

AMENDED BILL OF ASSURANCE TO

**BUFFALO CREEK ESTATES,
INDEPENDENCE COUNTY ARKANSAS**

KNOW ALL BY THESE PRESENTS:

WHEREAS, a majority in excess of seventy five percent (75%) of the real property owners in Buffalo Creek Estates, Batesville, Independence County, Arkansas wish to amend the present Bill of Assurances filed and recorded in April, 2018 with the Clerk of the Circuit Court of the County of Independence County in the State of Arkansas as follows, to wit:

Original Plat, Deed Book 2018, Page 255

Original Deed of Dedication and Bill of Assurance, Deed Book 2018, Pages 2083-2087

NOW THEREFORE WITNESETH:

THAT said Bill of Assurance, as previously amended, be now further amended as follows:

Lots 16, 17, 18, 19, 20, 21 & 22 may be re-platted by the owner of record at any date so long as no lot is less than 3,000 square feet in size. The following restrictions will apply to any lots re-platted in this manner.

No dwelling shall be nearer than 25 feet to the front lot line, nearer than 15 feet to the rear lot line or 5 feet from either side lot line.

All dwellings shall have a minimum square footage of 1,200 square feet of heated and livable floor space unless the residence has more than one story, in which case the main floor shall not have less than 400 square feet and the second floor shall not have less than 500 square feet.

All dwellings shall have no less than a single car garage or a single car carport.

All other restrictions in the Original Bill of Assurance shall remain the same.

Property Owner:	Lots Owned:
	1, 2, 3, 4, 9, 10, 12, 13, 14, 15, 16, 17, 18
Stubbs Home Center Inc.	19, 20, 21, 22, 23, 27, 31, 32, 33, 34, 35
Jeff Stubbs, Member	37, 38, 40, 41, 46, 47, 48, 49, 50, 51, 52
	54, 56, 58, 60, 61, 63, 65, 66, 68, 70, 73
	74, 76, 77, 78, 80, 81, 82, 83, 84, 88A, 88B
	89A, 89B, 90A, 90B, 91A, 91B, 92A, 92B



L202006170
INDEPENDENCE CO, AR FEE \$40.00
PRESENTED: 10-01-2020 02:07:52 PM
RECORDED: 10-01-2020 02:07:52 PM
GREG WALLIS
CIRCUIT CLERK
BY: MELISSA SELLERS
DEPUTY CLERK

BK: DEED 2020
PG: 5788-5793

Southern Touch Construction Inc. Kevin Sanders, Member	62, 64
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Stubbs Construction LLC Jeff Stubbs, Member	5, 43
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Kevin Sanders Kathryn Sanders	11
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Fisher's Custom Homes LLC Nathan Fisher, Member	6, 75
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James A. Smith Kim Smith	36
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Ramon Arturo Jimenez Garcia Yorli Vanesa Merida Reyes	44
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State of Arkansas
County of Independence

On this day there personally appeared before the undersigned, a notary public in and for the county and state aforesaid, duly commissioned and acting, Jeff Stubbs, known to me to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes and consideration therein contained.

In witness whereof I hereunto set my hand and official seal.

Linda Ring
Notary Public

My commission expires: 2-15-2021



IN WITNESS WHEREOF, the Owners have hereunto set their hands and seals this 28th
day of September, 2020.

Jeff Stubbs
Jeff Stubbs

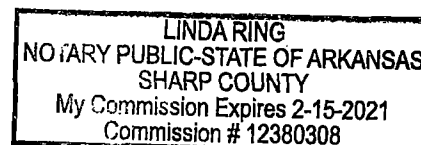
State of Arkansas
County of Independence

On this day there personally appeared before the undersigned, a notary public in and for the county and state aforesaid, duly commissioned and acting, Nathan Fisher, known to me to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes and consideration therein contained.

In witness whereof I hereunto set my hand and official seal.

Linda Ring
Notary Public

My commission expires: 2-15-2021



IN WITNESS WHEREOF, the Owners have hereunto set their hands and seals this 28th
day of September, 2020.

Nathan Fisher
Nathan Fisher

State of Arkansas
County of Independence

On this day there personally appeared before the undersigned, a notary public in and for the county and state aforesaid, duly commissioned and acting, Kevin Sanders, known to me to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes and consideration therein contained.

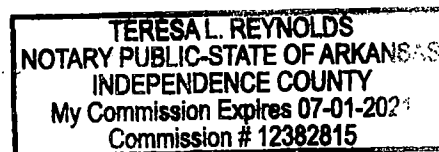
In witness whereof I hereunto set my hand and official seal.

Teresa L. Reynolds
Notary Public

My commission expires:

IN WITNESS WHEREOF, the Owners have hereunto set their hands and seals this 1st
day of October, 2020.

Kevin Sanders
Kevin Sanders



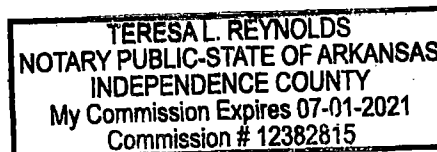
State of Arkansas
County of Independence

On this day there personally appeared before the undersigned, a notary public in and for the county and state aforesaid, duly commissioned and acting, Kathryn Sanders, known to me to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes and consideration therein contained.

In witness whereof I hereunto set my hand and official seal.

Teresa L. Reynolds
Notary Public

My commission expires:



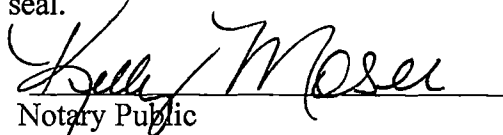
IN WITNESS WHEREOF, the Owners have hereunto set their hands and seals this 1st
day of October, 2020.

Kathryn Sanders
Kathryn Sanders

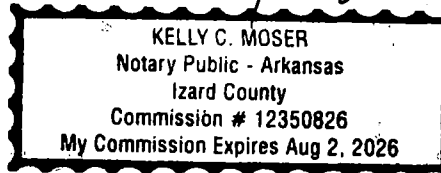
State of Arkansas
County of Independence

On this day there personally appeared before the undersigned, a notary public in and for the county and state aforesaid, duly commissioned and acting, James Smith, known to me to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes and consideration therein contained.

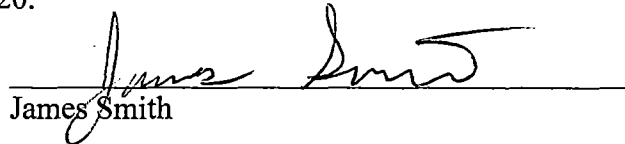
In witness whereof I hereunto set my hand and official seal.


Notary Public

My commission expires: 8-2-2026



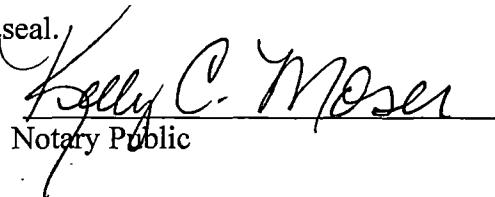
IN WITNESS WHEREOF, the Owners have hereunto set their hands and seals this 30th day of September, 2020.


James Smith

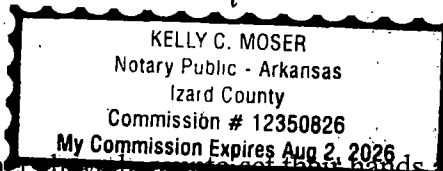
State of Arkansas
County of Independence

On this day there personally appeared before the undersigned, a notary public in and for the county and state aforesaid, duly commissioned and acting, Kim Smith, known to me to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes and consideration therein contained.

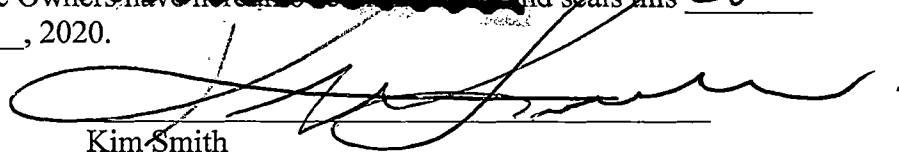
In witness whereof I hereunto set my hand and official seal.


Notary Public

My commission expires: 8-2-2026



IN WITNESS WHEREOF, the Owners have hereunto set their hands and seals this 30th day of September, 2020.


Kim Smith

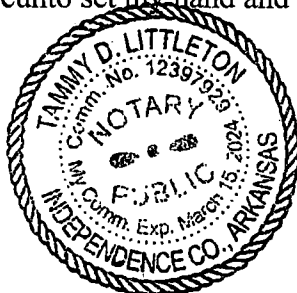
State of Arkansas
County of Independence

On this day there personally appeared before the undersigned, a notary public in and for the county and state aforesaid, duly commissioned and acting, Ramon Arturo Jimenez Garcia, known to me to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes and consideration therein contained.

In witness whereof I hereunto set my hand and official seal.

My commission expires:

3/15/2024



Tammy D. Littleton
Notary Public

IN WITNESS WHEREOF, the Owners have hereunto set their hands and seals this 30
day of September, 2020.

Ramon Arturo Jimenez Garcia
Ramon Arturo Jimenez Garcia

State of Arkansas
County of Independence

On this day there personally appeared before the undersigned, a notary public in and for the county and state aforesaid, duly commissioned and acting, Yorli Vanesa Merida Reyes, known to me to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes and consideration therein contained.

In witness whereof I hereunto set my hand and official seal.

My commission expires:

3/15/2024



Tammy D. Littleton
Notary Public

IN WITNESS WHEREOF, the Owners have hereunto set their hands and seals this 30
day of September, 2020.

Yorli Vanesa Merida Reyes
Yorli Vanesa Merida Reyes