



JOHN THURSTON  
ARKANSAS SECRETARY OF STATE

January 13, 2021

The Hon. Doug Curtis  
Saline County Clerk  
200 N. Main St.  
Benton, AR 72015

Re: City of Alexander Annexation Ordinance 2019-15-4-1

Dear Mr. Curtis,

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 of all landowners)

Effective Date: 1/30/2020

County: Saline

City: Alexander

City Ordinance: 2019-15-4-1

Dated: 1-30-2020

County Court Order: CC 2019-4

Date Filed: 2/5/2019

A file marked copy of the ordinance, court order and exhibits submitted to our Office are enclosed. By copy of this letter (and its enclosures), the Secretary of State hereby notifies the appropriate mapping authorities for Arkansas. Please retain these copies as official record of the filing of the municipal 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,

Handwritten signature of Shantell McGraw in cursive.

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. Paul Mitchell, Mayor of Alexander (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: Saline City/Town: Alexander

City Ordinance/Resolution No: 2019-15-4-1 Date approved: 1-30-2020

County Court Case No: CC 2019-4 Date Order Filed: 2-5-2019

Type: ACA 14-40-609 By Petition of All Landowners  
(Choose from the list of Arkansas Code Sections located on the back)

Date Change Effective: 1-30-2020 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: Paul Mitchell Title: Mayor

Street Address: 15605 Alexander Rd

City: Alexander St: AR Zip code: 72002

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: Doug Curtis by Nicole Knight Title: Saline County Clerk

Date: 11-30-2020

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]

AMENDMENT TO  
ORDINANCE NO. 2019-15-4-1

FILED  
SALINE COUNTY  
CLERK & COUNTY CLERK  
2020 JAN 30 PM 2:54

AN ORDINANCE ACCEPTING THE ANNEXATION OF  
CERTAIN TERRITORY TO THE CITY OF ALEXANDER, ARKANSAS  
AND MAKING SAME A PART OF THE CITY OF ALEXANDER  
AND ASSIGNING SAME TO WARDS

WHEREAS, a petition was filed with the County Clerk of Saline County, Arkansas, by the majority of the real estate owners of the hereinafter described territory praying that said territory be annexed to and made a part of the City of Alexander, Arkansas; and,

WHEREAS, on February 5, 2019, the County Clerk of Saline County, Arkansas, found that the petition was signed by a majority of the real estate owners in said territory; that said territory was contiguous and adjoining the present corporate limits of the City of Alexander, Arkansas; that an accurate plat or map of said territory had been filed with and made a part of said petition; that proper notice has been given for the time and manner prescribed by law, and that said lands and territory should be annexed to and made a part of the City of Alexander, Arkansas, subject to the acceptance of same by the City Council of said City at the proper time, as provided by law; and,

WHEREAS, the time fixed by law for appealing from said order of annexation made by the County Court has expired and no appeal has been taken from said order.

Now, therefore, be it ordained by the city council of the City of Alexander, Arkansas:

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

Part of the Southwest Quarter of the Southeast Quarter of Section 12, Township 1 South, Range 14 West, being more particularly described as follows: Commencing at a ½ inch rebar marking the Northeast corner of said SW ¼, of SE ¼, thence

South 00 degrees, 12 min. 37 sec. West along the East line thereof a distance of 600.00 feet to the point of beginning; thence South 00 degrees 12 min. 20 sec. West a distance of 318.47 feet; thence South 88 degrees, 24 min. 54 sec. West a distance of 237.70 feet; thence North 00 degrees, 14 min. 01 sec. East a distance of 316.31 feet; thence North 87 degrees, 53 min 38 sec. East 237.62 feet to the point of beginning, containing 1.73 acres, more or less.

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

Section 3. That the services listed in the schedule of services contained in the petition shall be extended to the annexed area within three (3) years after the date the annexation becomes final. The scheduled services contained in the petition are:

1. Police Protection
2. Fire Protection
3. Gas from Centerpoint Energy
4. Electric from Entergy
5. Internet and cable from Comcast
6. Water from Central Arkansas Water
7. Telephone from AT&T

The schedule of services shall be included in the annual written report required by A.C.A. §14-40-2201 & 2202. The City of Alexander, Arkansas shall notify utility franchises of the instant ordinance and annexation pursuant to A.C.A. §14-200-101.

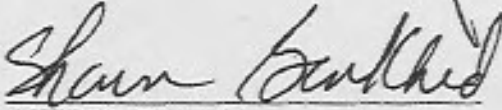
#### Section 7: EMERGENCY CLAUSE

Due to the need to retain experienced and trained current non-uniform, City employees and the need to attract and retain the best quality people as City employees for the City of Alexander, therefore, an emergency exists, and as this Ordinance is necessary for the stated reasons herein, this Ordinance shall be in full force and effect immediately from and after its passage and approval.

PASSED and APPROVED ADOPTED by a majority of the City Council of the City of Alexander this 19<sup>th</sup> day of August 2019.

  
\_\_\_\_\_  
Mayor Paul Mitchell

8-19-19  
Date

  
\_\_\_\_\_  
ATTEST, Recorder

8-19-19  
Date

(SEAL)



IN THE COUNTY COURT OF SALINE COUNTY, ARKANSAS  
NO. CC 2019-4

FILED  
SALINE COUNTY  
2019 FEB -5 PM 3:42

IN THE MATTER OF ANNEXATION OF CERTAIN  
TERRITORY CONTIGUOUS TO THE CITY OF ALEXANDER, ARKANSAS

*JA*

ORDER

Comes for hearing the Petition of Ministorage Services Co., LLC, who is the one hundred percent (100%) property owner of portions of Section 12, Township 1 South, Range 14 West, asking that the following territory be annexed to the City of Alexander, Saline County, Arkansas, to-wit:

LEGAL DESCRIPTION, SEE ATTACHED EXHIBIT "A"

After reviewing the documents and evidence, the Court finds:

1. That the Petition for Annexation and records have been reviewed for completeness and accuracy;
2. That no new enclaves will be created by the annexation;
3. That said Petition contains a schedule of services of the annexing city that will be extended to the area within three (3) years after the date the annexation becomes final; and
4. That the annexing city shall annex any dedicated public roads and rights of way abutting or traversing the property to be annexed.

THEREFORE the Court hereby ORDERS, JUDGES, and DECREES that this Order and the Petition for Annexation be forwarded to the annexing city so that the annexing city may grant the Petition and accept the property for annexation.

*Jeff Arey*  
\_\_\_\_\_  
Jeff Arey, Saline County Judge  
2/5/2019  
\_\_\_\_\_  
Date



December 11, 2018

To Whom It May Concern:

This letter is to verify/certify that the attached drawings and legal description of 1.7 acres is contiguous with the existing city limits of the city of Alexander, Arkansas.

A handwritten signature in black ink, appearing to read 'Tommy Bond', is written over the typed name below.

Tommy Bond, P.E P.S., Arkansas 2219& 28



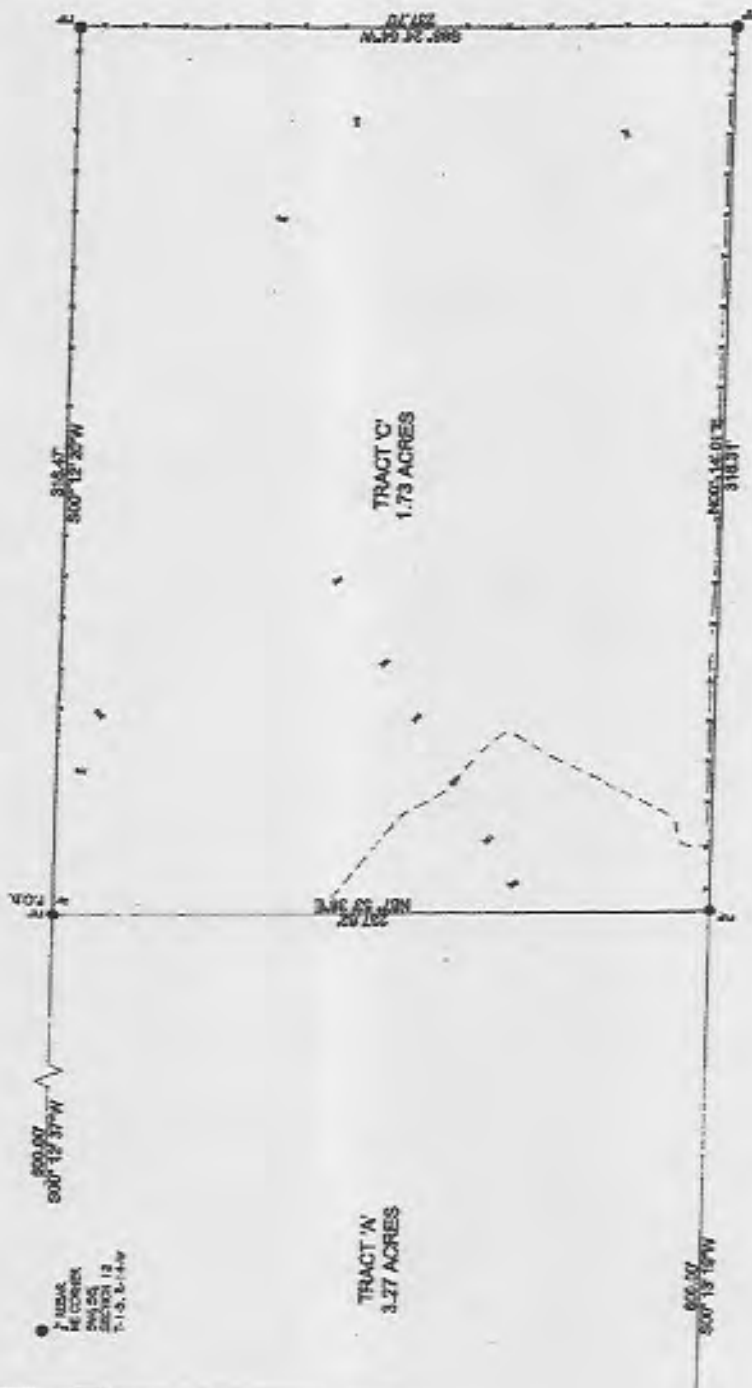


VICINITY MAP

STATE OF ARIZONA  
 DEPARTMENT OF REVENUE  
 DIVISION OF LAND MANAGEMENT  
 NOTICE: THIS DOCUMENT IS A PUBLIC RECORD AND IS SUBJECT TO THE PUBLIC RECORD ACT. ANY REPRODUCTION OF THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF THE DEPARTMENT OF REVENUE IS PROHIBITED. THIS DOCUMENT IS THE PROPERTY OF THE STATE OF ARIZONA AND IS LOANED TO YOU. IT IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM. FOR MORE INFORMATION, CONTACT THE DIVISION OF LAND MANAGEMENT AT (602) 974-2000.



STATE OF ARIZONA  
 DEPARTMENT OF REVENUE  
 DIVISION OF LAND MANAGEMENT  
 LAND MANAGEMENT DIVISION  
 1700 W. WASHINGTON AVENUE  
 PHOENIX, ARIZONA 85007  
 (602) 974-2000



1. MONUMENT  
 2. CORNER  
 3. 1/4 SECTION  
 4. 1/4 SECTION  
 5. 1/4 SECTION

TRACT 'A'  
 3.27 ACRES

TRACT 'C'  
 1.73 ACRES

BEAN MINI WAREHOUSE  
 BOUNDARY & TOPOGRAPHIC SURVEY  
 PART OF THE SW7/4, SE1/4 OF SECTION 12, T-1-S, R-14-W  
 ALEXANDER, VALIJE COUNTY, ARIZONA

Prepared For  
 TERRY MAW  
 TWO LACELLE CT.  
 LITTLE ROCK, AR 72223

POUND CONSULTING ENGINEERS, INC.  
 1001 S. WILSON AVE.  
 LITTLE ROCK, ARIZONA 72209  
 (505) 646-1111

Case No.	7380
Survey No.	75
Map No.	



Exhibit "A"

First National Title Company  
216 W. Sevier Street  
Benton, AR 72015



2019-000359  
I certify this instrument  
was filed on:  
01/07/2019 02:55:06 PM  
Myka Bono Sample  
Saline County Circuit Clerk

Page: 3  
C GRER

**WARRANTY DEED**  
(Limited Liability Company)

**KNOW ALL MEN BY THESE PRESENTS:**

That, TTC Realty, LLC, hereinafter referred to as Grantor, organized under and by virtue of the laws of the State of Arkansas, by its Sole Member, duly authorized by proper resolution of its Members, for the consideration of the sum of One and No One Hundredths (\$1.00) Dollars and other good and valuable consideration in hand paid by Mini Storage Service Company, L.L.C, an Arkansas limited liability company, hereinafter referred to as Grantee, the receipt of which is hereby acknowledged, does grant, bargain, sell and convey unto the said Mini Storage Service Company, L.L.C, an Arkansas limited liability company and unto its successors and assigns forever the following lands lying in the County of Saline, and State of Arkansas, to-wit:

Part of the Southwest Quarter of the Southeast Quarter of Section 12, Township 1 South, Range 14 West, being more particularly described as follows: Commencing at a 1/2 inch rebar marking the Northeast corner of said SW 1/4 of SE 1/4, thence South 00 deg. 12 min. 37 sec. West along the East line thereof a distance of 600.00 feet to the point of beginning; thence South 00 deg. 12 min. 20 sec. West a distance of 318.47 feet; thence South 88 deg. 24 min. 54 sec. West a distance of 237.70 feet; thence North 00 deg. 14 min. 01 sec. East a distance of 318.31 feet; thence North 87 deg. 53 min. 38 sec. East 237.62 feet to the point of beginning, containing 1.73 acres, more or less.

To have and to hold the same unto the said Grantee and unto its successors and assigns forever, with all appurtenances thereunto belonging.

And Grantor hereby covenants with the said Grantee that it will forever warrant and defend the title to said lands against all claims whatsoever, subject to existing easements, building lines, restrictions and assessments of record, if any. No warranty or representation is made as to any mineral interest on the aforementioned property.

Prepared under the supervision of  
James R. Pender  
Attorney At Law  
415 N. McKinley Street, Ste 1200  
Little Rock, AR 72205

IN THE COUNTY COURT OF SALINE COUNTY, ARKANSAS  
NO. CC 2019-4

FILED  
SALINE COUNTY  
CLERK & COUNTY CLERK  
2020 NOV 24 AM 9:04

IN THE MATTER OF ANNEXATION OF CERTAIN  
TERRITORY CONTIGUOUS TO THE CITY OF ALEXANDER, ARKANSAS

AC

FINAL ORDER

Comes for hearing the Petition of Ministorage Services Co., LLC, who is the one hundred percent (100%) property owner of portions of Section 12, Township 1 South, Range 14 West, asking that the following territory be annexed to the City of Alexander, Saline County, Arkansas, to-wit:

LEGAL DESCRIPTION, SEE ATTACHED EXHIBIT "A"

After reviewing the documents and evidence, the Court finds:

1. That the requirements of A.C.A. § 14-40-609 have been complied with and the annexation is in all respects proper; and
2. The annexation is hereby confirmed.

THEREFORE the Court hereby ORDERS, JUDGES, and DECREES that this Annexation is proper and is confirmed.

  
\_\_\_\_\_  
Jeff Aréy, Saline County Judge

11/24/20  
\_\_\_\_\_  
Date

Part of the Southwest Quarter of the Southeast Quarter of Section 12, Township 1 South, Range 14 West, being more particularly described as follows: Commencing at a ½ inch rebar marking the Northeast corner of said SW ¼, of SE ¼, thence

South 00 degrees, 12 min. 37 sec. West along the East line thereof a distance of 600.00 feet to the point of beginning; thence South 00 degrees 12 min. 20 sec. West a distance of 318.47 feet; thence South 88 degrees, 24 min. 54 sec. West a distance of 237.70 feet; thence North 00 degrees, 14 min. 01 sec. East a distance of 316.31 feet; thence North 87 degrees, 53 min 38 sec. East 237.62 feet to the point of beginning, containing 1.73 acres, more or less.

Exhibit "A"



**ARKANSAS  
GIS OFFICE**

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December 10, 2018

Mr. Terry Bean  
2 Lacelle Ct  
Little Rock, AR 72223

RE: City of Alexander Annexation Coordination Requirement

Mr. Bean,

Thank you for coordinating with our office as you seek to annex property into the City of Alexander, AR located in Section 12, Township 1 South, Range 14 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 90<sup>th</sup> 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\Alexander\20181210\Doc\20181210\_Alexander\_Annexation\_Coordination\_Letter.docx

ARKANSAS GIS OFFICE · 1 CAPITOL MALL SUITE 6D · LITTLE ROCK · ARKANSAS · 72201  
PHONE (501) 682-2767 · [www.gis.arkansas.gov](http://www.gis.arkansas.gov) · FAX (501) 682-6077

