



CERTIFICATE OF ENGINEERING ACCURACY
 I, Timothy E. Daters hereby certify that this plat correctly represents a plan made by me and that the engineering requirements of the Maumelle Subdivision Rules and Regulations have been complied with.

Signed
 Timothy E. Daters, Registered Professional Engineer No. 5033, Arkansas
 Date of Execution _____

CERTIFICATE OF OWNER
 We, the undersigned, owners of the real estate shown and described herein, do hereby certify that we have laid off, platted and subdivided, and do hereby lay off, plat and subdivide said real estate in accordance with this plat.

Date of Execution _____ MAUMELLE RIDGE 223, LLC
 5 Deauville Circle
 Little Rock, AR 72223
 Source of Title: D.R. _____ Page _____
 Instrument No. 2016-007152

CERTIFICATE OF SURVEYING ACCURACY
 I, Daniel W. Havner hereby certify that this plat correctly represents a boundary survey made by me and boundary markers shown hereon actually exist and their location, type and material are correctly shown.

Signed
 Daniel W. Havner, Registered Professional Land Surveyor No. 1542, Arkansas
 Date of Execution _____

CERTIFICATE OF FINAL APPROVAL
 Pursuant to the Maumelle Subdivision Rules and Regulations, and all of the conditions of approval having been completed, this document is hereby accepted. This Certificate is hereby executed under the authority of said Rules and Regulations.

Signed
 Maumelle Planning Director
 Date of Execution _____

CERTIFICATE OF RECORDING

LEGAL DESCRIPTION
 PART OF THE N1/2 OF SECTION 29, T-3-N, R-13-W, CITY OF MAUMELLE, PULASKI COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 29; THENCE N90°00'00"E, 2564.28 FT.; THENCE S07°00'00"E, 611.08 FT. TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF ODOM BOULEVARD; THENCE EASTERLY ALONG THE ARC OF A 40.00 FT. RADIUS CURVE TO THE RIGHT, A CHORD BEARING AND DISTANCE OF S81°31'11"E, 55.40 FT. TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF NAYLOR DRIVE; THENCE S37°41'32"E ALONG SAID WEST RIGHT-OF-WAY LINE, 30.45 FT.; THENCE SOUTHERLY CONTINUING ALONG SAID WEST RIGHT-OF-WAY LINE BEING THE ARC OF A 1020.06 FT. RADIUS CURVE TO THE RIGHT, A CHORD BEARING AND DISTANCE OF S31°25'41"E, 222.65 FT. TO THE POINT OF BEGINNING; THENCE SOUTHERLY CONTINUING ALONG SAID WEST RIGHT-OF-WAY LINE BEING THE ARC OF A 1020.06 FT. RADIUS CURVE TO THE RIGHT, A CHORD BEARING AND DISTANCE OF S21°21'10"E, 135.55 FT.; THENCE S17°32'30"E CONTINUING ALONG SAID WEST RIGHT-OF-WAY LINE, 251.53 FT.; THENCE S22°59'03"W, 393.37 FT.; THENCE S09°25'46"E, 522.96 FT.; THENCE S82°32'27"W, 215.00 FT.; THENCE N07°27'33"W, 1.89 FT.; THENCE S82°32'27"W, 353.54 FT.; THENCE N61°35'31"W, 225.95 FT.; THENCE N81°35'59"W, 389.01 FT.; THENCE N77°27'56"W, 431.53 FT.; THENCE N68°01'07"W, 150.00 FT.; THENCE N01°17'22"E, 433.19 FT.; THENCE N25°52'36"E, 225.00 FT. THENCE N19°30'15"W, 51.45 FT. TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF ODOM BOULEVARD; THENCE N70°29'45"E ALONG SAID SOUTH RIGHT-OF-WAY LINE, 588.00 FT.; THENCE S19°30'15"E, 225.00 FT.; THENCE N70°29'45"E, 984.97 FT. TO THE POINT OF BEGINNING, CONTAINING 38.4594 ACRES MORE OR LESS.

- GENERAL NOTES:
- 1/2" IRON PINS WERE SET AT ALL LOT CORNERS
 - ALL EASEMENTS SHOWN ARE TO BE USED FOR DRAINAGE AND/OR UTILITIES.
 - DISTANCES SHOWN ALONG CURVES ARE CHORD DISTANCES.
 - ERROR OF CLOSURE: EXCEEDS 1:20,000
 - PUBLIC STREETS DEDICATED TO CITY OF MAUMELLE - 2,349 LINEAR FT.

FINAL PLAT OF
 LOTS 1-45 BLOCK 1
 LOTS 1-15 BLOCK 2
 TRACTS A & B
RIDGEVIEW TRAILS
 PHASE I
 AN ADDITION TO THE CITY OF MAUMELLE, ARKANSAS

Being part of the N1/2 of Section 29,
 T-3-N, R-13-W, Pulaski County, Arkansas
 NOVEMBER, 2016

ARKANSAS STATE PLANE COORDINATES (NORTH ZONE)

1	N 195861.90	E 1187358.21
2	N 195735.66	E 1187407.57
3	N 195495.82	E 1187483.38
4	N 195133.68	E 1187329.78
5	N 194617.79	E 1187415.46
6	N 194589.88	E 1187202.28
7	N 194591.75	E 1187202.03
8	N 194545.85	E 1186851.48
9	N 194653.34	E 1186652.74
10	N 194710.17	E 1186267.91
11	N 194803.83	E 1185846.66
12	N 194864.79	E 1185709.61
13	N 195297.87	E 1185719.36
14	N 195500.32	E 1185817.56
15	N 195548.82	E 1185800.38
16	N 195745.13	E 1186354.64
17	N 195533.04	E 1186429.76

CENTERLINE CURVE DATA

CURVE	LENGTH	DELTA	TANGENT	RADIUS
C1	250.75'	38°49'49"	130.41'	370.00'
C2	172.33'	09°52'25"	86.38'	1000.00'
C3	214.52'	61°27'22"	118.88'	200.00'
C4	444.77'	25°29'01"	226.13'	1000.00'
C5	361.14'	25°51'53"	183.70'	800.00'