ALTA/ACSM LAND TITLE SURVEY FIRST AMERICAN TITLE INSURANCE COMPANY **FILE NO: C123258 COMMITMENT DATE: 10/21/2012 AT 5:00 PM**

RECORD DESCRIPTIONS AS PER REFERENCED TITLE COMMITMENT (SEE NOTE #)

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 208 OF THE 6TH DISTRICT AND LAND LOT 193 OF THE 7TH CONCEPTUAL DESIGN ENVIRONMENT AND LAND LOT 193 OF THE 7TH CONCEPTUAL DESIGN ENVIRONMENT AND LAND BEING MORE PARTICULARLY DESCRIPTION ON 1017/06, PREPARED BY CONCEPTUAL DESIGN ENVIRONMENT AND LAND BEING MORE PARTICULARLY DESCRIPTION AS FOLLOWS:

10 FIND THE TRUE POINT OF BEGINNING, COMMENCE AT A POINT WHERE THE NORTHERS FIRST-OF-MAY OF GEORGIA HIGHMAY 20 (R/M VARIES) INTERSECTS THE NORTHERST RIGHT-OF-MAY OF WESTRIDGE PARKMAY (100 FOOT R/M); THENCE PROCEED NORTHMESTERLY ALONG THE RIGHT-OF-MAY OF WESTRIDGE PARKMAY (100 FOOT R/M); THENCE PROCEED NORTHMESTERLY ALONG THE RIGHT-OF-MAY OF WESTRIDGE PARKMAY (100 FOOT R/M); THENCE PROCEED NORTHMESTERLY ALONG THE RIGHT-OF-MAY OF WESTRIDGE PARKMAY (100 FOOT R/M); THENCE PROCEED NORTHMESTERLY ALONG THE RIGHT-OF-MAY OF WESTRIDGE PARKMAY (100 FOOT R/M); THENCE PROCEED NORTHMESTERLY ALONG THE RIGHT-OF-MAY OF WESTRIDGE PARKMAY (100 FOOT R/M); THENCE PROCEED NORTHMESTERLY ALONG THE RIGHT-OF-MAY OF WESTRIDGE PARKMAY (100 FOOT R/M); THENCE POOT R/M); THE RIGHT R/M); THENCE POOT R/M); THE RIGHT R/M); THENCE POOT R/M); THE RIGHT R/M); THE RIGHT R/M); THENCE POOT R/M); THE RIGHT R LESS AND EXCEPT:

ALL THAT TRACT OR PARCEL OF LAND SITUATE, LYING, AND BEING LOCATED IN LAND LOT 208 OF THE 6TH LAND DISTRICT AND LAND LOTS 192 AND 193 OF THE 7TH LAND DISTRICT OF HENRY COUNTY, GEORGIA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TO FIND THE TRUE POINT OF BEGINNING, COMMENCE AT THE INTERSECTION OF THE NORTH RIGHT—OF—WAY OF GEORGIA STATE ROUTE 20, A PUBLIC ROAD HAVING A VARIABLE RIGHT—OF—WAY, WITH THE EAST RIGHT—OF—WAY OF WESTRIDGE PARKWAY, A PUBLIC ROAD HAVING A 100 FOOD RIGHT—OF—WAY; THENCE NORTH 09 DEGREES OT MINUTES 32 SECONDS EAST A DISTANCE OF 2002.14 FEET TO A 1 1/2 INCH OPEN TOP PIPE FOUND AT THE COMMON CORNER OF LAND LOTS 177 AND 208 OF THE 6TH DISTRICT AND LAND LOTS 192 AND 193 OF THE 7TH DISTRICT, SAID MONUMENT BEING THE TRUE POINT OF BEGINNING; THENCE NORTH 84 DEGREES 05 MINUTES 06 SECONDS EAST A DISTANCE OF 385.13 FEET TO A 1/2 INCH REBAR FOUND; THENCE ALONG AN ARC OF A CURVE TO THE RIGHT A DISTANCE OF 385.13 FEET TO A 1/2 INCH REBAR FOUND; THENCE ALONG AN ARC OF A CURVE TO THE RIGHT A DISTANCE OF 730.09 FEET, SAID ARC HAVING A RADIUS OF 1304.90 FEET AND BEING SUBTENDED BY CHORD BEARING SOUTH 23 DEGREES 59 MINUTES 19 SECONDS WEST HAVING A DISTANCE OF 720.60 FEET TO A 1/2 INCH REBAR FOUND; THENCE SOUTH 39 DEGREES 59 MINUTES 51 SECONDS WEST HAVING A RIGHT—OF—WAY OF AN UNNAMED ROAD HAVING A RIGHT—OF—WAY OF 60 FEET; THENCE SOUTH 39 DEGREES 59 MINUTES 51 SECONDS WEST A DISTANCE OF 184.82 FEET TO A 1/2 INCH IRON PIN PLACED, THENCE NORTH 21 DEGREES 33 MINUTES 39 SECONDS EAST A DISTANCE OF 170.36 FEET TO A 1/2 INCH IRON PIN PLACED; THENCE NORTH 28 DEGREES 50 MINUTES 14 SECONDS EAST A DISTANCE OF 547.49 FEET TO A 1/2 INCH IRON PIN PLACED; THENCE NORTH 28 DEGREES 59 MINUTES, 25 SECONDS EAST A DISTANCE OF 547.49 FEET TO A 1/2 INCH IRON PIN PLACED; THENCE NORTH 28 DEGREES 50 MINUTES, 25 SECONDS EAST A DISTANCE OF 547.49 FEET TO A 1/2 INCH IRON PIN PLACED; THENCE NORTH 58 DEGREES 19 MINUTES 14 SECONDS EAST A DISTANCE OF 548.49 FEET TO A 1/2 INCH IRON PIN PLACED; THENCE NORTH 58 DEGREES 19 LESS AND EXCEPT:
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 193 OF THE 7TH DISTRICT OF HENRY COUNTY, GEORGIA, CONTAINING 1.50 ACRES AS SHOW ON A PROPOSED BOUNDARY SKETCH MADE FOR HUDGINS COMMUNITIES, INC., DATED JULY 30, 2002, PREPARED BY CONCEPTUAL DESIGN ENGINEERING, INC., AND BEING MORE FULLY DESCRIBED AS FOLLOWS:
TO ARRIVE AT THE TRUE POINT OF BEGINNING, COMMENCE AT THE INTERSECTION OF THE EXISTING NORTHERLY RIGHT-OF-WAY LINE OF GEORGIA HIGHWAY 20 AND THE EASTERLY RIGHT-OF-WAY LINE OF WESTRIDGE PARKWAY (100 FOOT R/W); THENCE RUNNING 1115.22 FEET ALONG THE EXISTING NORTHERLY RIGHT-OF-WAY LINE OF A FUTURE ROAD (60 FOOT R/W); THENCE NORTH 48 DEGREES 48 MINUTES 57 SECONDS WEST ALONG SAID FUTURE ROAD A DISTANCE OF 145.81 FEET TO A POINT AND THE TRUE POINT OF BEGINNING.
FROM THE POINT THUS ARRIVED AT, RUN THENCE SOUTH 47 DEGREES 03 MINUTES 38 SECONDS WEST 88.34 FEET TO A POINT; THENCE SOUTH 51 DEGREES 52 MINUTES 53 SECONDS WEST 172.66 FEET TO A POINT; THENCE NORTH 50 HENCE NORTH 41 DEGREES 58 MINUTES 15 SECONDS WEST 265.43 FEET TO A POINT; THENCE NORTH 50 DEGREES 37 MINUTES 56 SECONDS EAST 229.00 FEET TO A POINT ON THE WESTERLY RIGHT-OR-WAY LINE OF A FUTURE ROAD; AND THENCE SOUTH 48 DEGREES 48 MINUTES 57 SECONDS EAST ALONG THE WESTERLY RIGHT-OF-WAY LINE OF A FUTURE ROAD A DISTANCE OF 267.04 FEET TO THE POINT OF BEGINNING. TRACT "B" (28.19 ACRES) (1,227,768 SQUARE FEET):
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 208 OF THE 6TH DISTRICT AND LAND LOT
193 OF THE 7TH DISTRICT, HENRY COUNTY, GEORGIA, AS SHOWN ON A PLAT ENTITLED "BOUNDARY SURVEY"
DATED 10/17/06, PREPARED BY CONCEPTUAL DESIGN ENGINEERING, INC., AND BEING MORE PARTICULARLY DATED 10/17/06, PREPARED BY CONCEPTUAL DESIGN ENGINEERING, INC., AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TO FIND THE TRUE POINT OF BEGINNING, COMMENCE AT A POINT WHERE THE NORTHWEST RIGHT-OF-WAY OF GEORGIA HIGHWAY 20 (R/W VARIES) INTERSECTS THE NORTHEAST RIGHT-OF-WAY OF WESTRIDGE PARKWAY (100 FOOT R/W); THENCE PROCEED NORTHWESTERLY ALONG THE RIGHT-OF-WAY OF WESTRIDGE PARKWAY ALONG THE ARC OF A CURVE TO THE LEFT, AN ARC DISTANCE OF 296.98 (SAID ARC HAVING A RADIUS OF 1050.00 FEET AND BEING SUBTENDED BY A CHORD BEARING NORTH 29 DEGREES 19 MINUTES 04 SECONDS WEST WITH A DISTANCE OF 295.99 FEET) TO A POINT, THE POINT OF BEGINNING.

FROM SAID POINT, CONTINUE NORTHWESTERLY ALONG SAID RIGHT-OF-WAY ALONG THE ARC OF A CURVE TO THE LEFT, AN ARC DISTANCE OF 698.4 FEET (SAID ARC HAVING A RADIUS OF 1050.00 FEET AND BEING SUBTENDED BY A CHORD BEARING NORTH 25 DEGREES 25 MINUTES ON SECONDS WEST WITH A DISTANCE OF 683.56 FEET) TO A POINT; THENCE PROCEED NORTH 75 DEGREES 24 MINUTES 45 SECONDS WEST WITH A DISTANCE OF 683.56 FEET) TO A POINT; THENCE PROCEED NORTHWESTERLY ALONG THE ARC OF A CURVE TO THE RIGHT, AN ARC DISTANCE OF 367.00 FEET AND BEING SUBTENDED BY A CHORD BEARING NORTH 30 DEGREES 24 MINUTES A SECONDS WEST A DISTANCE OF 365.90 FEET TO A POINT; THENCE PROCEED NORTH ARC ARCHIVES A ROUND OF A CURVE TO THE RIGHT, AN ARC DISTANCE OF 367.00 FEET AND BEING SUBTENDED BY A CHORD BEARING NORTH 30 DEGREES 24 MINUTES 35 MINUTES 15 SECONDS EAST A DISTANCE OF 12.03 FEET) TO A POINT; THENCE PROCEED NORTH ARCED AND ALONG THE ARC OF A CURVE TO THE RIGHT. AN ARC DISTANCE OF 369.00 FEET AND BEING SUBTENDED BY A CHORD BEARING NORTH 63 DEGREES 04 MINUTES 29 SECONDS EAST A DISTANCE OF 12.03 FEET) TO A POINT; THENCE PROCEED SOUTH 69 DEGREES 59 MINUTES 13 SECONDS EAST A DISTANCE OF 12.07 FEET TO A POINT; THENCE PROCEED SOUTH 69 DEGREES 59 MINUTES 13 SECONDS EAST A DISTANCE OF 250.16 FEET TO A POINT; THENCE PROCEED SOUTH 50 DEGREES 59 MINUTES 13 SECONDS EAST A DISTANCE OF 250.16 FEET TO A POINT; THENCE PROCEED SOUTH 50 DEGREES 50

DOCUMENTS PROVIDED TO THE SURVEYOR WITHIN THE REFERENCED TITLE COMMITMENT:

1) MASTER DECLARATION OF PROTECTIVE COVENANTS FOR WESTRIDGE, HUDGINS COMMUNITIES, INC. SEPTEMBER 1, 1998 RECORDED IN DEED BOOK 3786, PAGES 178-240, HENRY COUNTY RECORDS. 2) SUPPLEMENTAL DECLARATION OF COVENANTS, EASEMENTS AND RESTRICTIONS TO PROPERTY OF HUDGINS COMMUNITIES, INC. AND BEING KNOW AS THE WESTRIDGE RESIDENTIAL SUBDIVISION, HENRY COUNTY, GEORGIA RECORDED IN DEED BOOK 3824, PAGES 179-207, HENRY COUNTY RECORDS. 3) DEED UNDER POWER OF SALE BY HUDGINS COMMUNITIES, INC. THROUGH STATE BANK AND TRUST COMPANY TO STATE BANK AND TRUST COMPANY DATED JUNE 5, 2012 AND RECORDED JUNE 13, 2012 IN DEED BOOK 12566, PAGES 147-154, HENRY COUNTY RECORDS. 4) RIGHT OF WAY DEDICATION PLAT OF LOOP ROAD PREPARED FOR HUDGINS COMMUNITIES, INC. BY CONCEPT DESIGN SURVEYING INC. DATED JANUARY 5, 2007 AND RECORDED MARCH 6, 2007 IN PLAT BOOK 47, PAGES 38-41, HENRY COUNTY 5) RIGHT OF WAY EASEMENT FROM HUDGINS COMMUNITIES, INC. TO THE CENTRAL GEORGIA ELECTRIC MEMBERSHIP CORPORATION DATED SEPTEMBER 15, 2000 AND RECORDED NOVEMBER 28, 2000 IN DEED BOOK 3934, PAGE 290, HENRY COUNTY RECORDS. 6) DEED OF CONVEYANCE AND EASEMENT FROM HUDGINS COMMUNITIES, INC. TO HENRY COUNTY WATER AND SEWERAGE AUTHORITY DATED OCTOBER 9, 2000 AND RECORDED APRIL 18, 2001 IN DEED BOOK 4134, PAGE 194, HENRY COUNTY RECORDS. 7) EASEMENT FROM HUDGINS COMMUNITIES, INC. TO GEORGIA POWER COMPANY DATED DECEMBER 17, 2003 AND RECORDED MARCH 4, 2004 IN DEED BOOK 6877, PAGE 110-111, HENRY COUNTY RECORDS. 8) TEMPORARY ACCESS, UTILITY AND CONSTRUCTION EASEMENT AGREEMENT BETWEEN HP HENRY COUNTY, LLC AND HUDGINS COMMUNITIES, INC. DATED FEBRUARY 1, 2007 AND RECORDED FEBRUARY 8, 2007 IN DEED BOOK 9970, PAGES 286-298, HENRY COUNTY 9) EASEMENT AGREEMENT BETWEEN HUDGINS COMMUNITIES, INC. AND WESTRIDGE OFFICE ASSOCIATES, LLC DATED MARCH 13, 2006 AND RECORDED MAY 9, 2006 IN DEED BOOK 9174, PAGES 160-170, HENRY COUNTY RECORDS.

CONTINUE ALONG CENTERLINE OF THE CREEK SOUTH 52 DEGREES 47 MINUTES 22 SECONDS EAST A DISTANCE OF 5.70 FEET TO A POINT; THENCE PROCEED SOUTH 71 DEGREES 30 MINUTES 47 SECONDS EAST A DISTANCE OF 33.41 FEET TO A POINT; THENCE PROCEED SOUTH 57 DEGREES 22 MINUTES 58 SECONDS EAST A DISTANCE OF 35.02 FEET TO A POINT; THENCE PROCEED SOUTH 53 DEGREES 38 MINUTES 14 SECONDS EAST A DISTANCE OF 48.03 FEET TO A POINT; THENCE PROCEED SOUTH 43 DEGREES 38 MINUTES 20 SECONDS EAST A DISTANCE OF 38.67 FEET TO A POINT; THENCE PROCEED SOUTH 57 DEGREES 37 MINUTES 55 SECONDS EAST A DISTANCE OF 34.21 FEET TO A POINT; THENCE PROCEED SOUTH 67 DEGREES 38 MINUTES 50 SECONDS EAST A DISTANCE OF 29.64 FEET TO A POINT; THENCE PROCEED SOUTH 44 DEGREES 02 MINUTES 45 SECONDS EAST A DISTANCE OF 49.65 FEET TO A POINT; THENCE PROCEED SOUTH 44 DEGREES 02 MINUTES 45 SECONDS EAST A DISTANCE OF 49.65 FEET TO A POINT; THENCE PROCEED SOUTH 44 DEGREES 07 MINUTES 45 SECONDS EAST A DISTANCE OF 440.15 FEET (SAID ARC HAVING A RADIUS OF 2770.00 FEET AND BEING SUBTENDED BY A CHORD BEARING SOUTH 57 DEGREES 42 MINUTES 44 SECONDS WEST, WITH A DISTANCE OF 439.69 FEET) TO A POINT; THENCE LEAVING— SAID RIGHT—OF—WAY, PROCEED NORTH 27 DEGREES 13 MINUTES 43 SECONDS WEST A DISTANCE OF 306.53 FEET TO A POINT; THENCE PROCEED SOUTH 62 DEGREES 46 MINUTES 13 SECONDS WEST A DISTANCE OF 280.07 FEET TO A POINT AND THE POINT OF BEGINNING.

GENERAL NOTES: 1) W.D. GRAY AND ASSOCIATES, INC. HAS MADE NO INVESTIGATION AS TO THE EXISTANCE OR NON-EXISTANCE OF UNDERGROUND UTILITIES AND/OR STRUCTURES. UNDERGROUND UTILITIES SHOULD BE INVESTIGATED BEFORE ANY LAND DISTURBANCE ACTIVITY BEGINS. 2) THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF THE PERSON, PERSONS, OR ENTITY NAMED HEREON. SAID PLAT DOES NOT EXTEND TO ANY UNAMED PERSON, PERSONS OR ENTITY WITHOUT A RECERTIFICATION BY THE SURVEYOR NAMING SAID PERSON, PERSONS OR ENTITY. 3) THE RELATIVE POSITIONAL PRECISION FOR THIS ALTA/ACSM LAND TITLE SURVEY DOES NOT EXCEED 2 CENTIMETERS PLUS 50 PARTS PER MILLION. 4) EQUIPMENT USED DURING THE COMPLETION OF THIS SURVEY WAS A TOPCON GPT 3003W 5) NO ADJOINING PARCEL INFORMATION WAS PROVIDED TO THIS OFFICE WITHIN THE REFERENCED TITLE COMMITMENT. ALL ADJOINING INFORMATION, INCLUDING BUT NOT LIMITED TO, OWNER NAME AND RECORDING INFORMATION WAS OBTAINED DURING INDEPENDANT RESEARCH CONDUCTED BY THIS OFFICE. THIS OFFICE MAKES NO ASSERTION AS TO THE COMPLETENESS OR ACCURACY OF THIS INFORMATION. 6) W.D. GRAY AND ASSOCIATES, INC. HAS MADE NO INVESTIGATION AS TO THE EXISTANCE OR NON-EXISTANCE OF JURISDICTIONAL WETLANDS ON THIS PROPERTY. ANY WETLANDS ON THIS SITE ARE UNDER THE JURISDICTION OF THE U.S. ARMY CORPS OF ENGINEERS. PROPERTY OWNERS MAY BE SUBJECT TO PENALTY BY LAY FOR THE DISTURBANCE OF ANY WETLAND WITHOUT PROPER AUTHORIZATION. 7) THIS OFFICE HAS MADE NO INVESTIGATION AS TO THE EXISTANCE OF BUILDING LINES, SETBACKS, AND/OR BUFFERS OF ANY KIND. THESE MATTERS SHOULD BE INVESTIGATED BEFORE ANY LAND DISTURBANCE ACTIVITY BEGINS. 8) NEW LEGAL DESCRIPTIONS PREPARED TO ACCOUNT FOR THE LESS AND EXCEPT PARCELS AND TO DESCRIBE LOOP ROAD AS IT WAS NOT CALLED FOR IN THE RECORD DESCRIPTIONS. 9) ENVIRONMENTAL CONDITIONS WERE NOT IN THE SCOPE OF THIS SURVEY. WATERSHED BUFFERS, FLOOD PLAIN BUFFERS, AND STATE WATERS BUFFERS SHOULD BE INVESTIGATED BEFORE ANY LAND DISTURBANCE ACTIVITY BEGINS. 10) NO DRAINAGE EASEMENT FOR THESE STORM LINES WAS PROVIDED TO OR RECOVERED BY THE SURVEYOR DURING THE COURSE OF THIS SURVEY. A 20' DRAINAGE EASEMENT IS GRAPHICALLY SHOWN ALONG A PORTION OF THESE LINES IN PLAT BOOK 47, PAGES 38-41. HENRY COUNTY SHOULD BE CONTACTED TO DETERMINE IF THIS PLAT WAS INTENDED TO GRANT ANY DRAINAGE EASEMENTS. 11) THIS PROPERTY IS SUBJECT TO ANY EASEMENTS, RESTRICTIONS, AND/OR RIGHTS-OF-WAY NOT REVEALED WITHIN THE REFERENCED TITLE COMMITMENT OR RECOVERED BY THE SURVEYOR DURING THE SURVEYOR'S LIMITED RECORD SEARCH. 12) A PORTION OF THE BOUNDARY OF TRACT B IS THE CENTERLINE OF A CREEK. THIS CREEK WAS LOCATED ON NOVEMBER 14, 2012. THE LOCATION OF THE CENTERLINE OF THIS CREEK IS SUBJECT TO CHANGE DUE TO NATURAL CAUSES.

PREPARED FOR:

EXIT PROPERTY INVESTMENTS, LLC AND FIRST AMERICAN TITLE INSURANCE COMPANY

LAND LOT 208. 6TH DISTRICT LAND LOT 193, 7TH DISTRICT HENRY COUNTY, GA. SCALE: 1" = 60'DATE: NOVEMBER 14, 2012

CLOSURE DATA (PER GEORGIA PLAT ACT) FIELD CLOSURE = 1' : 12,619 ANGLE POINT ERROR = < 5" EQUIPMENT USED: TOPCON 3003W ADJUSTMENT METHOD: NONE
PLAT CLOSURE (TRACT A) = 1': 238, 482
PLAT CLOSURE (TRACT B) = 1': 7, 510, 911

Fax: 770-486-0496

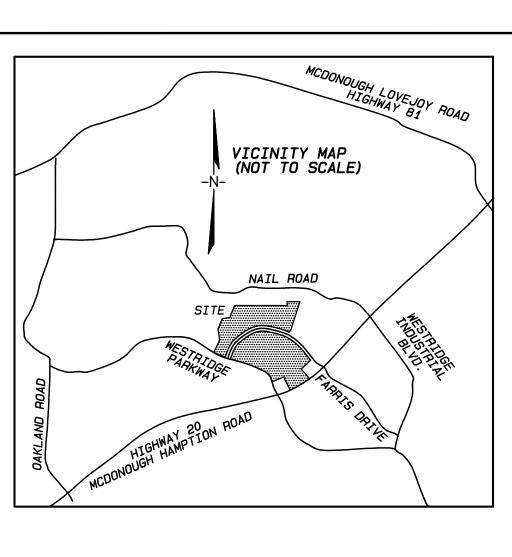


PH. 770-486-7552

DOCUMENTS NOT PROVIDED TO THE SURVEYOR WITHIN THE REFERENCED TITLE COMMITMENT: AS STATED IN THE MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS (EFFECTIVE FEBRUARY 23, 2011), THE SURVEYOR HAS RELIED UPON THE PROVIDED TITLE COMMITMENT AND RECORD DOCUMENTS TO COMPLETE THIS SURVEY. HOWEVER, BELOW ARE DOCUMENTS RECOVERED BY W.D. GRAY AND ASSOCIATES, INC. DURING A LIMITED RECORD SEARCH OF THE SURVEYED PROPERTY:

1) LIMITED WARRANTY DEED FROM BEVERLY ANN BRILL, AS TRUSTEE OF THE BEVERLY ANN BRILL TRUST TO BPGA LLC, DATED APRIL 30, 2009 RECORDED SEPTEMBER 1, 2009 IN DEED BOOK 11470, PAGES 99-103, HENRY COUNTY RECORDS. 2) QUIT CLAIM DEED FROM UNITED COMMUNITY BANK TO COLLEGE PLACE INVESTORS, LLC DATED JUNE 30, 2011 AND RECORDED JULY 26, 2011 IN DEED BOOK 12177, PAGES 284–285, HENRY COUNTY RECORDS. 3 LIMITED WARRANTY DEED FROM UNITED COMMUNITY BANK TO COLLEGE PLACE INVESTORS, LLC DATED JUNE 30, 2011 AND RECORDED JULY 26, 2011 IN DEED BOOK 12177, PAGES 281-283, HENRY COUNTY RECORDS. 4) LIMITED WARRANTY DEED FROM UNITED COMMUNITY BANK TO NAIL ROAD COMMERCIAL LLC DATED APRIL 14, 2011 AND RECORDED APRIL 15, 2011 IN DEED BOOK 12076, PAGES 164-171, HENRY COUNTY RECORDS. 5) WARRANTY DEED FROM WESTRIDGE PARTNERS II, LLC TO THE PARK AT WESTRIDGE HOMEOWNERS ASSOCIATION, INC DATED JUNE 20, 2011 AND RECORDED JULY 21, 2011 IN DEED BOOK 12172, PAGES 308-310, HENRY COUNTY RECORDS. 6) LIMITED WARRANTY DEED FROM HP HENRY COUNTY, LLC TO NLSAF MCDONOUGH, L.P. DATED OCTOBER 15, 2007 AND RECORDED OCTOBER 29, 2007 IN DEED BOOK 10553 PAGES 63-66, HENRY COUNTY RECORDS. 7) FINAL PLAT OF THE PARK AT WESTRIDGE DATED APRIL 9, 2003 AND RECORDED MAY 2, 2003 IN PLAT BOOK 37, PAGES 165-169, HENRY COUNTY RECORDS.

8) WARRANTY DEED FROM HUCO CONSTRUCTION, LLC TO JOHN I. SMITH AND PATRICIA A. SMITH DATED SEPTEMBER 15, 2004 AND RECORDED OCTOBER 6, 2004 IN DEED BOOK 7481, PAGES 103-104, HENRY COUNTY RECORDS. 9) WARRANTY DEED FROM HUCO CONSTRUCTION, LLC TO MICHAEL T. DEPEW AND TERRA S. DEPEW DATED APRIL 22, 2005 AND RECORDED MAY 11, 2005 IN DEED BOOK 8086, PAGES 194-195, HENRY COUNTY RECORDS. 10) DEED UNDER BY FROM PATRICIA TURNER THROUGH DEUTSCHE BANK NATIONAL TRUST COMPANY TO ELIZON RESIDENTIAL PHEONIX 1, LLC DATED JULY 2, 2012 AND RECORDED OCTOBER 10, 2012 IN DEED BOOK 12744, PAGES 259-271, HENRY COUNTY 11) WARRANTY DEED FROM HUCO CONSTRUCTION, LLC TO MAXINE L. MARKS DATED MAY 30, 2006 AND RECORDED JUNE 8, 2006 IN DEED BOOK 9258, PAGES 137-138, HENRY COUNTY RECORDS. 12) WARRANTY DEED FROM DEVAL K. PATEL AND PARULBEN D. PATEL TO PATRICE N. WYCHE DATED JULY 7, 2011 AND RECORDED JULY 13, 2011 IN DEED BOOK 12164 PAGE 137, HENRY COUNTY RECORDS. 13) WARRANTY DEED FROM HUCO CONSTRUCTION, LLC TO DARRELL HEATH WILLIAMS DATED SEPTEMBER 28, 2009 AND RECORDED SEPTEMBER 29, 2009 IN DEED BOOK 11496, PAGES 304-305, HENRY COUNTY RECORDS. 14) WARRANTY DEED FROM NICOLE J. THOMAS REESE TO NICHOLE J. THOMAS REESE AND MARCUS WILLIAM REESE DATED MAY 26, 2009 AND RECORDED OCTOBER 13, 2009 IN DEED BOOK 11513, PAGES 335-336, HENRY COUNTY RECORDS. 15) WARRANTY DEED FROM HUCO CONSTRUCTION, LLC TO JILL A CROSBY DATED DECEMBER 18, 2009 AND RECORDED DECEMBER 22, 2009 IN DEED BOOK 11591, PAGES 24-25, HENRY COUNTY RECORDS. 16) WARRANTY DEED FROM HUCO CONSTRUCTION, LLC TO DARREN ALVARO MAYE DATED NOVEMBER 13, 2009 AND RECORDED NOVEMBER 18, 2009 IN DEED BOOK 11554, PAGES 285-286, HENRY COUNTY RECORDS. 17) QUIT CLAIM DEED FROM DANIEL V. SWANN TO LONG LAKE PROPERTIES, LLC DATED DECEMBER 17, 2010 AND RECORDED DECEMBER 27, 2010 IN DEED BOOK 11966 PAGE 33. HENRY COUNTY RECORDS. 18) WARRANTY DEED FROM HUCO CONSTRUCTION, LLC TO CHARMIN SANDERS DATED NOVEMBER 1, 2005 AND RECORDED NOVEMBER 14, 2005 IN DEED BOOK 8664, PAGES 152-153, HENRY COUNTY RECORDS. 19) WARRANTY DEED FROM HUCO CONSTRUCTION, LLC TO DIMPLE THAKORBHAI DATED MARCH 24, 2006 AND RECORDED APRIL 11, 2006 IN DEED BOOK 9089, PAGES 218-219 HENRY COUNTY RECORDS. 20) QUIT CLAIM DEED FROM WAYNE A. THRIFT, JR. TO AGNES L. THRIFT DATED APRIL 29, 2009 AND RECORDED MAY 5, 2009 IN DEED BOOK 11307, PAGE 296, HENRY COUNTY RECORDS. QUIT CLAIM DEED FROM AGNES L. THRIFT TO OHROHN K. THOMAS DATED JANUARY 2007 AND RECORDED FEBRUARY 1, 2007 IN DEED BOOK 9949, PAGES 350-351, HENRY 22) SUPPLEMENTAL DECLARATION TO MASTER DECLARATION OF PROTECTIVE COVENANTS FOR WESTRIDGE DATED NOVEMBER 2006 AND RECORDED NOVEMBER 30, 2006 IN DEED BOOK 9780, PAGES 68-73, HENRY COUNTY RECORDS. 23) RIGHT-OF-WAY DEED FROM HUDGINS COMMUNITIES, INC. TO THE GEORGIA DEPARTMENT OF TRANSPORTATION DATED AUGUST 21, 2002 AND RECORDED SEPTEMBER 5, 2002 IN DEED BOOK 5254, PAGES 28-34



LEGAL DESCRIPTIONS BASED OFF SURVEY BY W.D. GRAY



SCHEDULE B II PER THE REFERENCED COMMITMENT

B7	ALL MATTERS AS SHOWN ON PLAT OF SURVEY ENTITLED "BOUNDARY SURVEY" DATED 10/17/06 PREPARED BY CONCEPTUAL DESIGN ENGINEERING, INC. - THIS PLAT WAS NOT RECOVERED BY OR PROVIDED TO THIS OFFICE DURING THE COURSE OF THIS SURVEY -
B8	FIVE (5) FOOT UTILITY EASEMENT SHOWN AT PLAT BOOK 47, PAGE 38, HENRY COUNTY, GEORGIA RECORDS. - AS SHOWN -
B9	RESTRICTIVE COVENANTS RECORDED IN DEED BOOK 3786, PAGE 178, AND SUPPLEMENTAL DECLARATION RECORDED IN DEED BOOK 3824, PAGE 179, AFORESAID RECORDS. - DOES AFFECT PROPERTY BUT NOT DIRECTLY BASED OFF THE ABOVE REFERENCED DEEDS. THE "SUPPLEMENTAL DECLARATION TO MASTER DECLARATION OF PROTECTIVE COVENANTS FOR WESTRIDE RECOVERED BY THE SURVEYOR RECORDED IN DEED BOOK 9747, PAGES 245-246 ADDS THE SURVEYED PROPERTY TO THESE COVENANTS. - BLANKET AND NOT PLOTTABLE - IT IS THE SURVEYOR'S RECOMMENDATION THAT AN ATTORNEY SPECIALIZING IN SIMILAR MATTERS REVIEW THE COVENANTS TO DETERMINE WHAT AFFECT, IF ANY, THESE DOCUMENTS HAVE ON THE SURVEYED PROPERTY.
B10	RIGHT OF WAY EASEMENT IN FAVOR OF THE CENTRAL GEORGIA ELECTRIC MEMBERSHIP CORPORATION RECORDED IN DEED BOOK 3934, PAGE 290, AFORESAID RECORDS BASED OFF OF THE DESCRIPTION IN THIS DEED, THE SURVEYOR CAN NOT DETERMINE THE LOCATION OF THIS PROPERTY. THE DEED CALLS FOR A 20' EASEMENT LOCATED "AS SKETCHED ON ATTACHMENT HERETO". NO SKETCH OR ATTACHMENT SHOWING THE LOCATION OF THIS EASEMENT WAS RECOVERED BY OR PROVIDED TO THIS OFFICE. THIS PROPERTY APPEARS TO BE LOCATED ON THE EAST SIDE OF STATE ROUTE 20
B11	DEED OF CONVEYANCE AND EASEMENT IN FAVOR OF HENRY COUNTY WATER AND SEWERAGE AUTHORITY RECORDED IN DEED BOOK 4134, PAGE 194, AFORESAID RECORDS. - CAN NOT DETERMINE - ONLY A LAND LOT AND DISTRICT IS STATED IN THE DESCRIPTION OF THIS PROPERTY IS ALSO REFERED TO IN THIS DEED AS A SUBDIVISION KNOWN
<i>B11</i>	AS WESTRIDGE INDISTRIAL PARK. NO PLAT DESCRIBING THE SURVEYED PROPERTY AS "WESTRIDGE INDUSTRIAL PARK" WAS PROVIDED TO OR RECOVERED BY THE SURVEYOR.
B12	EASEMENT IN FAVOR OF GEORGIA POWER COMPANY RECORDED IN DEED BOOK 6877, PAGE 110, AFORESAID RECORDS. - DOES NOT APPEAR TO AFFECT PROPERTY - BASED OFF OF THE VAGUE SKETCH ATTACHED TO THE REFERENCED DEED, THIS PROPERTY APPEARS TO LIE EAST OF GEORGIA HIGHWAY 20
B13	TEMPORARY ACCESS, UTILITY AND CONSTRUCTION EASEMENT AGREEMENT BY AND BETWEEN HP HENRY COUNTY, LLC AND HUDGINS COMMUNITIES, INC. RECORDED IN DEED BOOK 9970, PAGE 286, A FORESAID RECORDS. NOTE: THE ROADWAY EXTENSION AREA DESCRIBED BELOW IS AT THE INTERSECTION OF LOOP ROAD AND STATE ROUTE 20 AND IS NO LONGER BORDERED BY THE SURVEYED PROPERTY. 1 - HP ACCESS EASEMENT OVER EXISTING ROAD AND ROADWAY EXTENSION AREA - MAY AFFECT PROPERTY AS SHOWN. SAID EASEMENT WAS TO TERMINATE ONCE HUDGINS HAS COMPLETED ALL OF THE ITEMS DESCRIBED IN CLAUSES (1) - (3) OF SECTION 9.3(ii) OF THE PURCHASE AGREEMENT. THIS PURCHASE AGREEMENT WAS NOT PROVIDED TO OR RECOVERED BY THE SURVEYOR. IT IS NOT KNOW IF THESE ITEMS WERE COMPLETED OR IF THIS EASEMENT IS STILL IN EFFECT. 2 - HP UTILITY EASEMENT OVER EXISTING ROAD AND ROADWAY EXTENSION AREA - MAY AFFECT PROPERTY AS SHOWN. SAID EASEMENT WAS TO TERMINATE ONCE HUDGINS HAS COMPLETED ALL OF THE ITEMS DESCRIBED IN CLAUSES (1) - (3) OF SECTION 9.3(ii) OF THE PURCHASE AGREEMENT. THIS PURCHASE AGREEMENT WAS NOT PROVIDED TO OR RECOVERED BY THE SURVEYOR. IT IS NOT KNOW IF THESE ITEMS WERE COMPLETED OR IF THIS EASEMENT IS STILL IN EFFECT. 3 - HP ACCESS EASEMENT OVER NEW ROAD AREA - MAY AFFECT PROPERTY AS SHOWN - THIS EASEMENT WAS TO TERMINATE AT SUCH TIME AS THE NEW ROAD IS DEDICATED FOR PUBLIC USE AND ACCEPTED BY HENRY COUNTY, GEORGIA. NO DEED CONVEYING RIGHT-OF-WAY FOR THE "NEW ROAD AREA" DESCRIBED IN THIS DEED WAS RECOVERED BY OR PROVIDED TO THE SURVEYOR. 4 - HP CONSTRUCTION EASEMENT - DOES NOT AFFECT PROPERTY - ONLY COVERS THE ROADWAY EXTENSION AREA, SEE NOTE ABOVE.
B14	EASEMENT AGREEMENT BY AND BETWEEN HUDGINS COMMUNITIES, INC. AND WESTRIDGE OFFICE ASSOCIATES, LLC RECORDED IN DEED BOOK 9174, PAGE 163, AFORESAID RECORDS. - DOES NOT APPEAR TO AFFECT PROPERTY - THE PROPERTY OWNED BY HUDGINS COMMUNITIES, INC. LIES SOUTH OF WESTRIDGE PARKWAY PER EXHIBIT "A" OF THE REFERENCED EASEMENT AGREEMENT.