

## LEGAL DESCRIPTION

### Overall

ALL THAT TRACT OR PARCEL OF LAND lying and being in the City of Lawrenceville, Land Lots 110 & 111, 5th District, Gwinnett County, Georgia, and being more particularly described as follows:

**COMMENCING** at the intersection of the southeasterly R/W line of Lawrenceville Highway (aka U.S. Highway No. 29) (100' R/W) with the westerly R/W line of Camden Hill Road; **THENCE** running along said R/W line of Lawrenceville Highway in a southwesterly direction a distance of 711.37 feet to a 1/2" rebar found; said point being the **POINT OF BEGINNING**;

**THENCE** leaving said R/W line of Lawrenceville Highway South 41 degrees 19 minutes 49 seconds East a distance of 350.19 feet to a 1.5" open top pipe found; **THENCE** South 48 degrees 44 minutes 31 seconds West a distance of 210.05 feet to an iron pin set; **THENCE** South 48 degrees 39 minutes 39 seconds West a distance of 289.30 feet to a 1" open top pipe found; **THENCE** North 39 degrees 43 minutes 21 seconds West a distance of 305.05 feet to an iron pin set on the southeasterly R/W line of Lawrenceville Highway; **THENCE** running along said R/W line of Lawrenceville Highway the following courses and distance: North 43 degrees 55 minutes 14 seconds East a distance of 331.51 feet to a point; **THENCE** North 42 degrees 24 minutes 36 seconds East a distance of 161.38 feet to a 1/2" rebar found; said point being the **POINT OF BEGINNING**.

Said tract or parcel of land containing 161,322 square feet, or 3.703 acres.

RCZ2022-00037

RECEIVED: MAY 6, 2022

PLANNING AND DEVELOPMENT DEPARTMENT