

Legal Description

Beginning at an existing iron pipe in the northern right of way of Grouse Trail where it transitions from a 50' right of way to a 60' right of way; said iron pipe is standing North $03^{\circ}16'54''$ East 5.00' from and existing iron pipe in the northern right of way of Grouse Trail and being the southwest corner of lot 201 in Phase 3E, Section 1 of The Traditions at Bella Casa Subdivision, as recorded in Book of Maps 2012 at Page 845 in the Wake County Registry, thence from said beginning point and running with the northern 60' right of way of Grouse Trail, which is unopened, South $89^{\circ}58'50''$ West 392.31' to an existing iron pipe; thence with a curve to the right having a radius of 25.00', an arc length of 37.67' and a chord of North $46^{\circ}59'59''$ West 34.21' to an existing iron pipe in the eastern right of way of Whistling Quail Run; thence with said right of way North $03^{\circ}59'09''$ West 362.01' to an existing iron pipe being a common corner between lots 19 and 20 in Phase 2 of the Whistling Quail Subdivision, as recorded in Book of Maps 1987 at Page 572, for lot 19, and Book of Maps 1987 at Page 1615, for lot 20 in the Wake County Registry; thence leaving said right of way and running the common lines between lots 19 and 20 for the following two (2) calls, North $84^{\circ}39'29''$ East 183.61' to an existing iron pipe; thence South $47^{\circ}46'54''$ East 359.75' to an existing iron pipe in the western line of resource conservation area of The Traditions at Bella Casa Subdivision; thence with the western lines of the resource conservation area, lot 203, lot 202 and lot 201, South $02^{\circ}25'16''$ West 159.83' to the point of beginning, being all of lot 19 in Phase 2 of the Whistling Quail Subdivision, containing 3.232 acres.

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Beginning at an existing iron pipe in the northern right of way of Grouse Trail where it transitions from a 50' right of way to a 60' right of way; said iron pipe is standing North 03°16'54" East 5.00' from and existing iron pipe in the northern right of way of Grouse Trail and being the southwest corner of lot 201 in Phase 3E, Section 1 of The Traditions at Bella Casa Subdivision, as recorded in Book of Maps 2012 at Page 845 in the Wake County Registry, thence from said beginning point and crossing Grouse Trail South 02°25'16" West 60.05' to a point on the southern 60' right of way of Grouse Trail, which is unopened; thence with said right of way South 89°58'50" West 382.19' to a point; thence with a curve to the left having a radius of 25.00', an arc length of 41.00' and a chord of South 42°59'51" West 36.56' to a point in the eastern right of way of Whistling Quail Run; thence with said right of way North 03°59'09" West 110.33' to an existing iron pipe at a southwestern corner of lot 19 in the Whistling Quail Subdivision as recorded in Book of Maps 1987 at Page 1615, where the eastern right of way of Whistling Quail Run intersects the northern right of way of Grouse Trail; thence with said right of way following a curve to the left having a radius of 25.00', an arc length of 37.67' and a chord of South 46°59'59" East 34.21' to an existing iron pipe; thence continuing with the northern 60' right of way of Grouse Trail North 89°58'50" East 392.31' to the point of beginning, being the unimproved section of Grouse Trail having a 60' right of way and containing 0.574 acres.