

ARKANSAS COURT OF APPEALS

DIVISION III

No. CA11-424

EAGLE CREEK PROPERTIES, LLC,
and MIKE ELROD

APPELLANTS

V.

GRAY TURNEY

APPELLEE

Opinion Delivered November 16, 2011

APPEAL FROM THE CARROLL
COUNTY CIRCUIT COURT,
WESTERN DISTRICT
[NO. CV09-100]

HONORABLE GERALD K. CROW,
JUDGE

AFFIRMED

RITA W. GRUBER, Judge

Mike Elrod and Eagle Creek Properties, LLC, have appealed from an order of the Carroll County Circuit Court finding that they had breached various contracts with appellee Gray Turney; concluding that appellee shall hold certain parcels of commercial real property free and clear of any claims by appellants; and awarding \$4700 in damages to appellee for Elrod's breach of a residential lease. Appellants argue that the trial court erred in finding that they had breached the agreements and in refusing to grant them equitable relief or, in the alternative, in refusing to order appellee to return their consideration.

Because the trial court's findings are supported by the evidence and its opinion adequately explains the decision, we affirm by memorandum opinion. *In re Memorandum Opinions*, 16 Ark. App. 301, 700 S.W.2d 63 (1985); Ark. Sup. Ct. R. 5-2(e) (2011); *see St. Edward Mercy Med. Ctr. v. Warnock*, 2011 Ark. App. 500.

Affirmed.

VAUGHT, C.J., and PITTMAN, J., agree.



Cite as 2011 Ark. App. 705