

Attachment A

EXHIBIT A **Legal Description** **The Property**

Lying in Buckhorn Township, Wake County, North Carolina, being all of Parcel Identification Numbers 0710736732, 0710830487, 0710734325, 0710724872, 0710728789, 0710835242, 0710825733, and 0710837363 along with the inclusion of a portion of PIN 0710827861 (N/F New Hill Baptist Church) and being more particularly described as follows:

Commencing from NGS Monument "Ralph", said monument having NC Grid Coordinates (NAD 83, 2011) Northing: 702481.66 Easting: 2019361.74, thence N87°43'50"W a distance of 604.50' to an existing mag nail in the centerline of Old US 1 Highway and the southwestern corner of the N/F Shri Varni identified in Wake County Registry B.M. 2019 Pg 2097 having a Northing 702505.59 Easting: 2018757.71, representing the **POINT OF BEGINNING**:

Thence N45°28'14"W a distance of 30.05' to the northern right-of-way line of Old US 1 HWY (NCSR 1011); thence S44°15'35"W a distance of 210.07' along the northern right-of-way of Old US 1 HWY to the SW corner of N/F Shri Varni (PIN 0710827861); thence S44°11'34"W a distance of 60.00' along the northern right-of-way of Old US 1 HWY to the SW corner of the Lashlee Way Private Access easement and southeastern corner of New Hill Baptist Church;

Thence along the Lashlee Way private access easement the following three (3) courses:

- 1) N45°39'37"W a distance of 141.15' to a calculated point;
- 2) N32°25'29"W a distance of 144.72' a calculated point;
- 3) N18°04'17"W a distance of 124.25' common point with N/F Richard S. Burroughs Trustee property (PIN 0710728789);

Thence N85°25'05"W a distance of 101.80' to a rebar with cap corner with N/F Richard S. Burroughs Trustee as recorded in D.B. 13648 Pg. 1873 and New Hill Baptist Church & Cemetery Trustees as recorded in D.B. 7883 Pg. 739 to an existing RBC;

thence continuing with Burroughs and Vitek (D.B. 11819 Pg 1614) the following four (4) courses and distances:

- 1) S04°28'41" W a distance of 119.97' to a 3/4" EIP, a common corner with HB Home Raleigh-Durham, Inc. as recorded in D.B. 19593 Pg. 342,
- 2) N88°55'05" W a distance of 760.04' to an RBC,
- 3) N88°55'15" W a distance of 376.10' to an RBC,
- 4) N00°28'13" E a distance of 460.06' to an RBC, a common corner with KB Home, Miller and Vitek;

thence along a proposed property line bifurcating the KB Home property (PIN 0710736732 recorded in D.B. 19593 Pg 0332) the following four (4) courses and distances:

- 1) N70°37'53" W a distance of 102.74' to a calculated point,

- 2) N18°28'18" W a distance of 343.55' to a calculated point,
- 3) N14°30'57" E a distance of 11.85' to a calculated point,
- 4) N89°30'23" W a distance of 352.09' to a calculated point along the common property line with N/F Jordan Pointe Homeowners Association, Inc (PIN 0710623426 identified in D.B. 18264 Pg 1059) and KB Home (D.B. 19593 Pg 332);

thence N00°29'37"E a distance of 189.57' to a common corner with N/F Jordan Pointe Homeowners Association, Inc (D.B. 18264 Pg 1059), Jordan Oaks Homeowners Association, Inc. (D.B. 19726 Pg931) and KB Home (D.B. 19593 Pg 332); thence N27°07'07"E a distance of 180.77 feet to a 3/4" pinched iron pipe found; thence, S89°14'16"E a distance of 677.95 feet to a 3/4" iron pipe set; thence, S89°12'14"E a distance of 1,126.53 feet to a 3/4" iron pipe found; thence, S01°16'59"W a distance of 33.00 feet to a 3/4" bent iron pipe found; thence, S62°23'09"E a distance of 222.96 feet to a 1" bent iron pipe found; thence, S89°31'44"E a distance of 181.71 feet to a 3/4" iron pipe found on the northeastern corner of the N/F KB Home property (D.B. 195493 Pg 332) and the western right-of-way of New Hill Olive Chapel Road, said iron having NC State Plain coordinates of N= 703,604.52' and E= 2,018,799.66';

thence S14°16'14"E a distance of 66.98' to an existing 5/8" property iron being the common point of northern Manage LLC (D.B. 19627 Pg. 681) and western New Hill Olive Chapel Road right-of-way line; thence S88°13'22"E a distance of 27.50' to calculated point in the centerline of New Hill Olive Chapel Road being the northeast corner of Manage LLC;

thence along the centerline of New Hill Olive Chapel Road the following seven (7) courses and distances:

- 1) S15°05'28"E a distance of 52.21' to the northeast corner of N/F Annie Ruth Broadwall (D.B. 2160 Pg 202),
- 2) S15°04'23"E a distance of 273.80' to an existing mag nail being the northeast corner of Shri Varni, LLC;
- 3) S14°31'45"E a distance of 79.66' to a calculated point;
- 4) S16°34'27" E a distance of 100.00' to a calculated point;
- 5) S20°39'27" E a distance of 100.00' to a calculated point;
- 6) S28°06'27"E a distance of 100.00' to a calculated point;
- 7) S33°04'27"E a distance of 109.13' to a calculated point in the intersection of New Hill Olive Chapel Road and Old US 1 Highway (B.M. 2021 Pg. 1818);

thence along the centerline of Old US 1 Highway the following three (3) courses and distances:

- 1) S62°46'03"W a distance of 164.16 to a calculated point,
- 2) S53°39'33"W a distance of 100.00' to a calculated point,
- 3) S44°21'25"W a distance of 192.74' to an existing mag nail in the centerline of Old US 1 Highway,

SAID point being the **POINT OF BEGINNING** for properties identified in deeds, plats, annexations, and legal descriptions containing 55.345 acres more or less.