

LEGAL DESCRIPTION

OVERALL

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN G.M.D. 392, HALL COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN FOUND (1/2" REBAR) WITH A GEORGIA WEST STATE PLANE COORDINATE (NAD 83) OF NORTH=1506536.48, EAST=2401893.86; THENCE ALONG THE PROPERTY NOW OR FORMERLY OF PEACHTREE RACEWAY LLC AND BRASELTON DEVELOPMENT PARTNERS, LLC, SOUTH 87°59'00" WEST, A DISTANCE OF 1565.14 FEET TO AN IRON PIN FOUND (1/2" REBAR); THENCE CONTINUE ALONG THE PROPERTY NOW OR FORMERLY OF BRASELTON DEVELOPMENT PARTNERS, LLC THE FOLLOWING COURSES AND DISTANCES: SOUTH 87°48'25" WEST, A DISTANCE OF 569.56 FEET TO AN IRON PIN FOUND (1/2" REBAR); THENCE SOUTH 58°42'12" WEST, A DISTANCE OF 1883.62 FEET TO A CONCRETE MONUMENT FOUND; THENCE NORTH 09°47'53" WEST, A DISTANCE OF 1435.35 FEET TO A CONCRETE MONUMENT FOUND; THENCE SOUTH 64°26'20" WEST, A DISTANCE OF 707.02 FEET TO A CONCRETE MONUMENT FOUND; THENCE NORTH 70°28'04" WEST, A DISTANCE OF 295.27 FEET TO AN IRON PIN FOUND (1" OPEN TOP PIPE); THENCE SOUTH 56°47'56" WEST, A DISTANCE OF 721.30 FEET TO AN IRON PIN FOUND ON THE EAST RIGHT-OF-WAY OF HIGHWAY 211 (80' R/W); THENCE ALONG THE EAST RIGHT-OF-WAY OF HIGHWAY 211, NORTH 30°01'14" WEST, A DISTANCE OF 346.81 FEET TO A POINT; THENCE 665.11 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 1382.59 FEET AND A CHORD BEARING AND DISTANCE OF NORTH 16°14'21" WEST, 658.71 FEET TO A POINT; THENCE LEAVING THE EAST RIGHT-OF-WAY OF HIGHWAY 211 AND ALONG THE PROPERTY NOW OR FORMERLY OF NORTHWARD EAST SITE THE FOLLOWING COURSES AND DISTANCES: NORTH 65°46'15" EAST, A DISTANCE OF 1290.05 FEET TO A POINT; THENCE NORTH 78°41'11" EAST, A DISTANCE OF 637.22 FEET TO THE CENTERLINE OF A CREEK; THENCE ALONG THE CENTERLINE OF A CREEK THE FOLLOWING COURSES AND DISTANCES: NORTH 47°07'47" WEST, A DISTANCE OF 19.66 FEET TO A POINT; THENCE NORTH 21°13'04" WEST, A DISTANCE OF 119.74 FEET TO A POINT; THENCE NORTH 03°59'14" WEST, A DISTANCE OF 40.51 FEET TO A POINT; THENCE NORTH 67°57'42" WEST, A DISTANCE OF 48.34 FEET TO A POINT; THENCE NORTH 09°16'36" EAST, A DISTANCE OF 120.10 FEET TO A POINT; THENCE NORTH 49°21'10" WEST, A DISTANCE OF 26.81 FEET TO A POINT; THENCE SOUTH 87°11'57" WEST, A DISTANCE OF 31.77 FEET TO A POINT; THENCE NORTH 22°14'41" WEST, A DISTANCE OF 38.75 FEET TO A POINT; THENCE NORTH 00°46'47" EAST, A DISTANCE OF 44.63 FEET TO A POINT; THENCE NORTH 30°17'58" EAST, A DISTANCE OF 97.08 FEET TO A POINT; THENCE NORTH 33°11'34" WEST, A DISTANCE OF 54.39 FEET TO A POINT; THENCE NORTH 68°24'01" EAST, A DISTANCE OF 50.01 FEET TO A POINT; THENCE NORTH 17°57'00" EAST, A DISTANCE OF 18.57 FEET TO A POINT; THENCE NORTH 26°28'10" EAST, A DISTANCE OF 22.30 FEET TO A POINT; THENCE NORTH 34°43'20" WEST, A DISTANCE OF 17.91 FEET TO A POINT; THENCE NORTH 53°40'00" EAST, A DISTANCE OF 35.51 FEET TO A POINT; THENCE NORTH 63°28'26" EAST, A DISTANCE OF 21.68 FEET TO A POINT; THENCE NORTH 13°52'40" EAST, A DISTANCE OF 37.04 FEET TO A POINT; THENCE NORTH 41°30'21" EAST, A DISTANCE OF 30.28 FEET TO A POINT; THENCE NORTH 71°05'04" EAST, A DISTANCE OF 27.85 FEET TO A POINT; THENCE NORTH 87°26'38" EAST, A

DISTANCE OF 17.88 FEET TO A POINT; THENCE SOUTH 73°15'50" EAST, A DISTANCE OF 37.52 FEET TO A POINT; THENCE NORTH 07°54'29" EAST, A DISTANCE OF 43.43 FEET TO A POINT; THENCE NORTH 88°39'03" EAST, A DISTANCE OF 34.53 FEET TO A POINT; THENCE NORTH 29°54'57" EAST, A DISTANCE OF 76.09 FEET TO A POINT; THENCE NORTH 14°35'15" EAST, A DISTANCE OF 43.01 FEET TO A POINT; THENCE NORTH 68°14'49" EAST, A DISTANCE OF 40.03 FEET TO A POINT; THENCE SOUTH 77°46'56" EAST, A DISTANCE OF 21.22 FEET TO A POINT; THENCE NORTH 56°20'30" EAST, A DISTANCE OF 21.38 FEET TO A POINT; THENCE LEAVING THE CENTERLINE OF A CREEK AND ALONG THE PROPERTY NOW OR FORMERLY OF KATHRYN TURK COOPER, SOUTH 35°14'08" EAST, A DISTANCE OF 739.34 FEET TO AN IRON PIN FOUND (3/4" OPEN TOP PIPE); THENCE NORTH 72°06'01" EAST, A DISTANCE OF 1864.19 FEET TO AN IRON PIN FOUND (3/4" OPEN TOP PIPE); THENCE ALONG THE PROPERTY NOW OR FORMERLY OF KATHRYN TURK COOPER AND TRACY LEE HOWINGTON, NORTH 04°08'29" EAST, A DISTANCE OF 1697.74 FEET TO AN IRON PIN FOUND (3/4" OPEN TOP PIPE); THENCE ALONG THE PROPERTY NOW OR FORMERLY OF PEACHTREE RACEWAY LLC THE FOLLOWING COURSES AND DISTANCES: SOUTH 43°55'02" EAST, A DISTANCE OF 695.99 FEET TO AN IRON PIN FOUND (1" OPEN TOP PIPE); THENCE SOUTH 39°51'36" EAST, A DISTANCE OF 1536.29 FEET TO AN IRON PIN FOUND (1-1/2" OPEN TOP PIPE); THENCE SOUTH 46°33'42" WEST, A DISTANCE OF 395.96 FEET TO AN IRON PIN FOUND (1/2" REBAR); THENCE SOUTH 09°27'42" EAST, A DISTANCE OF 1941.36 FEET TO THE **POINT OF BEGINNING.**

SAID TRACT CONTAINS 278.412 ACRES.

LEGAL DESCRIPTION

TRACT 1

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN G.M.D. 392, HALL COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN FOUND (1/2" REBAR) WITH A GEORGIA WEST STATE PLANE COORDINATE (NAD 83) OF NORTH=1506536.48, EAST=2401893.86; THENCE ALONG THE PROPERTY NOW OR FORMERLY OF PEACHTREE RACEWAY LLC AND BRASELTON DEVELOPMENT PARTNERS, LLC, SOUTH 87°59'00" WEST, A DISTANCE OF 1565.14 FEET TO AN IRON PIN FOUND (1/2" REBAR); THENCE CONTINUE ALONG THE PROPERTY NOW OR FORMERLY OF BRASELTON DEVELOPMENT PARTNERS, LLC THE FOLLOWING COURSES AND DISTANCES: SOUTH 87°48'25" WEST, A DISTANCE OF 569.56 FEET TO AN IRON PIN FOUND (1/2" REBAR); THENCE SOUTH 58°42'12" WEST, A DISTANCE OF 958.84 FEET TO THE **TRUE POINT OF BEGINNING**; THENCE CONTINUE ALONG THE PROPERTY NOW OR FORMERLY OF BRASELTON DEVELOPMENT PARTNERS, LLC THE FOLLOWING COURSES AND DISTANCES: SOUTH 58°42'12" WEST, A DISTANCE OF 924.78 FEET TO A CONCRETE MONUMENT FOUND; THENCE NORTH 09°47'53" WEST, A DISTANCE OF 1435.35 FEET TO A CONCRETE MONUMENT FOUND; THENCE SOUTH 64°26'20" WEST, A DISTANCE OF 707.02 FEET TO A CONCRETE MONUMENT FOUND; THENCE NORTH 70°28'04" WEST, A DISTANCE OF 295.27 FEET TO AN IRON PIN FOUND (1" OPEN TOP PIPE); THENCE SOUTH 56°47'56" WEST, A DISTANCE OF 721.30 FEET TO AN IRON PIN FOUND ON THE EAST RIGHT-OF-WAY OF HIGHWAY 211 (80' R/W); THENCE ALONG THE EAST RIGHT-OF-WAY OF HIGHWAY 211, NORTH 30°01'14" WEST, A DISTANCE OF 346.81 FEET TO A POINT; THENCE 665.11 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 1382.59 FEET AND A CHORD BEARING AND DISTANCE OF NORTH 16°14'21" WEST, 658.71 FEET TO A POINT; THENCE LEAVING THE EAST RIGHT-OF-WAY OF HIGHWAY 211 AND ALONG THE PROPERTY NOW OR FORMERLY OF NORTHWARD EAST SITE THE FOLLOWING COURSES AND DISTANCES: NORTH 65°46'15" EAST, A DISTANCE OF 1290.05 FEET TO A POINT; THENCE NORTH 78°41'11" EAST, A DISTANCE OF 637.22 FEET TO THE CENTERLINE OF A CREEK; THENCE ALONG THE CENTERLINE OF A CREEK THE FOLLOWING COURSES AND DISTANCES: NORTH 47°07'47" WEST, A DISTANCE OF 19.66 FEET TO A POINT; THENCE NORTH 21°13'04" WEST, A DISTANCE OF 119.74 FEET TO A POINT; THENCE NORTH 03°59'14" WEST, A DISTANCE OF 40.51 FEET TO A POINT; THENCE NORTH 67°57'42" WEST, A DISTANCE OF 48.34 FEET TO A POINT; THENCE NORTH 09°16'36" EAST, A DISTANCE OF 120.10 FEET TO A POINT; THENCE NORTH 49°21'10" WEST, A DISTANCE OF 26.81 FEET TO A POINT; THENCE SOUTH 87°11'57" WEST, A DISTANCE OF 31.77 FEET TO A POINT; THENCE NORTH 22°14'41" WEST, A DISTANCE OF 38.75 FEET TO A POINT; THENCE NORTH 00°46'47" EAST, A DISTANCE OF 44.63 FEET TO A POINT; THENCE NORTH 30°17'58" EAST, A DISTANCE OF 97.08 FEET TO A POINT; THENCE NORTH 33°11'34" WEST, A DISTANCE OF 54.39 FEET TO A POINT; THENCE NORTH 68°24'01" EAST, A DISTANCE OF 50.01 FEET TO A POINT; THENCE NORTH 17°57'00" EAST, A DISTANCE OF 18.57 FEET TO A POINT; THENCE NORTH 26°28'10" EAST, A DISTANCE OF 22.30 FEET TO A POINT; THENCE NORTH 34°43'20" WEST, A DISTANCE OF 17.91 FEET TO A POINT; THENCE NORTH 53°40'00" EAST, A DISTANCE OF 35.51 FEET TO A POINT; THENCE NORTH 63°28'26" EAST, A DISTANCE OF 21.68 FEET TO A POINT; THENCE NORTH 13°52'40" EAST, A DISTANCE OF 37.04 FEET TO A POINT; THENCE NORTH

41°30'21" EAST, A DISTANCE OF 30.28 FEET TO A POINT; THENCE NORTH 71°05'04" EAST, A DISTANCE OF 27.85 FEET TO A POINT; THENCE NORTH 87°26'38" EAST, A DISTANCE OF 17.88 FEET TO A POINT; THENCE SOUTH 73°15'50" EAST, A DISTANCE OF 37.52 FEET TO A POINT; THENCE NORTH 07°54'29" EAST, A DISTANCE OF 43.43 FEET TO A POINT; THENCE NORTH 88°39'03" EAST, A DISTANCE OF 34.53 FEET TO A POINT; THENCE NORTH 29°54'57" EAST, A DISTANCE OF 76.09 FEET TO A POINT; THENCE NORTH 14°35'15" EAST, A DISTANCE OF 43.01 FEET TO A POINT; THENCE NORTH 68°14'49" EAST, A DISTANCE OF 40.03 FEET TO A POINT; THENCE SOUTH 77°46'56" EAST, A DISTANCE OF 21.22 FEET TO A POINT; THENCE NORTH 56°20'30" EAST, A DISTANCE OF 21.38 FEET TO A POINT; THENCE LEAVING THE CENTERLINE OF A CREEK AND ALONG THE PROPERTY NOW OR FORMERLY OF KATHRYN TURK COOPER, SOUTH 35°14'08" EAST, A DISTANCE OF 739.34 FEET TO AN IRON PIN FOUND (3/4" OPEN TOP PIPE); THENCE NORTH 72°06'01" EAST, A DISTANCE OF 406.16 FEET TO A POINT; THENCE INTO THE PROPERTY NOW OR FORMERLY OF BEEN CHUAN LEE AND MAIN DI CHANG THE FOLLOWING COURSES AND DISTANCES; SOUTH 23°39'31" WEST, A DISTANCE OF 1503.26 FEET TO A POINT; THENCE SOUTH 10°14'31" EAST, A DISTANCE OF 554.44 FEET TO A POINT; THENCE SOUTH 55°58'30" EAST, A DISTANCE OF 677.01 FEET TO THE **TRUE POINT OF BEGINNING**.

SAID TRACT CONTAINS 84.304 ACRES.