

BEGINNING at a 5/8 inch iron rod set for the northeast corner of a corner clip located at the point of intersection of the southerly right-of-way line of North Brook Drive (a 60 feet wide right-of-way) with the easterly right-of-way line of Park View Avenue (a 60 feet wide right-of-way);

THENCE along the southerly right-of-way line of said North Brook Drive as follows:

SOUTH 62°27'36" EAST a distance of 242.60 feet to a 1/2 inch iron rod found for the beginning of a curve to the left having a radius of 380.00 feet, a chord bearing of South 71°54'43" East and a chord length of 124.81 feet;

Along said curve to the left through a central angle of 18°54'15" for an arc length of 125.38 feet to a 5/8 inch iron rod set for the northeast corner of said Block Q and being located in the westerly line of a 100 feet wide drainage and utility easement;

THENCE departing the southerly right-of-way line of said North Brook Drive and following the westerly line of said 100 feet drainage and utility easement SOUTH 02°03'08" WEST a distance of 714.96 feet to a 5/8 inch iron rod set for the most southerly corner of said Block Q and being located in the easterly right-of-way line of said Park View Avenue;

THENCE along the easterly right-of-way line of said Park View Avenue as follows:

NORTH 31°20'06" WEST a distance of 70.59 feet to a 5/8 inch iron rod set for the beginning of a curve to the left having a radius of 563.83 feet, a chord bearing of North 41°48'52" West and a chord length of 205.10 feet;

Along said curve to the left through a central angle of 20°57'31" for an arc length of 206.25 feet to a 5/8 inch iron rod set for the beginning of a reverse curve to the right having a radius of 720.00 feet, a chord bearing of North 39°52'37" West and a chord length of 309.63 feet;

Along said reverse curve to the right through a central angle of 24°50'00" for an arc length of 312.06 feet to a 5/8 inch iron rod set for the point of tangency;

NORTH 27°27'36" WEST a distance of 42.73 feet to an "X" cut in concrete set for the beginning of a curve to the right having a radius of 270.00 feet, a chord bearing of North 00°02'25" East and a chord length of 249.35 feet;

Along said curve to the right through a central angle of 55°00'00" for an arc length of 259.18 feet to a 5/8 inch iron rod set for the point of tangency;

NORTH 27°32'24" EAST a distance of 136.50 feet to an "X" cut in concrete set for corner;

NORTH 72°32'24" EAST a distance of 21.21 feet to the POINT OF BEGINNING;

CONTAINING within these metes and bounds 5.324 acres or 231,914 square feet of land, more or less, all according to that survey prepared by KBA Partners, Inc., dated March, 2001 and signed by Austin J. Bedford, Registered Professional Land Surveyor No. 4132; to which reference for all purposes is hereby made.