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BAXTER CO, AR FEE \$0.00

PRESENTED: 06-04-2025 09:44:22 AM

RECORDED: 06-04-2025 09:44:22 AM

CANDA REESE

CIRCUIT CLERK

BY: LISA PEMBERTON

DEPUTY

ORDINANCE NO. 2025 - 29

ORDINANCE  
20 Pages

BE IT ENACTED BY THE QUORUM COURT OF BAXTER COUNTY, STATE OF ARKANSAS,  
AN ORDINANCE TO BE ENTITLED:

AN ORDINANCE ADOPTED TO PURSUANT TO ACT 1112 OF 2017 APPROVING THE  
APPLICATION OF WHISPERING WOODS CLUB, INC. FOR A PRIVATE CLUB TO BE  
LOCATED AT 4245 HIGHWAY 177 SOUTH, JORDAN, BAXTER COUNTY, ARKANSAS.

**Article 1. Affirmation:** Act 1112 of 2017 requires that applicants for a private club  
license obtain approval of the governing body of the city or county where the private club  
is to be located; and

Whispering Woods Club, Inc. has made proper application with the Baxter County  
Quorum Court for a private club at 4245 Highway 177 South, Jordan, Baxter County,  
Arkansas.

**Article 2. Designation:** The Quorum Court of Baxter County, Arkansas, finds the  
application of Whispering Woods Club, Inc. will promote the public convenience and  
advantage through providing community hospitality and increasing sales tax revenue.

**Section 1:** That the private club application of Whispering Woods Club, Inc. for  
issuance of a private club license at 4245 Highway 177 South, Jordan, Baxter County,  
Arkansas, be, and it hereby is approved by the Quorum Court of Baxter County,  
Arkansas.

**Section 2:** That pursuant to Act 1112 of 2017, Whispering Woods Club, Inc. is hereby  
authorized to file a private club application with the Department of Finance and  
Administration, Alcoholic Beverage Control Division, for the location of 4245 Highway  
177 South, Jordan, Baxter County, Arkansas. A copy of this Ordinance shall be  
provided to the Alcoholic Beverage Control Division, Department of Finance and  
Administration, along with the ABC Private Club Application of Whispering Woods Club,  
Inc.

**Section 3:** All ordinances or parts of ordinances in conflict herewith are hereby  
repealed to the extent of such conflict.

**Article 4. Effective Date:** This ordinance shall be in effect from and after the date of its  
approval and passage by the quorum court.

APPROVED:

Kevin Litty  
KEVIN LITTY, COUNTY JUDGE  
Date Signed: 6-3-25

ATTEST:

Canda Reese  
CANDA J. REESE, COUNTY CLERK  
SPONSOR Edge + Griffin  
Date Adopted: 06/03/2025  
Votes: For: 10 Against: 0  
Abstain: 0 Present: 0 Absent: 1

STATE OF ARKANSAS  
ALCOHOLIC BEVERAGE CONTROL DIVISION

# APPLICATION FOR PRIVATE CLUB PERMIT

Private Club X

Permit No. \_\_\_\_\_

We hereby make applications for permits to serve alcoholic beverages on our premises to the club's adult members, members of their families over the age of 21, and duly qualified guests.

Whispering Woods Club, Inc.  
Non-Profit Corporation

FEIN# \_\_\_\_\_

APPLICANT ON BEHALF OF CLUB	First	Middle	Last
	Leroy	Jonathan	DeBre

HOME ADDRESS	4245 Highway 177 S.	Jordan	72519	Baxter
	Street	City	Zip	County

BUSINESS NAME Whispering Woods Club

BUSINESS ADDRESS	4245 Highway 177 S., Jordan	72519	Baxter
	Street	City	Zip
			County

Is proposed location inside or outside city limits? Outside

Does the club own the premises? No If leased, give name and address of owner:

Trailhead to New Beginnings, LLC, 4245 Highway 177 S., Jordan, AR 72519

Is your establishment primarily engaged in the business of serving food for consumption on the premises? Yes

Under which system of dispensing alcoholic beverages will the club operate?

Pool/Revolving X Locker                     

Does anyone now hold an alcoholic beverage permit a this location? Yes If so, give

name, address and permit no. (s) Permit NO. 0365001, Leroy Jonathan DuBre, 4245 Hwy. 177 S.  
Jordan, AR 72519

Amount of Dues \$ 1,500.00      ANNUAL ☒      MONTHLY ☐



Give names and addresses of all officers/directors of the non-profit organization:

<u>NAME</u>	<u>TITLE</u>	<u>ADDRESS</u>
Leroy J. DuBre	President	4245 Highway 177 S. Jordan, AR 72519
Braina M. DeBre	Secretary/Treasurer	4245 Highway 177 S. Jordan, AR 72519
Zach Davis	Board Member	1004 Redwing Trail Mountain Home, AR 72653

**Has any member of the club's board of directors or other governing body, or any club officer, been under the sentence, whether suspended or otherwise, of any court for the conviction of a felony within two (2) years preceding the date of this application? YES \_\_\_\_\_ NO ☒ If yes, please explain \_\_\_\_\_**

Signed this \_\_\_\_\_ day of \_\_\_\_\_ May \_\_\_\_\_, 2025.

Signature of Applicant/Managing Agent

President

Official Title

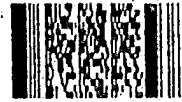
Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_ May \_\_\_\_\_, 2025.

Notary Public

My Commission Expires: 10-10-2032

3/15/16

## SCHEDULE A - INDIVIDUAL'S PERSONAL HISTORY



PS-2001-101-000

Application filled by Applicant - A, Stockholder/Partner - S : A

I submit answers to the following questions under oath:

1. Name Leroy Jonathan DuBre Sex M Date of Birth [REDACTED]
  2. Home Address 4245 Hwy. 177 S., Jordan 72519 Phone No. (501) 791-6122  
Street City Zip
  3. Are you a person of good moral character and reputation in your community? Yes
  4. Are you a (CITIZEN) or (PERMANENT RESIDENT ALIEN) of the United States? **CIRCLE ONE**  
Social Security No. [REDACTED] Green Card No. [REDACTED]
  5. Are you a resident of the county in which application has been made? Yes  
If not, do you live within 35 miles of the premises to be permitted? Yes
  6. Have you ever been convicted of a felony? **YES** NO X If so, give full information \_\_\_\_\_
  7. Have you been convicted of any violation of any law relating to alcoholic beverages within the five (5) years preceeding this application? **YES** NO X If so, give full information \_\_\_\_\_
  8. Have you had any alcoholic beverage permit issued to you revoked within the five (5) years preceeding this application? **YES** NO X If so, give full information \_\_\_\_\_
  9. Do you presently hold or have you ever held an alcoholic beverage permit(s)? Yes If so, give name, place, and permit number(s)  
Whispering Woods Cabins & Grill, 4245 Hwy. 177 S., Jordan, Arkansas, Permit No. 0365001.
  10. Have you applied and been refused a permit at the applied for location within the last 12 months? No If so, give full information \_\_\_\_\_
  11. Marital Status: Single ( ) Married (X) Divorced ( ) Separated ( ) Other ( )
  12. Furnish complete information regarding members of immediate family:
- | Relationship | Full Name             | Address                              | Occupation         |
|--------------|-----------------------|--------------------------------------|--------------------|
| Spouse       | Braina Michelle DuBre | 4245 Hwy. 177 South Jordan, AR 72519 | Speech Pathologist |
| Son          | Noah Jackson DuBre    | 4245 Hwy. 177 South Jordan, AR 72519 | Student            |
| Son          | Levi Jonathan DuBre   | 4245 Hwy. 177 South Jordan, AR 72519 | Student            |



Son Jonah Keith DuBre 4245 Hwy. 177 South Student  
Jordan, AR 72519

(a) Are any of the above to be connected with the operation of the outlet? Yes

(b) If so, who and in what capacity? Braina Michelle DuBre (employee)

13. Give your home address (city or town) and dates at each for the past five (5) years:

4245 Hwy. 177 S., Jordan, AR 72519 1/15/25 - current

132 Woodland Heights Place, Hot Springs, AR 71901 1/2001 - 1/15/25

SOJTF-OIR, Camp Arifjan, Kuwait APO AE 09306 12/2019 - 1/2021  
 (Deployment to Middle East)

14. Covering the past five (5) years, give in detail the following:

<u>Your Business or Occupation</u>	<u>Name &amp; Address of Employer</u>	<u>Dates of Employment</u>
<u>Executive Officer/JAG Attorney</u>	<u>U.S. Army Reserve 8791 Snouffer School Rd., Gaithersburg, MD</u>	<u>10/1/24 - current</u>
<u>Civil Law Attorney</u>	<u>U.S. Air Force, Little Rock Air Force Base, 1255 Vandenberg Dr. LRAFB, AR 72099</u>	<u>2/1/21 - current</u>
<u>Chief of Contract and Fiscal Law/JAG Attorney</u>	<u>(Army) Special Operations Joint Task Force, Camp Arifjan, Kuwait</u>	<u>12/19/19 - 1/2021</u>

I hereby state on oath that I will not violate any law of this State or any regulation of the Alcoholic Beverage Control Division, nor will any agent or employee be allowed to violate any law or regulation. It is hereby consented that the licensed premises and its books and records shall be open at all times to all law enforcement officials without warrant or other legal process.

Applicant's Signature

STATE OF ARKANSAS

COUNTY OF BAXTER

Leroy Jonathan DuBre, being first duly sworn on oath deposes and says that he/she has read each of the questions to which he/she has made answer, and that his/her said answers in each instance are true and correct.

Subscribed and sworn to before me this 28th day of May, 2025

My Commission Expires: 10/10/2032

Notary Public



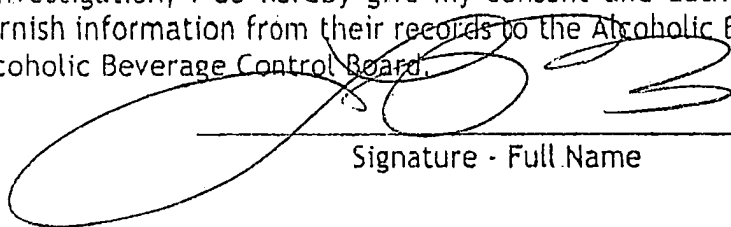
## AUTHORITY TO RELEASE INFORMATION

Application filled by Applicant - A, Stockholder/Partner - S : A

### TO WHOM IT MAY CONCERN:

I understand that the Alcoholic Beverage Control Enforcement Division will conduct a thorough investigation before a final decision is made regarding my eligibility to hold an alcoholic beverage permit. This investigation may include inquiries as to my character, reputation, and the location and feasibility of a permit being issued at the applied for location.

To facilitate this investigation, I do hereby give my consent and authority for any public utility or police agency to furnish information from their records to the Alcoholic Beverage Control Enforcement Division and the Alcoholic Beverage Control Board.

  
\_\_\_\_\_  
Signature - Full Name

\_\_\_\_\_  
Date

4245 Highway 177 S.  
\_\_\_\_\_  
Home Address

Jordan AR 72519  
\_\_\_\_\_  
City State Zip

\_\_\_\_\_  
Mailing Address

Same  
\_\_\_\_\_  
City State Zip

\_\_\_\_\_  
City State Zip

(501) 791-1975 (870) 720-9008  
\_\_\_\_\_  
Contact Phone Business Phone

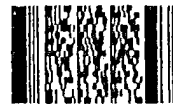
whisperingwoodsark@gmail.com  
\_\_\_\_\_  
E-Mail Address

Sworn and subscribed before me this \_\_\_\_\_ day of May, 2025.

\_\_\_\_\_  
Notary Public

My Commission Expires: 10-10-2032

(Revised 3/08)



## AUTHORITY TO RELEASE INFORMATION

Application filled by Applicant - A, Stockholder/Partner - S : \_\_\_\_\_

### TO WHOM IT MAY CONCERN:

I understand that the Alcoholic Beverage Control Enforcement Division will conduct a thorough investigation before a final decision is made regarding my eligibility to hold an alcoholic beverage permit. This investigation may include inquiries as to my character, reputation, and the location and feasibility of a permit being issued at the applied for location.

To facilitate this investigation, I do hereby give my consent and authority for any public utility or police agency to furnish information from their records to the Alcoholic Beverage Control Enforcement Division and the Alcoholic Beverage Control Board.

Brian Hunt  
Signature - Full Name

\_\_\_\_\_  
Date

4245 Highway 177 S.

Home Address

Jordan

AR

72519

City

State

Zip

Same

Mailing Address

\_\_\_\_\_  
City

State

Zip

(501) 231-9305

(870) 720-9008

Contact Phone

Business Phone

michellepriv@gmail.com

E-Mail Address

Sworn and subscribed before me this \_\_\_\_\_ day of May, 2025.

\_\_\_\_\_  
Notary Public

My Commission Expires: 10-10-2032

(Revised 3/08)



DESCRIPTION OF BUSINESS AND ENTERTAINMENT ACTIVITIES  
FOR PRIVATE CLUB PERMIT

D6J003-D6L923

NAME OF OUTLET Whispering Woods ClubCITY Jordan COUNTY Baxter

Arkansas Law requires that a private club must exist for some reason other than the consumption of alcoholic beverages. On this sheet of paper, which is a part of your verified application, you are to describe, in complete detail, what entertainment (live bands, dancers, food service, etc.), social functions, or other recreational events will be available at the club for the members. If you are in doubt about whether to list an item, you are urged to include it.

Under Section 1.34 of the ABC regulations, any permit issued by this agency is only valid for the uses described in the original application. Any material change in the club's operation or entertainment, other than originally listed in this application, *without prior approval of the director*, shall be grounds or revocation of your permit.

On your floor plan, which is a separate attachment, please mark the entrance to the private club, noting the location of the guest book, and mark any major features of the private club area, including where specific entertainment items will be located.

PLEASE PRINT OR TYPE YOUR RESPONSES BELOW. USE THE BACK OF FORM, OR ADDITIONAL SHEETS, IF NECESSARY.

Restaurant and private club

## WHISPERING WOODS CLUB – MEMBERSHIP LIST

Anderson, Troy	1106 Brookforest Drive, Mountain Home, AR 72653
Arciszewski, Jim & Kristy	277 Top of the Lake, Calico Rock, AR 72519
Baird, Kaicna	777 Hwy 201 N, Apt. 1, Mountain Home, AR 72653
Barnes, Ken	774 Jimmy Mitchell Rd. Mountain View, AR 72560
Berry, Daniel	31 Wallace Drive, Mountain Home, AR 72653
Bouldin, Kristopher	327 Old Farm 7-1, Norfork, AR 72658
Bryd, Adam	3846 Jordan Rd., Norfork, AR 72658
Bryd, Dwight	1504 Greenbriar, Mountain Home, AR 72654
Burgess, Carol	Apt 27B 1925 Malvern Ave, Hot Springs, AR 71901
Carroll, Caroline	4 Windswept Trail, Norfork, AR 72658
Chinchen, John	381 Cody Creek Dr., Mountain Home, AR 72653
Chmielewski, Clarissa	24 Pine Forest Way, Jordan, AR 72519
Coley, Joshua	388 Cook Lane, Wideman, AR 72585
Colley, John	3725 Hwy 177. Jordan, AR 72519
Cook, Camryn	1889 Woodlark Rd., Viola, AR 72583
Cooper, Bea P.	P.O. Box 127, Calico Rock, AR 72519
Curtis, Lisa	1326 East 9 <sup>th</sup> Street, Mountain Home, AR 72653
Davis, Lexi	146 CR 212, Calico Rock, AR 75219
Davis, Susan	Apt 12A 1925 Malvern Ave, Hot Springs, AR 71901
Davis, Zachariah	1004 Redwing Trail, Mountain Home, AR 72653
Dicks, Chad	49 Voorheis Drive, Mountain Home, AR 72653
Dixon, Arlene	146 CR 212, Calico Rock, AR 75219
Douglass, David	Apt 12C 1925 Malvern Ave, Hot Springs, AR 71901
DuBre, Virginia	B12 1925 Malvern Ave., Hot Springs, AR 71901
Dugan, Nick	508 Blue Bonnet Ave, Bull Shoals, AR 72619
Elbert, James & Robbin	1209 Edgewater Road, Horseshoe Bend, AR 72512
Elliott-Sisson, Caitlin	434 CR 1422, Mountain Home, AR 72653
Ford, Carolyn	Apt 423 1925 Malvern Ave, Hot Springs, AR 71901
Frame, Phillip	1721 Lilac, Mountain Home, AR 72653
Fritz, Mary	1403 Jordan Landing Rd., Jordan, AR 72519
Garcia, Debra	Apt 13B 1925 Malvern Ave, Hot Springs, AR 71901
Gardner, Sharon	4947 Old Military Rd., Mountain Home, AR 72653
Geib, Deborah	79 Lake Point Drive, Jordan, AR 72519
Godfrey, Sarah	2107 Oakwood Drive, Mountain Home, AR 72653
Gosper, Johnny	907 Eagle Lane, Horseshoe Bend, AR 72512
Gries, Sharlene	1218 Meadowcrest Drive, Mountain Home, AR 72653
Hager, Debra	P.O. Box 564, Mountain Home, AR 72654
Hall, Marjorie	247 Remington Circle, Mountain Home, AR 72653
Hall, Ralph	Apt 27A 1925 Malvern Ave, Hot Springs, AR 71901
Handfield, Janice	3846 Jordan Rd., Norfork, AR 72658
Hardin, Judith	2024 Mallard Point, Mountain Home, AR 72653

Hazel, Richard	7925 Highway 177 S., Calico Rock, AR 72519
Henderson, Howard	593 Riverside Drive, Norfolk, AR 72658
Henry, Bethany	1100 S. Riverview Lane, Mountain View, AR 72650
Hewson, Marjorie	126 Pearl Rd., Midway, AR 72651
Hoerl, Brandi	1906 Dauray Place, Mountain Home, AR 72658
Honeycutt, Tyler	4091 Dolph Rd., Dolph, AR 72528
Horn, Donna	350 Schwartz Road, Salesville, AR 72653
Horton, Richard	1918 Dauray Place, Mountain Home, AR 72653
James, Chris	968 Lofton Rd., Calico Rock, AR 72519
Jydstrup, Janeen	3556 County Road, Norfolk, AR 72658
Knierim, Mckenna	53 Adams Street, Salesville, AR 72653
Korbelik, Wylaine	78 Lake Point Vista, Jordan, AR 72619
Ledford, Andy	3892 CR 213, Calico Rock, AR 72519
Lee, Carol	1364 Rodney Rd., Jordan, AR 72519
Leger, Judy	1555 Meadowhill Drive, Mountain Home, AR 72653
Leverton, Anna	1405 Buzzard Roost Road, Mountain Home, AR 72653
Lewis, Nancy	Apt 6A 1925 Malvern Ave, Hot Springs, AR 71901
Mallery, Denise	443 Misty Lane, Mountain Home, AR 72653
Malley, Tim	443 Misty Cane, Mountain Home, AR 72653
Massey, Christi	352 Massey Lane, Mt. Pleasant, AR 72561
McAllister, Mat	535 Kirkland Street, Gassville, AR 72635
McBride, Dale	140 Broadway Circle, Salesville, AR 72653
McCutcheon, Adrienne	426 Windom Drive, Gassville, AR 72635
McKercher, Ellen	194 Alameda Dr., Mountain Home, AR 72653
McMahan, Angela	40 Calvary Court, Batesville, AR 72501
Meadors, Susan	51 Longbow Ct, Calico Rock, 72519
Meis, Everett	601 Dwelle Road, Norfolk, AR 72658
Meyer, Gabriel	3917 Norfolk River Rd., Norfolk AR 72658
Moleski, Star	112 Top of the Lake, Jordan, AR 72519
Moody, Kasey & Riley	3851 CR 213, Calico Rock, AR 72519
Morgan, Roger	1916 Osage Lane, Mountain Home, AR 72653
Mulkey, Diane	1204 E. 9 <sup>th</sup> Street, Mountain Home, AR 72653
Myren, Kathleen	83 Arapaho Drive, Jordan, AR 72519
Nichols, Jennifer	62 Crest Way, Gassville, AR 72635
Parnell, Misty	1101 Sheid Road, Norfolk, AR 72658
Pierce, Barry	970 S. Riverview Lane, Mountain View, AR 72650
Privett, Phillip & Rachel	132 Old-Deane Rd., Monticello, AR 71655
Reed, Michael	5162 Mitchell Rd., Fifty Six, AR 72533
Reinheiman, Marina	13794 Highway 5 S, Norfolk, AR 72658
Rostan, Russ	349 River Acres Dr., Salesville, AR 72653
Rymer, Aarym	936 CR 261, Mountain Home, AR 72653
Sanders, Kevin	12223 Hwy 62 W, Viola, AR 72583
Sanders, Ted	105 Kingsway Circle, Mountain Home, AR 72653
Sanford, Megan	1492 Mallard Point Rd., Mountain Home, AR 72653
Schuler, Denise	809 N. Center Street, Morrilton, AR 72110

Shoemaker, Don	1447 Lake Point Drive, Jordan, AR 72519
Simpkins, Rick	2783 CR 69, Mountain Home, AR 72653
Smakal, Daniel	1076 Nubbin Ridge Rd., Lakeview, AR 72642
Stauffer, John	Apt 323 1925 Malvern Ave, Hot Springs, AR 71901
Steen, Leroy Nick	835 Herpel Rd., Mountain View, AR 72560
Stowers, Kinley	54 Fisherman Street, Norfolk, AR 72658
Swearingen, Nita	593 Hilltop Lane, Mountain Home, AR 72653
Sweatman, Lynsey	6521 Riverview Drive, Norfolk, AR 72658
Taylor, Sarah	186 Harrington Lane, Dolph, AR 72528
Tuning, Nick	636 Marquis Drive, Mountain Home, AR 72653
Tuttle, Troy L.	724 Rodney Rd., Calico Rock, AR 72519
Voegele, Nathan	128 Fish Hatchery Circle, Salesville, AR 72653
Way, John	Apt 201 1925 Malvern Ave, Hot Springs, AR 71901
Webb, Cheryl	1469 Lake Point Dr., Jordan, AR 72519
Wham, Jensi	705 Arkansas Ave., Mountain Home, AR 72653
White, K.C.	1447 Lake Point Drive, Jordan, AR 72519
White, Melvin	114 Main Street, Norfolk, AR 72658
White, Traci	1447 Lake Point Drive, Jordan, AR 72519
Wight, Lorilee	68 S. Lunen Street, Melbourne, AR 72556
Wight, Scott	68 S. Lunen, Melbourne, AR 72556
Williams, Brent	200 Old Fence Rd., Salesville, AR 72653
Wilson, Katie	188 Flat Ridge Place, Mountain Home, AR 72653
Wilson, Lagenia	657 Gray Squirrel Lane, Norfolk, AR 72658

**MINUTES OF A SPECIAL MEETING  
OF THE BOARD OF DIRECTORS OF  
WHISPERING WOODS CLUB, INC.**

A special meeting of the Board of Directors of Whispering Woods Club, Inc., an Arkansas corporation, was held at the registered office of the corporation in Jordan, Arkansas, on the 28th day of May, 2025.

The President, Leroy Jonathan DuBre, called the meeting to order, and upon calling the roll, the Secretary reported the following directors present in person: Leroy Jonathan DuBre, Braina Michelle DuBre and Zach Davis, said persons being the only directors of the corporation and, by their presence, waiving any prior notice of the meeting.

Upon motion made, seconded and carried, the Board authorized Leroy Jonathan DuBre to file an Application for a Private Club Permit with the Alcoholic Beverage Control Division.

There being no further business, the meeting was adjourned.

Respectfully submitted,



Braina Michelle DuBre, Secretary

APPROVED:

  
Leroy Jonathan DuBre, President

## LEASE AGREEMENT

This agreement is made and entered into this 1st day of July, 2025, by and between Trailhead To New Beginnings LLC, hereinafter called Lessor, and Whispering Woods Club, Inc., hereinafter called Lessee, WITNESSETH:

That the Lessor, for the consideration, purposes and covenants hereinafter set out, does let, lease and demise unto the Lessee, for the term beginning July 1, 2025, and ending June 30, 2028, the following described property situated in Baxter County, Arkansas, to-wit:

The property located at 4245 Highway 177 South, Jordan, Arkansas.

To have and to hold the same unto the said Lessee for and during the term aforesaid, upon the terms and conditions hereinafter expressed.

1. Lessee agrees to pay, and Lessor agrees to accept as rent for said property, the sum of \$3,000.00 per month, payable monthly in advance on the 1st day of each and every month during the term hereof.

2. It is mutually agreed that during the term hereof, all taxes and special assessments, whether now levied or which may in the future be levied and assessed, shall be promptly paid when due by the Lessor.

3. It is mutually agreed that all major repairs, which may be necessary during the term hereof, shall be made by and at the expense of the Lessor, and that the Lessee shall be responsible for all minor repairs. The Lessee shall make no alterations or additions to said premises and improvements without the consent of the Lessor first obtained in writing. It is further agreed that the Lessor shall at all times during the term hereof have the right,

either in person or by agent or attorney, to enter upon said premises and property for the purpose of inspecting same.

4. Lessee shall pay all charges for water, telephone, electricity, heating and air conditioning, garbage pick-up and any other utilities of the leased premises and shall indemnify Lessor against any liability or damage on such account.

5. Lessee agrees that it will not commit waste nor permit waste to be done to or upon the aforesaid property and premises; that it will not conduct any activity thereon or therein, nor store or permit to be stored thereon or therein, any explosives, combustible substances or materials of any nature, which would increase the fire hazard or cause a premium to be charged for insurance higher than charged for the present use of said property; that it will not operate nor permit to be operated, nor to exist thereon or therein, any public nuisance; that it will not assign or sublet said premises or any portion thereof without the consent in writing of the Lessor first obtained; and that at the expiration hereof, it will promptly and peaceably deliver to the Lessor, the aforesaid property and premises, together with any additions or improvements thereto in as good condition as they now are and in as good condition as their highest state of improvement may have been during the term hereof, natural wear and tear and the action of the elements alone excepted.

6. Lessor hereby warrants that it has an absolute and indefeasible title to the premises and property aforesaid and that it will, during the term hereof, defend the same and hold the Lessee harmless against the lawful claims of any and all persons whomsoever.

7. If Lessor shall fail promptly to perform any of the agreements upon its part herein contained, the Lessee may, at its option, declare this lease to be at an end.

8. If Lessee shall fail and refuse to pay any rentals aforesaid in the time and manner set out, or to do or perform any other of the covenants on its part herein contained, or shall violate in any particular any of the conditions hereof, then and in any of said events, the Lessor may, at its option, declare this lease terminated and shall have the right to enter upon and take possession of said property and premises, either with or without notice, and evict and expel the Lessee and any or all of its property, belongings and effects therefrom without process of law and without being guilty of any manner of trespass either at law or in equity, and without prejudice to any remedies or rights which it may have for the collection of any delinquent rents, possession, damages or otherwise. And no delay in the exercise of this option by the Lessor shall be deemed a waiver of its right to exercise the same at a later time.

IN WITNESS WHEREOF, the parties hereunto set their hands and seals in duplicate the date first above written.

**LESSOR**

TRAILHEAD TO NEW BEGINNINGS LLC

BY: 

Leroy J. DuBre, Member

BY: 

Braina M. DuBre, Member

**LESSEE**

WHISPERING WOODS CLUB, INC.

BY: 

Leroy Jonathan DuBre, President

BY: 

Braina Michelle DuBre, Secretary



## BEVERAGES

### HOUSE WINE:

GLASS 4.5 | 1/2 CARAFE 12 | FULL CARAFE 22

RED WINE	ROSÉ	WHITE WINE	SWEET WHITE
Cabernet Sauvignon	White Zinfandel	Chardonnay	Riesling
Merlot		Pinot Grigio	Moscato

### PREMIUM WHITE WINE:

ECCO DOMANI PINOT GRIGIO Delle Venezie, Italy	6 24	CHATEAU ST. MICHELLE RIESLING Columbia Valley, Washington	7 30
OYSTER BAY CHARDONNAY Marlborough, New Zealand	7 30	STORYPOINT CHARDONNAY California	8 38
KENDALL JACKSON CHARDONNAY VINTNERS RESERVE Sonoma, California	7 30	MER SOLEIL SILVER CHARDONNAY Monterey, California	8 38
KIM CRAWFORD SAUVIGNON BLANC Marlborough, New Zealand	8 38	JOEL GOTT SAUVIGNON BLANC California	6 24
CAYMUS CONUNDRUM WHITE BLEND California	8 36	OLIANAS VERMENTINO DI SARDEGNA Sardegna, Italy	8 36
JORDAN VINEYARDS CHARDONNAY Russian River, California	N/A 58	ROMBAUER VINEYARDS CARNEROS CHARDONNAY Napa, California	N/A 78

### PREMIUM RED WINE:

MARK WEST PINOT NOIR California	6 26	BOEN PINOT NOIR Tri - County, California	8 36
ANTIGAL UNO MALBEC Mendoza, Argentina	8 36	THE FABLEIST ZINFANDEL Central Coast, California	8 36
DECOY MERLOT Sonoma, California	8 36	DECOY CABERNET SAUVIGNON California	8 36
LOUIS MARTINI CABERNET SAUVIGNON Sonoma, California	8 36	FRANCIS COPPOLA CABERNET SAUVIGNON DIRECTORS Sonoma, California	8 36
SPOKEN BARREL MERITAGE RED BLEND Columbia Valley, Washington	N/A 52	BORNE OF FIRE CABERNET SAUVIGNON Columbia Valley, Washington	N/A 52
CHATEAU GREYSAC MEDOC Bordeaux, France	N/A 52	CHATEAU MONDORION ST EMILION GRAND CRU France	N/A 68
QUILT CABERNET SAUVIGNON Napa Valley, California	N/A 52	AUSTIN HOPE CABERNET SAUVIGNON Paso Robles, California	N/A 72
DUCKHORN VINEYARDS MERLOT Napa Valley, California	N/A 78	JORDAN VINEYARDS CABERNET SAUVIGNON Alexander Valley, California	N/A 105
SILVER OAK CABERNET SAUVIGNON Alexander Valley, California	N/A 136		

### SPARKLING AND ROSÉ:

FLEUR DE MER COTES DE PROVENCE ROSÉ France	8 38	LAMARCA PROSECCO Italy	7 28
KORBEL BRUT CHAMPAGNE California	N/A 30	VEUVE CLICQUOT CHAMPAGNE France	N/A 135

### BEER SELECTIONS

#### DOMESTIC 3.5

MILLER LIGHT | COORS LIGHT | BUDWEISER | BUD LIGHT | MICHELOB ULTRA | O'DOUL'S NON ALCOHOLIC

#### PREMIUM 4.5

BLUE MOON | ANGRY ORCHARD HARD CIDER | STELLA ARTOIS | SAM ADAMS BOSTON LAGER | CORONA |  
NEWCASTLE BROWN ALE | VOO DOO RANGER IPA | YUENGLING LAGER | YUENGLING BLACK & TAN  
GUINNESS 5 | NORFORK BREWING COMPANY SCURVY DOG 5.5 | DRAFT 6.5

### NON ALCOHOLIC BEVERAGES

ICED TEA | COCA-COLA | DIET COKE | DR. PEPPER | LEMONADE | ROOT BEER | SPRITE 2.5  
SARATOGA SPARKLING WATER AND SPRING WATER 20 OZ 5.6 | HOT TEA 2 | COFFEE 2 | ESPRESSO 3

## SMALL PLATES

### FRIED PICKLES 8

Pickles with Ranch Dipping Sauce (V)

### HUSHPUPPIES 7

On a bed of Mesclun with  
Buttermilk-Sriracha Sauce (V)

### HUMMUS DIP 7.5

Homemade Hummus with Cucumber-  
Tomato Salsa and Grilled Pita Triangles (V+)  
+ Carrots and Celery 1.5

### FRIED GREEN TOMATOES 8

Lightly Breaded and Fried Green  
Tomatoes with Housemade Black-Pepper  
Aioli (V)

### AVOCADO SHRIMP COCKTAIL 8.5

A zesty mix of Shrimp, Fresh Avocado,  
Red Onion, and Cilantro marinated in  
our Lime Vinaigrette Dressing (GF)

### BEER CHEESE DIP 9

Warm Beer Cheese Dip served in a  
Skillet with Warm Pretzel Sticks (V)

### JALAPENO BACON DIP 8

Served with Tortilla Chips (GF)

### PARMESAN ARTICHOKE DIP 7.5

Our Warm Homemade Dip Served  
with Crusty Baguette (V)

### SALMON DUO TARTAR 9.5

A Mix of Smoked and Fresh Salmon  
with Shallots and Dill on a Crostini

### PARMESAN CRUSTED COD STIX 10

Served with Black Pepper Aioli

### BACON WRAPPED DATES 7.5

Stuffed with Goat Cheese and Finished  
with a Balsamic Glaze Drizzle (GF)

### MINI CRAB CAKES 9

Served with Remoulade

### AVOCADO TOAST TRIO 10

Served with 2 pieces of each:  
Hard Boiled Egg, Bacon, and Green Onion  
Tomato, Basil, and Mozzarella  
Cucumber, Feta, and Dill

## SOUP & SALAD

### SOUP OF THE DAY

Cup 3.5 Bowl 4.5

### FRENCH ONION SOUP

Cup 4.5 Bowl 6

### CAESAR SALAD 7

Crisp Romaine with Parmesan Cheese,  
Croutons and our Housemade Caesar  
Dressing

+ Chicken 5 + Shrimp 7 + Anchovies 2

### HOUSE SALAD (GF) (V+) 3.5

### DRESSING OPTIONS:

HOUSEMADE:	ADDITIONAL DRESSING:
House Vinaigrette	1000 Island
Blue Cheese	French
Ranch	Italian
Balsamic Vinaigrette	Honey Mustard
Walnut Vinaigrette	Poppy Seed
	Raspberry Vinaigrette

### SIGNATURE WEDGE SALAD 7.5

Crisp Lettuce with Bacon, Tomato, Blue  
Cheese, Green Onion and Our Famous  
Housemade Blue Cheese Dressing (GF)

### BABY KALE SALAD 7.5

Tuscan Kale tossed with Feta Cheese,  
Yellow Bell Peppers, Grape Tomatoes,  
Kalamata Olives, Red Onion, and  
Cucumbers in a Lemon Vinaigrette (GF) (V)

### CAPRESE SALAD 8

Tomatoes, Mozzarella and Fresh Basil with  
a Balsamic Glaze (GF) (V)

### PUB SALAD 8.5

Bibb Lettuce with Pickled Beets, Egg,  
Green Beans, Cucumber, Grape Tomatoes,  
Red Onion, and a Creamy Dijon Vinaigrette  
(GF)

(GF) = Gluten Free | (V) = Vegetarian | (V+) = Vegan

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## STEAKS

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Served with a choice of two sides

\*PETITE SIRLOIN 21  
8oz Prime Black Angus Beef

\*6 OZ FILET MIGNON 28  
Center Cut of Black Angus Beef Tenderloin

\*8 OZ FILET MIGNON 34  
Center Cut of Black Angus Beef Tenderloin

\*BONE-IN FILET MIGNON 46  
10 oz Cut of Tenderloin served on the Bone

\*NEW YORK STRIP STEAK 30  
12 oz Handcut, Prime Black Angus Steak

\*14 OZ RIBEYE 30  
Hand-cut Black Angus Beef

\*"SCOTT'S" STEAK 37  
18 oz Hand-cut Ribeye Steak

\*"TOM'S" STEAK 43  
23 oz Hand-cut Ribeye Steak

+2 PER ITEM:  
Sautéed Mushrooms  
Blue Cheese  
Caramelized Red Onions

+3 PER ITEM:  
Blue Cheese Sauce  
Garlic Herb Compound Butter  
Black Truffle Butter

+ 7 PER ITEM:  
Sautéed Shrimp  
Sautéed Scallops

RARE- Cool Center | MEDIUM RARE- Red Center | MEDIUM- Hot Pink Center |  
MEDIUM WELL- Slightly Pink Center | WELL DONE - No Pink

All Steaks and Add-Ons are Gluten Free

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## SANDWICHES

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All Burgers are cooked to order

\*GRILLED STEAK SANDWICH 13  
On a Crusty Baguette with Arugula, Grilled  
Yellow Peppers and Horseradish Creme  
Fraiche. Served with House Fries

\*WHISPERING WOODS BURGER 13  
1/2 lb Beef Patty on a Toasted Brioche Bun  
topped with Caramelized Onion, Crisp Bacon  
and Blue Cheese

TURKEY BURGER 10  
House-made Turkey Patty, Black Pepper  
Aioli, Avocado, Tomato and Arugula

BLACK BEAN BURGER 10  
With Lettuce, Tomato, Alfalfa Sprouts and  
Avocado, Served on a Gluten Free Bun (V+)

\*BURGER OF THE MONTH 13  
Ask your server about this month's Special  
Featured Burger

\*HOUSE BURGER 9.5  
1/2 lb Beef Patty on a Toasted Brioche Bun  
Served with Lettuce, Tomato, Onion and  
Pickle on the Side

ADD ON: +\$1.2 PER ITEM  
Cheese | Bacon | Avocado  
Sautéed Mushrooms | Caramelized Onions  
Gluten Free Bun (V+)

(GF) - Gluten Free | (V) - Vegetarian | (V+) - Vegan

\*Notice: consuming raw or under-cooked meat, poultry, seafood or egg products  
may increase risk of food borne illness

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## PASTA

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### SHRIMP & SCALLOP FETTUCCHINE 26

Seared Scallop and Shrimp with Black Squid Ink Fettuccini and Tomatoes in a Light White Wine-Cream Sauce. Served with our House Salad.

### PESTO MUSHROOM RAVIOLI 20

Wild Mushroom Stuffed Ravioli with Fresh Basil Pesto and Shaved Parmesan Cheese. Served with our House Salad (V)  
+ Chicken 5 + Shrimp 7

### CHICKEN LINGUINE ALFREDO 19

Chicken Breast, tossed with Grape Tomatoes, Garlic, Shallots, and Parsley in a Cream Sauce. Served with our House Salad.  
Substitute Shrimp + 3.5

### YAKI SOBA NOODLES 19

With Carrots, Red Bell Peppers, Red Cabbage, Edamame, Cilantro and a Thai Sweet Chili Sauce (V+)  
+ Chicken 5 + Shrimp 7

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## SEAFOOD

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### SEARED WALLEYE 20

With our Fresh Lemon Butter Sauce. Served with Wild Rice and your choice of one additional side (GF)

### SALMON MEUNIERE 21

On a bed of Sautéed Leeks. Served with your choice of two sides (GF)

### RAINBOW TROUT MEUNIERE 20

Walnut Breadcrumb Crusted and Pan Seared with Lemon Caper Butter. Served with your choice of two sides

### PARMESAN CRUSTED HALIBUT 28

Oven Baked with a Parmesan Thyme Lemon Butter Crust. Served with your choice of two sides

### PAN-SEARED SEA BASS 29

With Citrus-Olive-Caper Sauce. Served with your choice of two sides (GF)

### BAKED LOBSTER & CRAB ROLL 27

Rolled in Zucchini Ribbons with Tomato Concasse and Sherry Cream Sauce. Served with our House Salad (GF)

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## ENTREES

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### PAN ROASTED CHICKEN 19

Plump Airline Chicken with Rosemary and Thyme Pan Sauce. Served with your choice of 2 sides (GF)

### GRILLED LAMB CHOPS 30

Grilled Lamb Chops with Smokey Cabernet Sauce and Roquefort Bread Pudding. Served with your choice of two sides.

### PORK TENDERLOIN MEDALLIONS 19

Seared Pork Medallions with Stone Ground Mustard Sauce. Served with Buttered Linguine and your choice of one side.

### FRENCH ONION SMOTHERED PORK CHOP 24

12 oz French Cut Bone In Pork Chop. Served with your choice of two sides.

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## SIDES

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BAKED POTATO | HOUSE FRIES | SWEET POTATO FRIES |

HOUSE SALAD | WILD RICE 3.5

ASK YOUR SERVER FOR TODAY'S SELECTION OF SPECIAL SIDES

(GF) - Gluten Free | (V) - Vegetarian | (V+) - Vegan

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