

Land Description

6777 Spout Springs Road - Tract 2

All that tract or parcel of land lying and being in the 1419 G.M.D. Hall County Georgia containing 1.16 acres more or less, as shown in a survey prepared by Blue Landworks LLC and being more particularly described as follows:

**Beginning** at an iron pin found (1 3/4" flat Bar) being on the Western margin of Spout Springs Road (R/W Varies) and having a State Plane Coordinate of N:1506008.09 E:2382433.04 Georgia West Zone. Said pin being the **True Point of Beginning**.

Thence departing said margin South 76 degrees 34 minutes 50 seconds West 136.65 feet to an iron pin found (1" CTP);

Thence North 46 degrees 25 minutes 30 seconds West 404.52 feet to an iron pin found (Axle);

Thence North 45 degrees 08 minutes 43 seconds East 180.20 feet to an iron pin set (1/2" Rebar W/ Cap) said pin being on the Western margin of Spout Springs Road (R/W Varies);

Thence continuing along said margin South 12 degrees 20 minutes 14 seconds East 282.16 feet to a concrete R/W monument found.

Thence North 77 degrees 38 minutes 18 seconds East 199.27 feet to a concrete R/W monument found.

Thence 147.90 feet along the arc of a curve to the left having a radius of 852.69 feet and chord bearing and distance of South 17 degrees 02 minutes 41 seconds East 147.72 feet to an iron pin found (1 3/4" Flat Bar) said pin being the **True Point of Beginning**.