

Tract 1
1.535 Acres±
Section 32, T-18-N, R-3-E
Land District North of Red River
Ouachita Parish, Louisiana
L & A, Inc. Project No. 25S006.00

LEGAL DESCRIPTION

A certain tract or parcel of land situated in the Southeast ¼ of Section 32, Township 18 North, Range 3 East, Land District North of Red River, Ouachita Parish, Louisiana, and being more particularly described as follows:

Commence at a found 5/8" rebar at the northwest corner of Lot 25 of West Monroe Commercial Park, as per plat recorded in Plat Book 19, Page 143 of the records of Ouachita Parish, Louisiana, and the **POINT OF BEGINNING**; proceed South 00°11'21" West along the west line of said Lot 25 and a projection thereof, a distance of 269.69 feet to a set 5/8" rebar; thence proceed North 89°48'39" West, a distance of 250.00 feet to a set 5/8" rebar; thence proceed North 27°26'41" West, a distance of 161.10 feet to a set 5/8" rebar; thence proceed North 62°33'19" East, a distance of 273.74 feet to a set 5/8" rebar; thence proceed South 89°48'39" East, a distance of 82.21 feet to the **POINT OF BEGINNING**; containing 1.535 acres, more or less, and being subject to all easements, servitudes and rights-of-way of record and/or of use.

This description is based on the Boundary Survey and Plat prepared by Ronald J. Riggan, II, Professional Land Surveyor, dated April 22, 2025.

