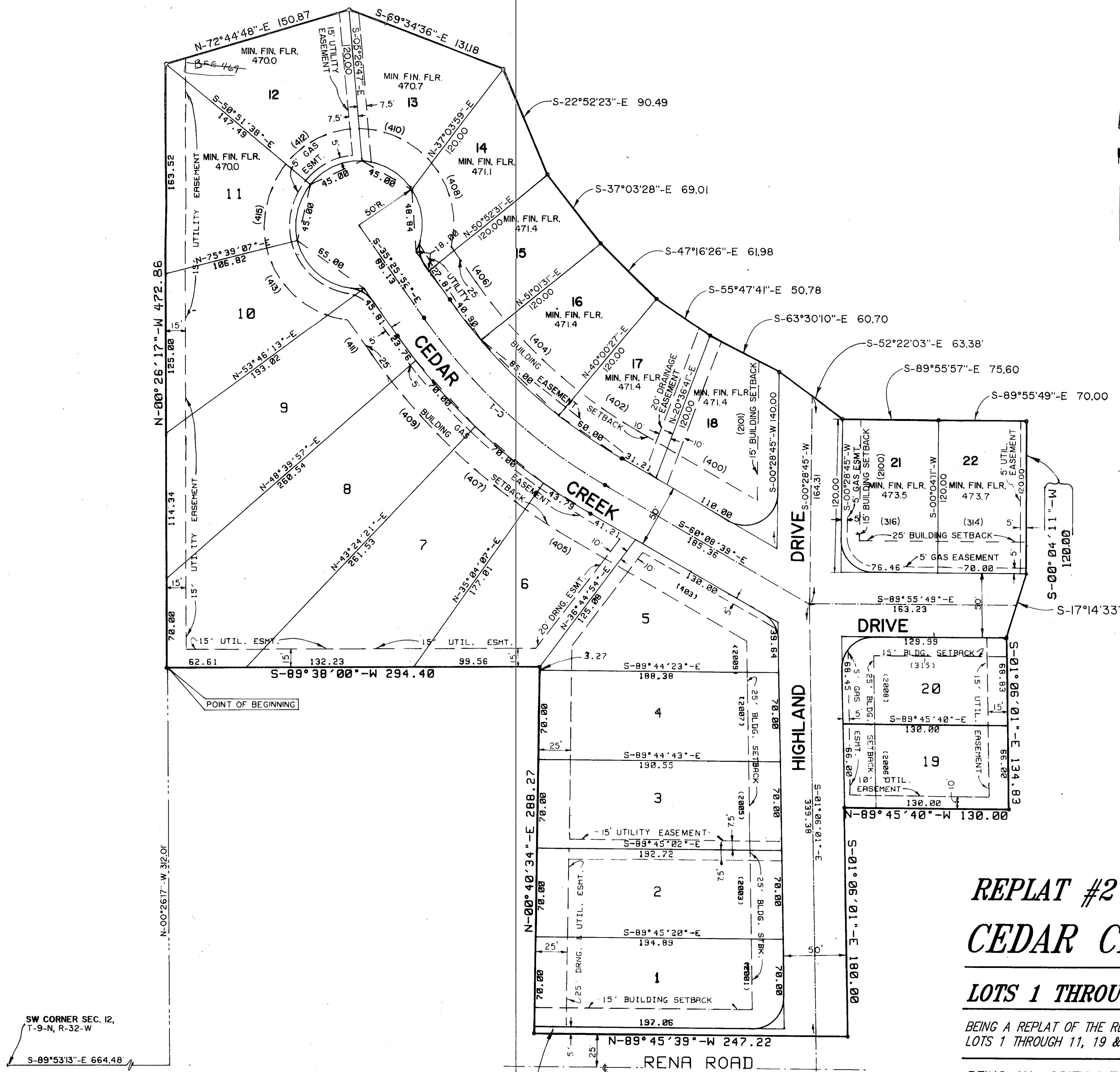
PLANNING COMMISSION APPROVAL

Date: April 4, 1989

Chairman: Arnie Young by J. Hulwa

Secretary: Joanne Hulwa

LEGAL DESCRIPTION  
Part of the South Half, Southwest Quarter (S/2, SW/4), Section 12, Township 9 North, Range 32 West, Van Buren, Crawford County, Arkansas, more particularly described as follows:  
Commencing at the Southwest corner of said Section 12; thence South 89°53'13" East along the South line of said SW/4, 664.48'; thence North 00°26'17" West 472.86'; thence North 72°44'48" East 150.87'; thence South 69°34'36" East 131.18'; thence South 22°52'23" East 90.49'; thence South 37°03'28" East 69.01'; thence South 47°16'26" East 61.98'; thence South 55°47'41" East 50.78'; thence South 63°30'10" East 60.70'; thence South 52°22'03" East 63.38'; thence South 89°55'57" East 75.60'; thence South 89°55'49" East 70.00'; thence North 01°06'01" East 134.83'; thence North 89°45'40" West 130.00'; thence South 01°06'01" East 180.00'; thence North 89°45'39" West 247.22'; thence North 00°40'34" East 288.27'; thence South 89°38'00" West 294.40' to the Point of Beginning, containing 7.42 acres more or less.



REPLAT #2  
CEDAR CREEK ESTATES I

LOTS 1 THROUGH 22

BEING A REPLAT OF THE REPLAT CEDAR CREEK ESTATES I,  
LOTS 1 THROUGH 11, 19 & 20, 12A THROUGH 18A, 21A & 22A

BEING AN ADDITION TO THE CITY OF VAN BUREN, ARKANSAS  
BEING PART OF THE SOUTH HALF, SOUTHWEST QUARTER, SECTION 12,  
T-9-N, R-32-W, VAN BUREN, CRAWFORD COUNTY, ARKANSAS

SCALE: 1" = 50' DATE: MARCH 23, 1989

ALLOTTERS

Ann Deehan  
Joanne Hulwa  
City of Van Buren  
By Robert E. Bell, Mayor

STATE OF ARKANSAS  
COUNTY OF CRAWFORD

Sworn and subscribed before me this 18th day of Apr., 1989.  
Notary Public Janette E. Hutton  
My Commission Expires March 11, 1993

FILED FOR RECORD

This 20 day of April, 1989 at 115 o'clock  
\_\_\_\_.m. Circuit Clerk and Ex-Officio Recorder.  
By: Maime Vickery

