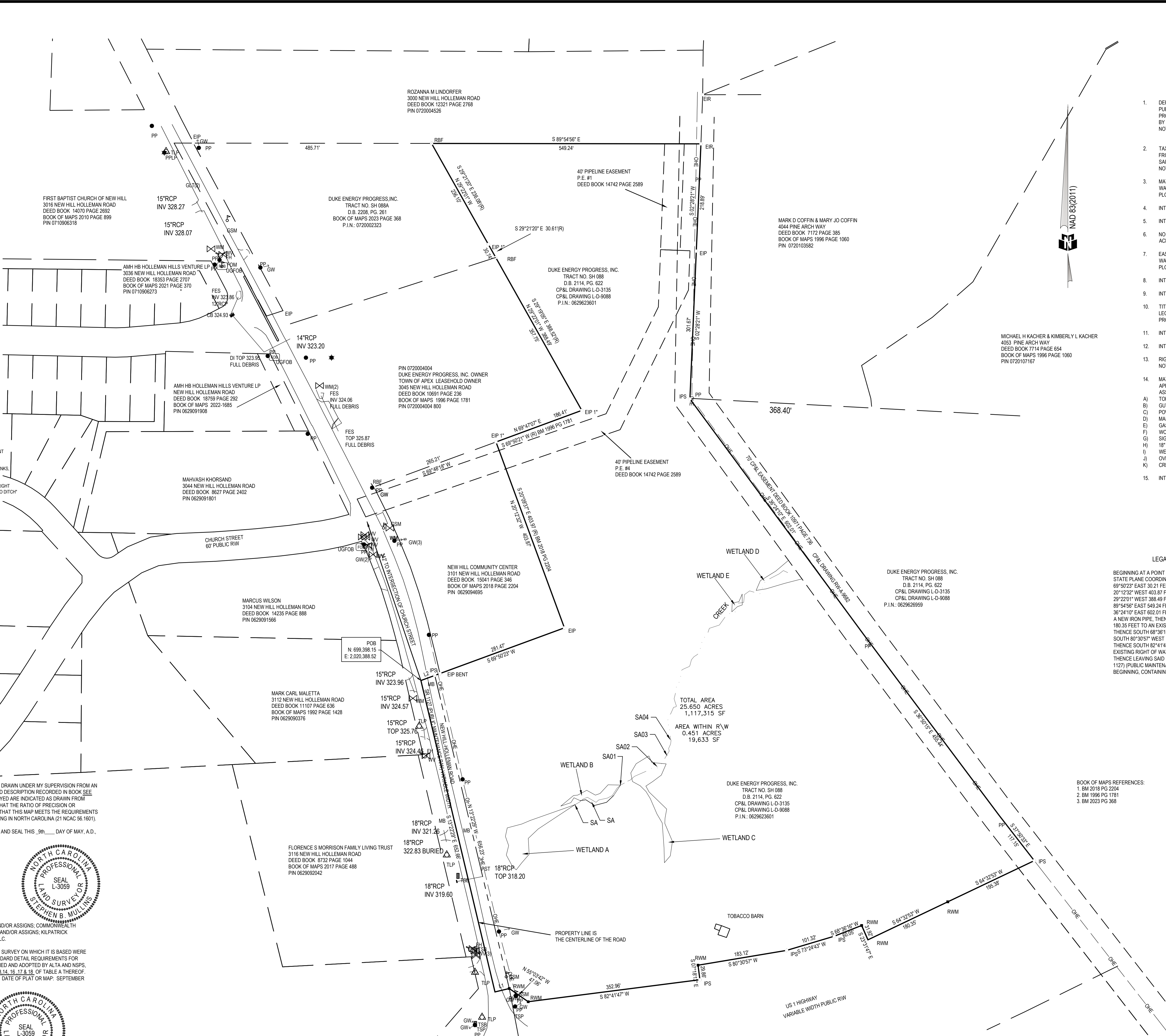


AMERICAN LAND TITLE ASSOCIATION COMMITMENT NO: 2022082322-07
 DATED AUGUST 1, 2022 AT 3: PM SCHEDULE B, PART II-EXCEPTIONS

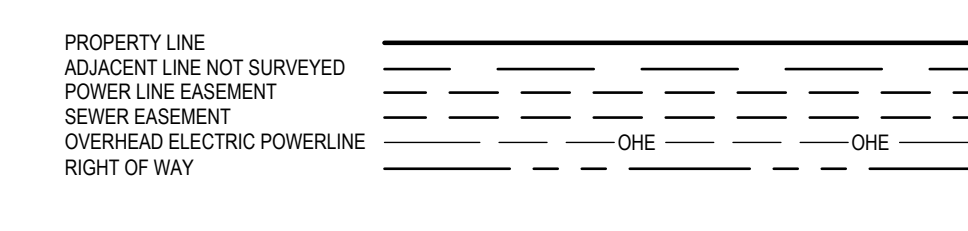
1. NGS MONUMENT FOUND WITHIN 2,000 FEET OF THE SITE.
2. THE FOLLOWING INFORMATION WAS USED TO OBTAIN NC GRID NAD 83 (2011), NAVD 88 (GEOID 18), STATE PLANE COORDINATES (SPC) FOR THIS PROJECT:
 - 2.1. CLASS OF SURVEY: URBAN LAND SURVEYS (CLASS A)
 - 2.2. POSITIONAL ACCURACY: 0.03 (H), 0.07 (V)
 - 2.3. GPS FIELD PROCEDURE: VRS
 - 2.4. DATE OF SURVEY: 06/09/2022
 - 2.5. DATUM/EPOCH: NAD 83 (2011), EPOCH 2010.00
 - 2.6. PUBLISHED DATED/FIXED CONTROL USED: VRS, NCRD
 - 2.7. GEOID MODEL: GEOID 18
 - 2.8. COMBINED GRID FACTOR: 0.99998855
 - 2.9. UNITS: U.S. SURVEY FEET
 - 2.10. GRID/ORIGINATION POINT: (N) 699,398.15 (E) 2,020,618.01
3. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.
4. ALL AREAS DERIVED BY THE COORDINATE COMPUTATION METHOD.
5. PROPERTY SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD. THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH NORTH CAROLINA STANDARDS, G.S. 47-30, AND REQUIREMENTS OF LAW, BUT A NORTH CAROLINA LICENSED ATTORNEY AT LAW SHOULD BE CONSULTED REGARDING CORRECT OWNERSHIP, WIDTH, AND LOCATION OF EASEMENTS AND OTHER TITLE QUESTIONS REVEALED BY TITLE EXAMINATION.
6. LINES NOT SURVEYED ARE SHOWN AS BROKEN LINES FROM INFORMATION REFERENCED ON THE FACE OF THIS PLAT.
7. SUBJECT PROPERTY IS NOT LOCATED WITHIN A FLOOD HAZARD AREA ACCORDING TO FLOOD INSURANCE RATE MAP 17020028000 DATED JULY 19, 2022.
8. LOCATION OF UTILITIES, WHETHER PUBLIC OR PRIVATE, IS BASED UPON FIELD LOCATION OF VISIBLE APPEARANCES ONLY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY LOCATION PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION. WITHERRAVENEL CANNOT ASSUME RESPONSIBILITY FOR MISIDENTIFICATION OR OMISSION OF UNDERGROUND UTILITIES.
9. NO CHANGES IN STREETS OR RIGHT OF WAY COMPLETED OR PROPOSED, NO RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIR.
10. SITE IS UNDEVELOPED, NO EVIDENCE OF PARKING SPACES, SUMP PUMPS, SEPTIC TANKS, OR SUBSTANTIAL AREAS OF REFUSE.
11. PUBLIC MAINTENANCE RIGHT OF WAY, NORTH CAROLINA DEPARTMENT DEFINES A RIGHT OF WAY ACQUIRED WITHOUT BENEFIT OF RECORDED DOCUMENT AS BEING "DITCH TO DITCH" THE AREA REQUIRED TO MAINTAIN THE RIGHT OF WAY.
12. PROPERTY CLOSURES AND THERE ARE NO GAPS OR GORES.
13. NO EVIDENCE OF APPURTENANT EASEMENTS.
14. FLOOD ZONE X IS DEFINED AS AREAS OF MINIMAL FLOOD HAZARD.



1. 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 OF RECORD FOR VALUE THE ESTATE OR INTEREST OR MORTGAGE THEREON COVERED BY THIS COMMITMENT.
2. TAXES FOR THE YEAR 2022, AND SUBSEQUENT YEARS, HOWEVER, THIS POLICY INSURES THAT THIS PROPERTY IS EXEMPT FROM TAXES SO LONG AS TITLE IS HELD BY THE OWNER AS SET FORTH IN SCHEDULE A HEREOF, AND SO LONG AS THE SAID OWNER RETAINS IT TAX EXEMPT STATUS.
3. MATTERS REVEALED BY MAPPLAT RECORDED IN BOOK OF MAPS 1996, PAGE 1781 AND BOOK OF MAPS 2012, PAGE 1089, WAKE COUNTY REGISTRY, PLOTTED ON SURVEY.
4. INTENTIONALLY DELETED.
5. INTENTIONALLY DELETED.
6. NO COVERAGE IS PROVIDED AS TO THE EXACT AMOUNT OF ACREAGE OR SQUARE FOOTAGE OF THE LAND. ACREAGE PLOTTED ON SURVEY.
7. EASEMENTS IN FAVOR OF TOWN OF CARY AND THE TOWN OF APEX AS RECORDED IN BOOK 14742, PAGE 2589 OF THE WAKE COUNTY REGISTRY, PLOTTED ON SURVEY.
8. INTENTIONALLY DELETED.
9. INTENTIONALLY DELETED.
10. TITLE TO AND RIGHTS OF OTHERS IN AND TO THE USE OF NORTH CAROLINA SECONDARY ROAD NO. 1127, TO ITS FULL LEGAL WIDTH APPLIES TO TRACT ONE ONLY. PROPERTY EXTENDS TO CENTERLINE OF ROAD AS SHOWN ON SURVEY.
11. INTENTIONALLY DELETED.
12. INTENTIONALLY DELETED.
13. RIGHTS OF PARTIES IN POSSESSION AS TENANTS, IF ANY, NOT A MATTER OF SURVEY.
14. MATTERS AS SHOWN ON SURVEY BY STEPHEN B. MULLINS, PLS. L-3059, DATED AUGUST 22, 2022, AS LAST REVISED APRIL 12, 2023 ENTITLED AN ALTA/NSPS SURVEY OF: BARNETT-NEW HILL AND ANY EASEMENTS OR RIGHTS-OF-WAY ASSOCIATED THEREWITH, INCLUDING:
 - A) TOBACCO BARN
 - B) GUYWIRE
 - C) POWER POLES
 - D) MAILBOXES
 - E) GAS MARKERS
 - F) WOOD POST
 - G) SIGN
 - H) 18" REINFORCED CONCRETE PIPE
 - I) WETLANDS
 - J) OVERHEAD ELECTRIC POWERLINES
 - K) CREEK
 15. INTENTIONALLY DELETED.

LEGAL DESCRIPTION AS SURVEYED BEING THE SAME PROPERTY AS THE TITLE COMMITMENT

BEGINNING AT A POINT IN THE CENTERLINE OF NEW HILL-HOLLEMAN ROAD (SR 1127) (PUBLIC MAINTENANCE RW) SAID POINT HAVING N.C. STATE PLANE COORDINATES N 699,398.15 E 2,020,388.52 NAD83(2011), THENCE FROM SAID STARTING POINT LEAVING SAID CENTERLINE NORTH 69°30'22" EAST 30.21 FEET TO A NEW IRON PIPE, THENCE NORTH 69°50'23" EAST 281.47 FEET TO AN EXISTING IRON PIPE, THENCE NORTH 29°12'22" WEST 403.97 FEET TO AN EXISTING IRON PIPE, THENCE NORTH 60°47'07" EAST 186.41 FEET TO AN EXISTING IRON PIPE, THENCE NORTH 29°22'01" WEST 388.49 FEET TO AN EXISTING IRON PIPE, THENCE NORTH 29°22'01" WEST 236.10 FEET TO A CALCULATED POINT, THENCE SOUTH 89°54'56" EAST 549.24 FEET TO AN EXISTING IRON PIPE, THENCE SOUTH 02°28'21" WEST 520.56 FEET TO A NEW IRON PIPE, THENCE SOUTH 36°24'10" EAST 602.01 FEET TO A POINT, THENCE SOUTH 36°50'15" EAST 454.44 FEET TO A POINT, THENCE SOUTH 37°50'32" EAST 117.15 FEET TO A NEW IRON PIPE, THENCE SOUTH 64°32'51" WEST 185.36 FEET TO AN EXISTING RIGHT OF WAY MONUMENT, THENCE SOUTH 64°32'51" WEST 180.35 FEET TO AN EXISTING RIGHT OF WAY MONUMENT, THENCE NORTH 23°31'47" WEST 31.92 FEET TO AN EXISTING RIGHT OF WAY MONUMENT, THENCE SOUTH 68°38'16" WEST 60.05 FEET TO A NEW IRON PIPE, THENCE SOUTH 73°24'43" WEST 101.32 FEET TO A NEW IRON PIPE, THENCE SOUTH 60°39'57" WEST 183.12 FEET TO AN EXISTING RIGHT OF WAY MONUMENT, THENCE SOUTH 07°18'13" EAST 29.86 FEET TO A NEW IRON PIPE, THENCE SOUTH 82°41'47" WEST 352.96 FEET TO AN EXISTING RIGHT OF WAY MONUMENT, THENCE NORTH 55°03'42" WEST 47.06 FEET TO AN EXISTING RIGHT OF WAY MONUMENT ON EASTERN RIGHT OF WAY OF NEW HILL-HOLLEMAN ROAD (SR 1127) (PUBLIC MAINTENANCE RW), THENCE LEAVING SAID RIGHT OF WAY SOUTH 76°37'32" WEST 30.00 FEET TO A POINT ON THE CENTERLINE OF NEW HILL-HOLLEMAN ROAD (SR 1127) (PUBLIC MAINTENANCE RW), THENCE WITH SAID CENTERLINE NORTH 13°22'29" WEST 652.66 FEET TO THE POINT AND PLACE OF BEGINNING, CONTAINING AN AREA OF 25,650 ACRES (1,117,315 SQ FT) MORE OR LESS.



BOOK OF MAPS REFERENCES:

1. BM 2018 PG 2204
2. BM 1996 PG 1781
3. BM 2023 PG 388

LEGEND

RIGHT OF WAY MONUMENT	REINFORCED CONCRETE PIPE	○ RCP
EXISTING IRON PIPE	WATER VALVE	⊗ WV
EXISTING REBAR	POST	⊗ PST
POWERPOLE/LEAD POLE	EXISTING IRON ROD	⊗ EIR
POWERPOLE	IRON PIPE SET	⊗ IPS
GUYWIRE	CALL OF RECORD	(R)
TELEPHONE PEDESTAL		
TRAFFIC SIGNAL BOX		
SIGN		
BOLLARD		
GAS MARKER		
WATER METER		
FIRE HYDRANT		
CLEANOUT		
FIBER OPTIC MARKER		
UNDERGROUND FIBER OPTIC BOX		
FLARED END SECTION		
CATCH BASIN		
DROP INLET		
MAILBOX		

LINE	BEARING	DISTANCE
L1	S 76°37'31" W	30.00'
L2	S 69°52'29" W	30.21'

SCALE: 1 inch = 100 ft.

SURVEYOR'S CERTIFICATE

"I, STEPHEN B. MULLINS, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK SEE MAP PAGE _____) THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK SEE MAP PAGE _____ THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS 1:33,600; THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1601).

WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL THIS 9th DAY OF MAY, A.D., 2023.

DocuSigned by:
 Stephen B. Mullins
 STEPHEN B. MULLINS, PLS L-3059
 DFCEC79C4D7E4B2...

ALTA/NSPS CERTIFICATION

COMMITMENT NO: 2022082322-07
 EFFECTIVE DATE: AUGUST 1, 2022 AT 3:00 PM



TO: BARNETT PROPERTIES, LLC, ITS SUCCESSORS AND/OR ASSIGNS; COMMONWEALTH LAND TITLE INSURANCE COMPANY, ITS SUCCESSORS AND/OR ASSIGNS; MILPATRICK TOWNSEND & STOCKTON LLP AND NEW HILL PLAZA, LLC.

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 5, 6, 9, 10, 11, 12, 13, 14, 15, 17 & 18, OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON JUNE 24, 2022. DATE OF PLAT OR MAP: SEPTEMBER 26, 2022. REVISED MAY 9th 2023

DocuSigned by:
 Stephen B. Mullins
 STEPHEN B. MULLINS, PLS L-3059
 DFCEC79C4D7E4B2...

Professional seal of Stephen B. Mullins, a Professional Land Surveyor in North Carolina, License No. L-3059.

REVISIONS:	DATE:
1-26-2023	8-22-2022
04-12-2023	SCALE: 1"=100'
05-09-2023	SURVEYED BY: WR
	DRAWN BY: WR
	CHECK & CLOSURE BY: WR
	CAD FILE: BARNETT-NEWHILLDWG
	PROJECT NO: 02220592

AN ALTA/NSPS LAND TITLE SURVEY OF:		
BARNETT-NEW HILL		
SHEET 1 OF 1		
TOWNSHIP: BUCKHORN	COUNTY: WAKE	STATE: NORTH CAROLINA
ZONE:	PIN	



© 2022 05/02/2023 Survey - New Hill Holleman Rd ALTA/NSPS Land Title Survey (See ComDrawings) Surveyed New Hill Hb-REV.dwg, Wednesday, May 10, 2023 10:52:40 AM - MULLINS, S/BP