

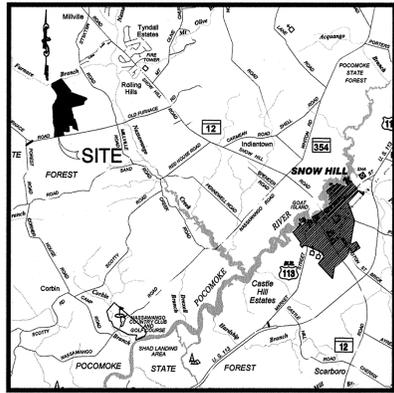
S.V.H. 233/74

# WARREN PROPERTY

## TAX MAP 54, GRID 7, PARCEL 2

### SEVENTH ELECTION DISTRICT

### WORCESTER COUNTY, MARYLAND



VICINITY MAP  
(Not to Scale)

#### SCHEDULE B - SECTION II - EXCEPTIONS:

TITLE EXCEPTIONS SHOWN HEREON ARE BASED ON TITLE COMMITMENT NO. HL-9030 ISSUED BY CHICAGO TITLE INSURANCE COMPANY AND COUNTERSIGNED BY LAW OFFICE OF HENRY I. LOUIS EFFECTIVE DATE MARCH 16, 2009, REVISED JUNE 16, 2009 AND REVISED JUNE 23, 2009.

#### MAP 54 GRID 7 PARCEL 2

- Defects, liens, encumbrances, adverse claims or other matters, if any, created, first appearing in the public records or attaching subsequent to the effective date hereof but prior to the date the proposed insured acquires for value or record the estate or interest or mortgage thereon covered by this commitment. - Not a Survey Related Issue.
  - Rights or claims of parties other than the Insured in actual possession of any or all of the property. - Those Items Discovers are Platted and Shown Hereon.
  - Easements, or claims of easements, not shown by the public records. - Not a Survey Issue.
  - Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey and inspection of the property. - Those Items Discovers are Platted and Shown Hereon.
  - Any lien, or right to a lien, for services, labor or material heretofore or after furnished, imposed by law and not shown by the public records. - Not a Survey Related Issue.
  - Taxes or special assessments which are not shown as existing liens by the public records. - Not a Survey Related Issue.
  - Real estate taxes, other public charges (including, but not limited to, assessments by any county, municipality, Metropolitan District or Commission) and the balance of any such charges payable on an annual basis which are not yet due and payable. - Not a Survey Related Issue.
- NOTE: Any reference herein made to restrictions and/or restrictive covenants is intended to include, as if said language was set forth after each exception "omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status or national origin", unless and only to the extent that said covenant: (A) is exempted under Chapter 42, Section 3607 of the United States code, or (B) relates to handicap but does not discriminate against handicapped persons.
- Subject to terms, conditions, and other matters as shown on Plat entitled, "Minor Subdivision Showing Revised Parcel 4, Item 1 & Item 2 to be added to lands of Michael & Sue Townsend from the lands of the Estate of JOSEPHINE WARREN", which Plat is recorded among the Land Records of Worcester County in Plat Book RHO No. 137, Folio 4. - Survey Items are made a Part of and Platted Hereon.
  - Subject to terms and provisions set forth in Right of Way Agreement dated July 11, 1940 and recorded among the Land Records of Worcester County in Liber JEB No. 13, Folio 280, by and between John Warren, Helen Warren and Josephine Warren and Choptank Co-Operative, Inc. - Blanket in Nature, the Location of said Easement was Undetermined.
  - Subject to terms and provisions set forth in Right of Way Easement dated March 24, 1977 and recorded among the Land Records of Worcester County in Liber FWH No. 875, Folio 342, by and between John Warren, et al and Choptank Electric Cooperative, Inc. - Blanket in Nature, the Location of said Easement was Undetermined.
  - Subject to terms and provisions set forth in Right of Way Agreement dated September 3, 1993 and recorded among the Land Records of Worcester County in Liber RHO No. 1974, Folio 548, by and between Michael Townsend and Sue Townsend and Estate of Josephine Warren. - Blanket in Nature, is Platted and Shown Hereon as per Survey Date. Note the Location of this "Existing Dirt Road" is Apparently Subject to its Use and no "Existing Dirt Road" was Found Connecting this Road Directly to Old Furnace Road Across the Grainers Property from its "Starting Point".
  - Subject to terms and provisions set forth in Deed dated May 1, 1894 and recorded among the Land Records of Worcester County in Liber RHO No. 2060, Folio 191, by and between Ruth Warren and Frank A. Warren, III. - Blanket in Nature, is Platted and Shown Hereon.

LINE	DIRECTION	DISTANCE
L1	N03°05'59"E	160.05'
L2	N15°26'18"W	15.15'
L3	N06°43'51"E	92.53'
L4	N06°03'14"W	7.37'
L5	N04°53'43"E	56.18'
L6	N02°23'25"E	130.41'
L7	N03°05'18"E	162.05'
L8	N02°55'24"E	87.50'
L9	N03°36'52"E	75.34'
L10	N00°44'26"W	137.07'
L11	N20°00'02"W	60.28'
L12	N09°44'12"W	42.62'
L13	N16°22'22"W	291.67'
L14	N12°02'34"W	79.51'
L15	N20°40'43"W	34.47'
L16	N32°02'12"W	60.72'
L17	N19°58'39"W	12.41'
L18	N01°38'58"W	68.16'
L19	N10°58'57"W	110.77'
L20	N01°10'42"W	249.09'
L21	N02°48'28"W	280.54'
L22	N02°05'27"W	261.84'
L23	N03°14'04"W	311.57'
L24	N05°20'38"W	333.67'
L25	N02°18'32"W	58.97'
L26	N07°44'00"E	120.04'
L27	N16°01'54"E	38.65'
L28	N02°59'45"E	62.22'
L29	N09°27'40"E	55.83'
L30	N00°58'14"W	81.16'
L31	N08°38'08"E	64.65'
L32	N75°09'48"E	15.96'
L33	N45°13'30"E	35.92'
L34	N59°55'08"E	64.80'
L35	N68°00'22"E	40.76'
L36	N42°24'54"E	72.65'
L37	N18°22'59"E	68.73'
L38	N11°44'00"E	29.69'
L39	N08°28'41"E	58.34'
L40	N18°06'16"E	138.93'
L41	N39°04'01"E	19.38'
L42	N56°34'40"E	153.23'
L43	N63°48'11"E	75.11'
L44	N15°03'06"E	84.59'
L45	N04°22'37"W	19.92'
L46	N29°20'11"W	66.28'
L47	N04°03'09"W	63.36'
L48	N08°59'13"E	90.74'
L49	N21°15'35"W	45.88'
L50	N51°07'40"W	48.03'
L51	N85°42'51"W	60.89'
L52	N32°04'47"W	13.73'
L53	N08°34'11"W	49.55'
L54	N19°18'57"W	109.62'
L55	N37°13'52"W	29.18'
L56	N01°14'13"W	61.53'
L57	N55°49'33"E	14.68'
L58	N48°01'23"W	38.04'
L59	N10°07'44"E	24.81'
L60	N05°59'10"W	21.77'
L61	N23°47'34"W	30.01'
L62	N18°23'05"E	10.46'
L63	N14°10'08"W	102.74'
L64	N49°49'44"W	35.89'
L65	N56°51'26"W	49.34'
L66	N38°27'36"W	120.92'
L67	N36°11'29"W	45.79'
L68	N42°56'27"W	70.67'
L69	N29°55'24"W	191.20'
L70	N22°08'23"W	68.71'
L71	N13°13'14"E	109.16'
L72	N12°28'02"W	60.13'
L73	N21°12'28"W	134.93'
L74	S47°21'59"W	255.42'
L75	S05°36'59"W	178.20'
L76	S10°29'59"W	66.00'
L77	S32°36'59"W	84.23'
L78	S28°56'02"E	21.92'
L79	S11°23'35"E	14.97'
L80	S08°28'23"W	19.56'
L81	S16°07'51"W	45.09'
L82	S05°06'01"W	62.43'
L83	S02°39'55"E	21.49'
L84	S14°54'28"E	34.45'
L85	S07°31'48"E	29.30'
L86	S03°21'30"E	65.04'
L87	S12°49'52"E	30.05'
L88	S19°07'19"E	52.62'
L89	S27°50'12"E	46.39'
L90	S20°36'50"E	30.14'
L91	S11°16'44"E	51.84'
L92	S06°02'42"E	53.71'
L93	S11°10'57"E	62.14'
L94	S16°03'35"E	80.10'
L95	S20°07'32"E	30.02'
L96	S27°16'32"E	47.41'
L97	S23°38'11"E	39.81'
L98	S16°31'09"E	23.25'
L99	S11°74'44"E	68.36'
L100	S03°25'56"E	21.00'
L101	S01°44'18"W	67.50'
L102	S08°20'13"E	45.60'
L103	S05°32'51"E	67.51'
L104	S09°30'26"E	65.28'
L105	S15°58'25"E	17.08'
L106	S22°55'13"E	24.94'
L107	S36°01'42"E	15.96'
L108	S46°50'57"E	22.04'
L109	S57°28'35"E	35.00'
L110	S68°40'13"E	53.66'
L111	S68°13'11"E	74.14'
L112	S16°30'35"E	218.15'
L113	S21°17'54"E	96.47'
L114	S21°53'36"E	123.74'
L115	S03°29'57"E	34.48'

#### GENERAL NOTES:

- TITLE EXCEPTIONS SHOWN HEREON ARE BASED ON TITLE COMMITMENT NO. HL-9030 EFFECTIVE DATE MARCH 16, 2009, REVISED JUNE 16, 2009 REVISED JUNE 23, 2009 ISSUED BY CHICAGO TITLE INSURANCE COMPANY COUNTERSIGNED: LAW OFFICE OF HENRY I. LOUIS
- ITALICIZED TEXT ON PLAT INDICATES ITEMS THAT POTENTIALLY WARRANT ACTION.
- BEARINGS SHOWN ON THIS PLAT REFERENCE MARYLAND STATE PLANE/NAD 1983.
- ALTHOUGH THERE ARE UTILITY EASEMENTS RECORDED FOR THIS SITE, NO UTILITIES WERE OBSERVED ON THE PROPERTY.
- A PHASE I ENVIRONMENTAL ASSESSMENT WAS PERFORMED BY FEDERAL ENVIRONMENTAL, INC., NO DATA WAS PROVIDED FOR OUR USE. WETLANDS WERE NOT DELINEATED
- WHILE PERFORMING THIS SURVEY, NO BUILDINGS WERE OBSERVED ON THIS PROPERTY.
- THE WORCESTER COUNTY DEPARTMENT OF PUBLIC WORKS - ROADS DIVISION CLAIMS A 30' RIGHT OF WAY IN USE FOR OLD FURNACE ROAD ADJACENT TO THE PROPERTY.
- OTHER THAN SHOWN, THIS SURVEY PLAT DOES NOT VERIFY THE EXISTENCE OR NONEXISTENCE OF RIGHTS OF WAY OR EASEMENTS ON THIS PROPERTY. THIS SURVEY WAS BASED ON THE TITLE REPORT PROVIDED FOR OUR USE. NO TITLE SEARCH WAS PROVIDED FOR OUR USE OF THE ADJOINING PROPERTIES. TO THE BEST OF OUR KNOWLEDGE, THE MOST CURRENT DEEDS AND PLATS, OF RECORD WITHIN THE LAND RECORDS OF THE WORCESTER COUNTY CIRCUIT COURT WERE USED FOR THE ADJOINING PROPERTIES. OTHER DOCUMENTS PROVIDED FOR OUR USE ARE NOTED ON THIS PLAT.
- THE RELATIVE POSITIONAL ACCURACY IS 0.25 FEET DUE TO MANY OF THE CONTROL POINTS BEING IN LOW LAND, SWAMPY AND/OR SUB AQUEOUS AREAS.
- BASED UPON THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP COMMUNITY-PANEL NUMBER 240083 0150A, DATED FEBRUARY 15, 1979, THIS PARCEL IS LOCATED IN ZONES B, C & D. THE ZONE LINES ILLUSTRATED ON THIS PLAT HAVE BEEN SCALED FROM THE SAME.
- WATER BOUNDARIES NECESSARILY ARE SUBJECT TO CHANGE DUE TO EROSION, THE FLOW OF STREAMS, ETC. LINE LABELS L1-L40 ARE THE CENTERLINE OF DITCH THE LINES - CENTER OF DITCH IS PROPERTY LINE PER JEB 2/334. THE DITCH THE LINES PER JEB 2/334 DO NOT MATCH THE EXISTING DITCH NOR DOES THE DEED CLOSE MATHEMATICALLY. LABELS L41-L72 ARE DITCH/CREEK LINES. PAINTED TREES AND AN ADJACENT UNRECORDED SURVEY FOR THE GLATTELLER PULP WOOD COMPANY RECOGNIZE THE DITCH/CREEK AS THE PROPERTY BOUNDARY. THE DITCH/CREEK TIE-LINES PLATTED ARE CURRENT FIELD MEASUREMENTS. LINE LABELS L73-L77 ARE CENTERLINE THE LINES FOR THE PROPERTY LINE THAT FOLLOWED AN OLD ROAD BED LOCATION PER ODC 186/349. APPARENTLY, THIS ROAD WAS ABANDONED. ANOTHER ROAD WAS LOCATED, AS ILLUSTRATED, ADJACENT TO THE OLD ROAD BED. LINE LABELS L78-L115 ARE THE PROPERTY BOUNDARY FROM PLAT BOOK 137 PAGE 4 AND ALSO REPRESENT THE CENTER LINE OF A PERPETUAL EASEMENT FOR INGRESS AND EGRESS ON AND OVER AN EXISTING 15' FOOT WIDE DIRT ROAD, R.H.O. 2007, FOLIO 199 & R.H.O. 1974 FOLIO 548.
- DEED BOOK O.D.C. 5 FOLIO 552 DOES NOT MATCH THESE TWO BOUNDARY LINES. THE PRECISE LOCATION HAS NOT BEEN DETERMINED BUT APPEARS TO FALL OUTSIDE THE WARREN PROPERTY BOUNDARY AS PER THIS PLAT THAT IS BASED ON THE CURRENT ADJOINER DEED O.D.C. 186 FOLIO 439. (This note applies to the "See General Note #12" on Plat drawing)
- THESE ARE LINES 48 & 49 ON THE MARTINS CONCLUSION PLAT FOUND ON IMAGE D5L01753-69 IN THE LAND RECORDS OF THE WORCESTER COUNTY CIRCUIT COURT. PLATS O.D.C. 2 PGS. 62A, 62B & 62C AND B.B. 2 PG. 2 ALSO REPRESENT THESE PLATTED LINES SHOWN ON THIS SURVEY. (This note applies to the "See General Note #13" on Plat drawing)
- THE COUNTY MINIMUM BUILDING SET BACKS FOR C-1 CONSERVATION DISTRICT ARE AS FOLLOWS: FRONT YARD 35 FEET OR 60 FEET FROM THE ROAD CENTERLINE, SIDE YARD 20 FEET AND REAR YARD 20 FEET. SEE CURRENT WORCESTER COUNTY CODE OF PUBLIC LOCAL LAWS FOR ANY SPECIFIC APPLICATIONS.
- THE CURRENT DEED DESCRIPTION RHO 2007 FOLIO 199 FAILS TO FORM A CLOSED MATHEMATICAL FIGURE OF THE PROPERTY.
- THERE ARE NO APPARENT SWALE CROSSINGS TO DIRECTLY ACCESS THE PROPERTY FROM OLD FURNACE ROAD.

STEVEN P. TURNER  
REGISTERED PROFESSIONAL LAND SURVEYOR REGISTRATION # 21361

11/30/2009

MSA Cm 2157 8636-1  
PTA30

PROPERTY DESCRIPTION  
MAP 54 GRID 7 PARCEL 2  
LIBER RHO 2007 FOLIO 199  
FOR FRANK A. WARREN & MARY RUTH SHAWN  
SEVENTH ELECTION DISTRICT,  
WORCESTER COUNTY, MARYLAND

FILED  
2009 JUN -8 - P 1:09  
STEPHEN A. TURNER  
CLERK OF THE  
COURT  
WORK

All those lots or parcels of land lying and being situate in the Seventh Election District of Worcester County, Maryland, on the Northernly side of Old Furnace Road, and more particularly described as follows:

Revised Parcel 4 and the Remaining Lands Of The Estate Of Josephine Warren on survey entitled "Minor Subdivision Showing Revised Parcel 4, Item 1 & Item 2 To Be Added To Lands Of Michael & Sue Townsend From The Lands Of The Estate Of Josephine Warren" dated 4/29/93 (revised 7/26/93, made by L.E. Bunting Surveyors, Inc., and recorded among the Land Records of Worcester County, Maryland on September 17, 1993 in Plat Liber R.H.O. 137, Folio 4; subject to and together with a Right-of-way 15 feet in width for the purpose of ingress and egress over a dirt road, the center line of which being the boundary line, beginning at number 1 and continuing to number 38 to be used by the owners, present and future, of the lands shown as remaining lands of the Estate of Josephine Warren and Item 1 on the above mentioned survey.

SURVEYED METES AND BOUNDS DESCRIPTION  
FOR FRANK A. WARREN & MARY RUTH SHAWN  
SEVENTH ELECTION DISTRICT,  
WORCESTER COUNTY, MARYLAND

All those lots, tracts or parcels of land situate, lying and being in the Seventh Election District, Worcester County, State of Maryland, located on the Northernly side of Old Furnace Road, and more particularly described as follows, to wit:

Beginning at P.O.B. "A" an iron rod with cap set on the northernly right-of-way line of Old Furnace Road, being 30 feet in width, and being the southeasterly corner of these lands and the southeasterly corner of the lands now or formerly of the State of Maryland Department of Forests and Parks, as shown on a plat known as "Minor Subdivision Showing Revised Parcel 4, Item 1 & Item 2 To Be Added To Lands Of Michael & Sue Townsend From The Lands Of The Estate Of Josephine Warren" dated 4/29/93 (revised 7/26/93, made by L.E. Bunting Surveyors, Inc., Recorded in Plat Book R.H.O. No. 137, folio 4 among the Land Records of Worcester County, Maryland;

THENCE by and with the centerline of the ditch separating the lands now or formerly of the State of Maryland Department of Forests and Parks for the following 40 courses and distances:

THENCE North 03 degrees 05 minutes 59 seconds East, a distance of 160.05 feet to a point for corner.  
THENCE North 15 degrees 26 minutes 18 seconds West, a distance of 15.15 feet to a point for corner.  
THENCE North 06 degrees 43 minutes 51 seconds East, a distance of 92.53 feet to a point for corner.  
THENCE North 06 degrees 03 minutes 14 seconds West, a distance of 7.37 feet to a point for corner.  
THENCE North 04 degrees 53 minutes 43 seconds East, a distance of 56.18 feet to a point for corner.  
THENCE North 02 degrees 23 minutes 25 seconds East, a distance of 130.41 feet to a point for corner.  
THENCE North 03 degrees 05 minutes 18 seconds East, a distance of 162.05 feet to a point for corner.  
THENCE North 02 degrees 55 minutes 24 seconds East, a distance of 87.50 feet to a point for corner.  
THENCE North 05 degrees 36 minutes 52 seconds East, a distance of 75.34 feet to a point for corner.  
THENCE North 00 degrees 44 minutes 26 seconds West, a distance of 137.07 feet to a point for corner.  
THENCE North 20 degrees 00 minutes 02 seconds West, a distance of 60.28 feet to a point for corner.  
THENCE North 09 degrees 44 minutes 12 seconds West, a distance of 42.62 feet to a point for corner.  
THENCE North 16 degrees 22 minutes 22 seconds West, a distance of 291.67 feet to a point for corner.  
THENCE North 12 degrees 02 minutes 34 seconds West, a distance of 79.51 feet to a point for corner.  
THENCE North 20 degrees 40 minutes 43 seconds West, a distance of 34.47 feet to a point for corner.  
THENCE North 32 degrees 02 minutes 12 seconds East, a distance of 60.72 feet to a point for corner.  
THENCE North 19 degrees 58 minutes 39 seconds West, a distance of 12.41 feet to a point for corner.  
THENCE North 01 degrees 38 minutes 58 seconds West, a distance of 68.16 feet to a point for corner.  
THENCE North 10 degrees 58 minutes 57 seconds West, a distance of 110.77 feet to a point for corner.  
THENCE North 01 degrees 10 minutes 42 seconds West, a distance of 249.09 feet to a point for corner.  
THENCE North 02 degrees 48 minutes 28 seconds West, a distance of 280.54 feet to a point for corner.  
THENCE North 02 degrees 05 minutes 27 seconds West, a distance of 261.84 feet to a point for corner.  
THENCE North 03 degrees 14 minutes 04 seconds West, a distance of 311.57 feet to a point for corner.  
THENCE North 05 degrees 20 minutes 38 seconds West, a distance of 333.67 feet to a point for corner.  
THENCE North 02 degrees 18 minutes 32 seconds West, a distance of 58.97 feet to a point for corner.  
THENCE North 07 degrees 44 minutes 00 seconds East, a distance of 120.04 feet to a point for corner.  
THENCE North 16 degrees 01 minutes 54 seconds East, a distance of 38.65 feet to a point for corner.  
THENCE North 02 degrees 59 minutes 45 seconds East, a distance of 62.22 feet to a point for corner.  
THENCE North 09 degrees 27 minutes 40 seconds East, a distance of 55.83 feet to a point for corner.  
THENCE North 00 degrees 58 minutes 14 seconds West, a distance of 81.16 feet to a point for corner.  
THENCE North 08 degrees 38 minutes 08 seconds East, a distance of 64.65 feet to a point for corner.  
THENCE North 07 degrees 55 minutes 08 seconds East, a distance of 64.80 feet to a point for corner.  
THENCE North 06 degrees 00 minutes 22 seconds East, a distance of 40.76 feet to a point for corner.  
THENCE North 02 degrees 24 minutes 54 seconds East, a distance of 72.65 feet to a point for corner.  
THENCE North 18 degrees 22 minutes 59 seconds East, a distance of 68.73 feet to a point for corner.  
THENCE North 11 degrees 44 minutes 00 seconds East, a distance of 29.69 feet to a point for corner.  
THENCE North 08 degrees 28 minutes 41 seconds East, a distance of 58.34 feet to a point for corner.  
THENCE North 18 degrees 06 minutes 16 seconds East, a distance of 138.93 feet to a point for corner.

THENCE by and with the centerline of the ditch/creek separating the lands now or formerly of Glattefler Pulp Wood Company for the following 32 courses and distances:

THENCE North 39 degrees 04 minutes 01 seconds East, a distance of 19.38 feet to a point for corner.  
THENCE North 56 degrees 34 minutes 40 seconds East, a distance of 153.23 feet to a point for corner.  
THENCE North 63 degrees 48 minutes 11 seconds East, a distance of 75.11 feet to a point for corner.  
THENCE North 15 degrees 03 minutes 06 seconds East, a distance of 84.59 feet to a point for corner.  
THENCE North 04 degrees 22 minutes 37 seconds West, a distance of 18.92 feet to a point for corner.  
THENCE North 29 degrees 29 minutes 01 seconds West, a distance of 166.28 feet to a point for corner.  
THENCE North 04 degrees 09 minutes 09 seconds West, a distance of 63.36 feet to a point for corner.  
THENCE North 08 degrees 04 minutes 47 seconds East, a distance of 90.74 feet to a point for corner.  
THENCE North 21 degrees 50 minutes 35 seconds East, a distance of 45.88 feet to a point for corner.  
THENCE North 07 degrees 07 minutes 40 seconds West, a distance of 48.03 feet to a point for corner.  
THENCE North 51 degrees 42 minutes 51 seconds East, a distance of 60.89 feet to a point for corner.  
THENCE North 12 degrees 02 minutes 47 seconds East, a distance of 13.73 feet to a point for corner.  
THENCE North 08 degrees 34 minutes 11 seconds West, a distance of 49.55 feet to a point for corner.  
THENCE North 19 degrees 15 minutes 57 seconds West, a distance of 109.62 feet to a point for corner.  
THENCE North 37 degrees 13 minutes 52 seconds West, a distance of 29.18 feet to a point for corner.  
THENCE North 01 degrees 14 minutes 13 seconds West, a distance of 61.53 feet to a point for corner.  
THENCE North 55 degrees 49 minutes 33 seconds East, a distance of 14.68 feet to a point for corner.  
THENCE North 48 degrees 01 minutes 23 seconds West, a distance of 38.04 feet to a point for corner.  
THENCE North 10 degrees 07 minutes 44 seconds East, a distance of 24.81 feet to a point for corner.  
THENCE North 08 degrees 05 minutes 18 seconds West, a distance of 138.93 feet to a point for corner.  
THENCE North 23 degrees 47 minutes 34 seconds West, a distance of 30.01 feet to a point for corner.  
THENCE North 18 degrees 23 minutes 05 seconds East, a distance of 10.46 feet to a point for corner.  
THENCE North 14 degrees 10 minutes 08 seconds West, a distance of 102.74 feet to a point for corner.  
THENCE North 49 degrees 49 minutes 44 seconds West, a distance of 35.89 feet to a point for corner.  
THENCE North 56 degrees 51 minutes 26 seconds West, a distance of 49.34 feet to a point for corner.  
THENCE North 38 degrees 27 minutes 36 seconds West, a distance of 120.92 feet to a point for corner.  
THENCE North 36 degrees 11 minutes 29 seconds West, a distance of 45.79 feet to a point for corner.  
THENCE North 42 degrees 56 minutes 27 seconds West, a distance of 70.67 feet to a point for corner.  
THENCE North 29 degrees 55 minutes 24 seconds West, a distance of 191.20 feet to a point for corner.  
THENCE North 22 degrees 08 minutes 23 seconds West, a distance of 68.71 feet to a point for corner.  
THENCE North 12 degrees 02 minutes 34 seconds West, a distance of 79.51 feet to a point for corner.  
THENCE North 20 degrees 40 minutes 43 seconds West, a distance of 34.47 feet to a point for corner.  
THENCE North 32 degrees 02 minutes 12 seconds East, a distance of 60.72 feet to a point for corner.  
THENCE North 19 degrees 58 minutes 39 seconds West, a distance of 12.41 feet to a point for corner.  
THENCE North 01 degrees 38 minutes 58 seconds West, a distance of 68.16 feet to a point for corner.  
THENCE North 10 degrees 58 minutes 57 seconds West, a distance of 110.77 feet to a point for corner.  
THENCE North 01 degrees 10 minutes 42 seconds West, a distance of 249.09 feet to a point for corner.  
THENCE North 02 degrees 48 minutes 28 seconds West, a distance of 280.54 feet to a point for corner.  
THENCE North 02 degrees 05 minutes 27 seconds West, a distance of 261.84 feet to a point for corner.  
THENCE North 03 degrees 14 minutes 04 seconds West, a distance of 311.57 feet to a point for corner.  
THENCE North 05 degrees 20 minutes 38 seconds West, a distance of 333.67 feet to a point for corner.  
THENCE North 02 degrees 18 minutes 32 seconds West, a distance of 58.97 feet to a point for corner.  
THENCE North 07 degrees 44 minutes 00 seconds East, a distance of 120.04 feet to a point for corner.  
THENCE North 16 degrees 01 minutes 54 seconds East, a distance of 38.65 feet to a point for corner.  
THENCE North 02 degrees 59 minutes 45 seconds East, a distance of 62.22 feet to a point for corner.  
THENCE North 09 degrees 27 minutes 40 seconds East, a distance of 55.83 feet to a point for corner.  
THENCE North 00 degrees 58 minutes 14 seconds West, a distance of 81.16 feet to a point for corner.  
THENCE North 08 degrees 38 minutes 08 seconds East, a distance of 64.65 feet to a point for corner.  
THENCE North 07 degrees 55 minutes 08 seconds East, a distance of 64.80 feet to a point for corner.  
THENCE North 06 degrees 00 minutes 22 seconds East, a distance of 40.76 feet to a point for corner.  
THENCE North 02 degrees 24 minutes 54 seconds East, a distance of 72.65 feet to a point for corner.  
THENCE North 18 degrees 22 minutes 59 seconds East, a distance of 68.73 feet to a point for corner.  
THENCE North 11 degrees 44 minutes 00 seconds East, a distance of 29.69 feet to a point for corner.  
THENCE North 08 degrees 28 minutes 41 seconds East, a distance of 58.34 feet to a point for corner.  
THENCE North 18 degrees 06 minutes 16 seconds East, a distance of 138.93 feet to a point for corner.

THENCE by and with the lands now or formerly of Michael Townsend, et ux, for the following 40 courses and distances:

THENCE South 76 degrees 48 minutes 50 seconds West, a distance of 1,309.03 feet to an iron pipe found.  
THENCE South 26 degrees 58 minutes 02 seconds East, by and with the centerline of the platted dirt road in RHO 137/4, a distance of 21.92 feet to a point for corner.  
THENCE South 11 degrees 26 minutes 35 seconds East, by and with the centerline of the platted dirt road in RHO 137/4, a distance of 14.97 feet to a point for corner.  
THENCE South 08 degrees 26 minutes 23 seconds West, by and with the centerline of the platted dirt road in RHO 137/4, a distance of 19.56 feet to a point for corner.  
THENCE South 15 degrees 07 minutes 51 seconds West, by and with the centerline of the platted dirt road in RHO 137/4, a distance of 45.09 feet to a point for corner.  
THENCE South 05 degrees 06 minutes 01 seconds West, by and with the centerline of the platted dirt road in RHO 137/4, a distance of 62.48 feet to a point for corner.  
THENCE South 02 degrees 49 minutes 48 seconds East, by and with the centerline of the platted dirt road in RHO 137/4, a distance of 21.49 feet to a point for corner.  
THENCE South 14 degrees 54 minutes 26 seconds East, by and with the centerline of the platted dirt road in RHO 137/4, a distance of 54.45 feet to a point for corner.  
THENCE South 07 degrees 51 minutes 48 seconds East, by and with the centerline of the platted dirt road in RHO 137/4, a distance of 29.30 feet to a point for corner.  
THENCE South 03 degrees 21 minutes 30 seconds East, by and with the centerline of the platted dirt road in RHO 137/4, a distance of 65.04 feet to a point for corner.  
THENCE South 12 degrees 49 minutes 52 seconds East, by and with the centerline of the platted dirt road in RHO 137/4, a distance of 30.05 feet to a point for corner.  
THENCE South 19 degrees 07 minutes 19 seconds East, by and with the centerline of the platted dirt road in RHO