DOC# 20100549699 B: 10107 P: 7376
09/22/2010 11:14:20 AM Page 1 of 19
Rec Fee: $163.00
Martha O. Haynie, Comptroller
Orange County, FL
MB - Ret To: WALT DISNEY WORLD CO



This instrument prepared by:
David L. Evans, Jr., Esq.
Baker & Hostetler LLP
200 South Orange Ave., Suite 2300
P. O. Box 112
Orlando, Florida 32802-0112

Recorded by and return to:
Lorraine Sheehan, Esq.
Walt Disney World Resort – Legal Department
P.O. Box 10,000
Lake Buena Vista, Florida 32830-1000

[Reference: O.R. 10107 Page 7279 et. seq.]

FIRST AMENDMENT TO PARCEL DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND OBLIGATIONS FOR GOLDEN OAK PHASE I

THIS FIRST AMENDMENT TO PARCEL DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND OBLIGATIONS FOR GOLDEN OAK PHASE I (this "**First Amendment**") is made this 20th day of September, 2010, by **GOLDEN OAK DEVELOPMENT, LLC**, a Florida limited liability company, whose post office address is 1375 Buena Vista Drive, Lake Buena Vista, Florida 32830 ("**Parcel Declarant**").

RECITALS:

WHEREAS, Parcel Declarant has recorded that certain Parcel Declaration of Covenants, Conditions, Restrictions and Obligations for Golden Oak Phase I in Official Records Book 10107, Page 7279, et. seq., of the Public Records of Orange County, Florida (the "**Parcel Declaration**"); and

WHEREAS, the Residential Property subject to the Parcel Declaration includes, but is not limited to, the real property described on Exhibit "A", attached hereto and incorporated herein by reference (the "**Village Home Property**"); and

WHEREAS, as of the date of this First Amendment, the Turnover Date has not occurred and Parcel Declarant is the owner of the entirety of the Residential Property subject to the Parcel Declaration; and

WHEREAS, Article 12.1.1 of the Parcel Declaration expressly permits the Parcel Declarant to amend the Parcel Declaration by unilaterally filing an instrument in writing in the Public Records of Orange County, Florida; and

WHEREAS, (i) Parcel Declarant desires to amend the Parcel Declaration to provide for the Non-Residential Association's provision of certain Irrigation Services (defined below) to the Irrigation Services Areas (defined below) and certain Landscaping Services (defined below) to the Landscaping Services Areas (defined below) within the Village Home Property and certain other matters related thereto, all as more specifically hereinafter provided, and (ii) only the Village Home Property shall be subject to the scope, encumbrance, operation and effect of this First Amendment; and

WHEREAS, it is contemplated that (i) the Irrigation Services Area (defined below) of each Lot in the Village Home Property will constitute all or a significant portion of such Lot (excluding, however, for purposes of this First Amendment, any areas of each such Lot that are improved by buildings, driveways, parking areas, sidewalks and other similar improvements that do not require irrigation), (ii) the Landscaping Services Area (defined below) of each Lot in the Village Home Property will constitute all or a significant portion of such Lot (excluding, however, for purposes of this First Amendment, any areas of each such Lot that are improved by buildings, driveways, parking areas, sidewalks and other similar improvements that are not landscaped), (iii) the Irrigation Services Area of each Lot in the Village Home Property, may, but need not be, the same as the Landscaping Services Area of such Lot; and (iv) the Landscaping Services Area of each Lot in the Village Home Property, may, but need not be, the same as the Irrigation Services Area of such Lot; and

WHEREAS, the Declarant and the Non-Residential Association desire to join into this First Amendment to acknowledge and agree to the terms and conditions hereof.

NOW THEREFORE, Parcel Declarant does hereby amend the Parcel Declaration as follows:

1. Recitals; Definitions. The above referenced recitals are true and correct and are incorporated herein by reference. All capitalized terms not defined herein shall be given the meanings ascribed thereto in the Parcel Declaration. The following words when use in this First Amendment shall have the following meanings:

   1.1. "**Irrigation Services**" shall mean and refer to (i) the maintenance, care, up-keep, repair, and replacement, as applicable, of irrigation system(s), including, but not limited to, the line(s), sprinkler(s), meter(s), control system(s) and other irrigation system components (collectively, the "**Irrigation Systems**" and individually, an "**Irrigation System**"), and (ii) the provision of reclaimed water for purposes of irrigating the Irrigation Services Area, including, but not limited to, the Landscaping (defined below) located thereon.

   1.2. "**Irrigation Services Area**" shall mean and refer, with respect to each Lot in the Village Home Property, to those portions of each such Lot that are identified and established from time to time as "irrigation services area" on the Home and Lot Approved Final Plans therefor. If there is any question as to the Irrigation Services Area of any Lot, the decision of the Non-Residential Association, made in its sole, absolute and unfettered discretion, shall control. The Irrigation Services Area of each

Lot in the Village Home Property, along with the Irrigation Services Area of each and every other Lot in the Village Home Property, shall collectively be referred to herein as the "**Irrigation Services Areas**."

1.3. "**Landscaping Services**" shall mean and refer to the maintenance, care, up-keep, repair, and replacement, as applicable, of grass, ground cover, plants, shrubs, trees, and other landscaping materials (collectively, the "**Landscaping**"), including, but not necessarily limited to, mowing, cutting, edging, trimming, pruning, removal and replanting, fertilizing, mulching, weed control, disease and pest control, and soil pH adjustment.

1.4. "**Landscaping Services Area**" shall mean and refer, with respect to each Lot in the Village Home Property, to those portions of each such Lot that are identified and established from time to time as "landscaping services area" on the Home and Lot Approved Final Plans therefor. If there is any question as to the Landscaping Services Area of any Lot, the decision of the Non-Residential Association, made in its sole, absolute and unfettered discretion, shall control. The Landscaping Services Area of each Lot in the Village Home Property, along with the Landscaping Services Area of each and every other Lot in the Village Home Property, shall collectively be referred to herein as the "**Landscaping Services Areas**."

1.5. "**Irrigation and Landscaping Services Costs**" shall mean and refer to the total costs and expenses incurred by the Non-Residential Association in providing the Irrigation Services to the Irrigation Services Areas and the Landscaping Services to the Landscaping Services Areas.

2. Initial Establishment and Subsequent Modification of the Irrigation Services Area and Landscaping Services Area of each Lot; Additional Home and Lot Design Development Plan and Home and Lot Final Plan Requirements.

2.1. The Irrigation Services Area and the Landscaping Services Area of each Lot in the Village Home Property shall be initially established, in accordance with the terms and conditions of Article 5 of the Master Declaration, in the Home and Lot Approved Final Plans for the initial Improvements on such Lot. If the Owner of a Lot in the Village Home Property subsequently desires to modify the established Irrigation Services Area or the established Landscaping Services Area of such Owner's Lot, such Owner may pursue the same through a modification of the Home and Lot Approved Final Plans for such Owner's Lot in accordance with the terms and conditions of Article 5.20 of the Master Declaration. Notwithstanding and in addition to the foregoing, the Non-Residential Association (as the provider of the Irrigation Services to the Irrigation Services Areas and the Landscaping Services to the Landscaping Services Areas) shall have the right, but not the obligation, to approve or disapprove in its sole, absolute and unfettered discretion, the Irrigation Services Area and the Landscaping Services Area of each Lot identified in any Home and Lot Final Plans or any proposed modification to the Home and Lot Approved Final Plans.

2.2. Notwithstanding anything in Article 10 of Exhibit "P" to the Master Declaration to the contrary, including, but not limited to, the reference to "optional, but recommended", the Home and Lot Design Development Plans for each Lot in the Village Home Property shall contain a Conceptual Landscaping Plan in accordance with the requirements for the same under Article 10 of Exhibit "P" to the Master Declaration and shall, in addition to the foregoing, show (i) the proposed Landscaping Services Area, (ii) the proposed location and coverage of the Irrigation System, and (iii) the proposed Irrigation Services Area.

2.3. Notwithstanding anything in Article 11 of Exhibit "Q" to the Master Declaration to the contrary, the Home and Lot Final Plans for each Lot in the Village Home Property shall contain a Landscaping Plan in accordance with the requirements for the same under Article 11 of Exhibit "Q" to the Master Declaration and shall, in addition to the foregoing, show (i) the proposed Landscaping Services Area, and (ii) the proposed Irrigation Services Area.

3. Irrigation Services and Landscaping Services.

3.1. The Non-Residential Association shall provide (or engage one or more third parties to provide) the Irrigation Services to the Irrigation Services Areas and the Landscaping Services to the Landscaping Services Areas. Such Irrigation Services and Landscaping Services shall be provided by the Non-Residential Association to the Irrigation Services Areas and Landscape Services Areas, respectively, in accordance with the First-Class Standard and the terms and conditions of this First Amendment. Notwithstanding and in addition to the foregoing, (i) as to any Lot within the Village Home Property, the Non-Residential Association's obligation hereunder to provide the Irrigation Services to the Irrigation Services Area and the Landscaping Services to the Landscape Services Area shall not commence unless and until Residential Completion of Construction has been achieved for such Lot and the Non-Residential Association (or a third party engaged by the Non-Residential Association to provide the Irrigation Services to the Irrigation Services Area and/or the Landscaping Services to the Landscaping Services Area) has performed a visual inspection of, and has accepted the completed Irrigation System on the Irrigation Services Area and Landscaping on the Landscape Services Area of such Lot, (ii) the Non-Residential Association shall have the exclusive right, exercisable in its sole, absolute and unfettered discretion, to control the timing of the performance of the Irrigation Services to the Irrigation Services Areas and the Landscaping Services to the Landscaping Services Areas, including, but not limited to, the hours of the day and the days of the week during which the Irrigation Services and Landscape Services are performed as well as the schedule for irrigation, removal and replacement of the Landscaping, making soil ph adjustments, and applying fertilizers, pesticides, herbicides, fungicides and other agents to the Landscaping and the Landscaping Services Areas, and (iii) the Non-Residential Association's provision of Irrigation Services to the Irrigation Services Areas and Landscaping Services to the Landscaping Services Areas shall be subject to applicable Law or Governmental Authority, including, but not limited to, SFWMD.

3.2. With respect to the replacement of any item of Landscaping in the Landscaping Services Areas as part of the Landscaping Services, the Non-Residential Association shall use reasonable efforts, but shall not be required, to replace any such item of Landscaping with a like or similar item of Landscaping; provided, however, that (i) the size or maturity of any replacement item of Landscaping may, but is not required to be, the same or substantially the same as the item of Landscaping to be replaced, and (ii) an alternative item of Landscaping (selected by the Non-Residential Association in its sole, absolute and unfettered discretion) may be used if the item of Landscaping to be replaced is not readily and commercially available in the geographic area of the Residential Property or the installation thereof is prohibited by any applicable Law or Governmental Authority, including, but not limited to, SFWMD.

3.3. With respect to any Irrigation System constructed within the Irrigation Services Area of any Lot, the Non-Residential Association shall have the right as a part of the Irrigation Services, but not the obligation to, make modifications to the Irrigation System that are deemed necessary or desirable by the Non-Residential Association in its sole and absolute discretion, including, but not limited to, relocating or making modifications or substitutions to the line(s), sprinkler(s), meter(s), control system(s) and other Irrigation System components.

3.4. In accordance with Article 3.1 of this First Amendment and notwithstanding anything in the Master Declaration or Parcel Declaration to the contrary, each Owner of a Lot within the Village Home Property is hereby relieved of any obligation to provide (i) the Irrigation Services to those portions of such Owner's Lot that lie in the Irrigation Services Area, and (ii) the Landscaping Services to those portions of such Owner's Lot that lie in the Landscaping Services Area; provided, however, that, and notwithstanding anything in this First Amendment to the contrary, each such Owner shall continue to be and remain responsible for (and the Non-Residential Association shall have no responsibility for or obligation under this First Amendment with respect to):

(i) initially designing, constructing and installing, at such Owner's sole cost expense (specifically, including, but not limited to, paying any and all tie-in, connection and other similar fees) and in accordance with the applicable terms and conditions of Article 5 of the Master Declaration, all Improvements, including, but not limited to, the Landscaping and an operational Irrigation System (subject to and in accordance with Article 3.6 of this First Amendment) on such Owner's Lot; and

(ii) providing, at such Owner's sole cost and expense, but subject to Article 3.5(iii) of this First Amendment (and not included in any Irrigation and Landscaping Services Costs), all Landscaping Services to those portions of such Owner's Lot that do not lie in the Landscape Services Area, in accordance with

the terms and conditions of the Master Declaration and the Parcel Declaration; and

(iii) providing, at such Owner's sole cost and expense (and not included in any Irrigation and Landscaping Services Costs), irrigation to any and all portions of such Owner's Lot that do not lie in the Irrigation Services Area, in accordance with the terms and conditions of the Master Declaration and the Parcel Declaration; and

(iv) all costs and expenses incurred by the Non-Residential Association in removing and/or replacing any Landscaping in the Landscape Services Area of such Owner's Lot, at the request of such Owner and agreed to by the Non-Residential Association in its sole, absolute and unfettered discretion, which costs and expenses shall constitute Specific Charges to be levied against such Lot and shall not be included in any Irrigation and Landscaping Services Costs; and

(v) all costs and expenses incurred by the Non-Residential Association in removing and replacing any Irrigation System in the Irrigation Services Area or any Landscaping in the Landscape Services Area of such Owner's Lot that is damaged or destroyed by the acts of any person or thing (including, but not limited to, pets) other than the Non-Residential Association or the third party(ies) engaged by the Non-Residential Association to provide the Irrigation Services to the Irrigation Services Areas and/or the Landscaping Services to the Landscaping Services Areas (*e.g.*, Acts of God, vandalism, malicious mischief, or any negligent or intentional acts or omissions of Owner or Owner's family members or guests), which costs and expenses shall constitute Specific Charges to be levied against such Owner's Lot and shall not be included in any Irrigation and Landscaping Services Costs.

3.5. Unless otherwise agreed to in writing by the Non-Residential Association, in its sole, absolute and unfettered discretion, Owners of Lots in the Village Home Property are hereby prohibited from (i) performing or providing or causing to be performed or provided any Irrigation Services to, for, or in the Irrigation Services Areas, including, but not limited to, adjustments, modifications, maintenance, repairs, removals or replacements to any Irrigation System serving any portion of the Irrigation Services Areas, (ii) performing or providing or causing to be performed or provided any Landscaping Services to, for or in the Landscaping Services Areas, including, but not limited to, removal or replacement of the Landscaping, making soil ph adjustments, or applying fertilizers, pesticides, herbicides, fungicides or other agents to the Landscaping or the Landscaping Services Areas, (iii) modifying, except in accordance with the then current Home and Lot Approved Final Plans for such Owner's Lot, the Landscaping in the Irrigation Services Area of such Owner's Lot (even if such Landscaping in the Irrigation Services Area of such Owner's Lot is not located in the Landscaping Services Area of such Owner's Lot because the Irrigation System will have been designed to serve the Landscaping as set forth in the Home and Lot Approved Final Plans therefor), (iv) interfering with the Non-Residential

Association's provision of the Irrigation Services or Landscaping Services under this First Amendment, or (v) directing or attempting to direct the Irrigation System related services or Landscaping related services provided or to be provided by the Non-Residential Association under this First Amendment.

3.6. Each Owner of a Lot in the Village Home Property shall be required to install, in accordance with the applicable terms and conditions of Article 5 of the Master Declaration, an operational Irrigation System serving the Irrigation Services Area of such Owner's Lot. All irrigation systems in the Village Home Property shall utilize reclaimed water, the cost of which shall be included in the Irrigation and Landscaping Services Costs. Furthermore, the Irrigation Systems serving the Irrigation Services Areas shall (i) be metered separately and the account(s) for the same shall be maintained by and in the name of the Non-Residential Association, and (ii) the costs associated with the same shall be initially paid for by the Non-Residential Association, but included in the Irrigation and Landscaping Services Costs.

3.7. Notwithstanding anything in this First Amendment or any Home and Lot Approved Final Plans to the contrary, the Non-Residential Association shall have the right, in its reasonable business judgment, to cease or discontinue providing (i) the Irrigation Services to all or any portion of the Irrigation Services Area of any Owner's Lot in the Village Home Property, or (ii) the Landscaping Services to all or any portion of the Landscaping Services Area of any Owner's Lot in the Village Home Property, if such Irrigation Services Area and/or Landscaping Services Area or portion thereof, through no fault of the Non-Residential Association or the third party(ies) engaged by the Non-Residential Association to provide the Irrigation Services to the Irrigation Services Areas and/or Landscaping Services to the Landscaping Services Areas, is inaccessible (*e.g.* behind a locked gate, wall or other barrier) or presents a life safety hazard (*e.g.* dangerous animals, contaminants or exposed wiring). Any such cessation or discontinuation of Irrigation Services and/or Landscaping Services shall become effective immediately upon the Non-Residential Association's delivery of written notice thereof to the Owner of such Lot in the Village Home Property; *provided, however*, in the event such Owner, at such Owner's sole cost and expense, remedies the accessibility or life safety issue or matter to the reasonable satisfaction of the Non-Residential Association (as evidenced in a writing from the Non-Residential Association to the Owner) the Non-Residential Association shall promptly resume providing the previously ceased or discontinued Irrigation Services and/or Landscaping Services.

4. Specific Charges for Irrigation Services and Landscaping Services.

4.1. In accordance with Article 11.6 of the Master Declaration, the Board of Directors of the Non-Residential Association shall have the power to levy Specific Charges against the Lots in the Village Home Property to cover the Irrigation and Landscaping Services Costs, as well those specific Lots in the Village Home Property for which the Non-Residential Association has incurred costs and expenses pursuant to clause (iv) and/or (v) of Article 3.4 of this First Amendment. The Residential Association,

in accordance with the terms of Article 2.7 of the Parcel Declaration, shall collect and remit to the Non-Residential Association such Specific Charges and interest and late fees thereon from the Owners of Lots in the Village Property.

4.2. **EACH OWNER, BY ACCEPTING A DEED TO ANY PORTION OF THE VILLAGE HOME PROPERTY, ACKNOWLEDGES AND AGREES THAT (I) THE IRRIGATION SYSTEMS MAY DIFFER SIGNIFICANTLY AMONG THE LOTS IN THE VILLAGE HOME PROPERTY, (II) THE IRRIGATION SERVICES AREA OF SOME LOTS IN THE VILLAGE HOME PROPERTY MAY BE LARGER OR SMALLER THAN THE IRRIGATION SERVICES AREA OF OTHER LOTS, (III) THE QUANTITY AND TYPE OF THE LANDSCAPING MAY DIFFER SIGNIFICANTLY AMONG THE LOTS IN THE VILLAGE HOME PROPERTY, (IV) CERTAIN TYPES OF LANDSCAPING REQUIRE MORE OR LESS IRRIGATION, MAINTENANCE, CARE, UP-KEEP, REPAIR, AND REPLACEMENT THAN OTHER TYPES OF LANDSCAPING, AND (V) THE LANDSCAPING SERVICES AREA OF SOME LOTS IN THE VILLAGE HOME PROPERTY MAY BE LARGER OR SMALLER THAN THE LANDSCAPING SERVICES AREA OF OTHER LOTS IN THE VILLAGE HOME PROPERTY, AND THAT, NOTWITHSTANDING THE FOREGOING OR ANY OTHER DIFFERENCES BETWEEN THE IRRIGATION SERVICES, IRRIGATIONS SERVICES AREA, LANDSCAPING SERVICES OR LANDSCAPING SERVICES AREA OF OR PROVIDED TO ANY LOT WITHIN THE VILLAGE HOME PROPERTY, EACH OWNER OF A LOT WITHIN THE VILLAGE HOME PROPERTY SHALL SHARE EQUALLY IN THE IRRIGATION AND LANDSCAPING SERVICES COSTS.**

5. Easement for Irrigation Services and Landscaping Services. There are hereby reserved unto Parcel Declarant, and hereby granted to the Non-Residential Association, and the assigns and designees of each (which may include, without limitation, one or more third parties engaged by the Non-Residential Association to provide the Irrigation Services and/or Landscaping Services under this First Amendment), a non-exclusive easement and right of access, ingress and egress in, under, over, and across the Lots in the Village Home Property as may be reasonably necessary for the purpose of providing the Irrigation Services to the Irrigation Services Area and the Landscaping Services to the Landscaping Services Area of such Lots.

6. Ratification. Except as amended by this First Amendment, the Parcel Declaration shall remain unchanged and in full force and effect, and is hereby ratified and confirmed.

[Remainder of Page Intentionally Left Blank; Signature Page to Follow.]

IN WITNESS WHEREOF, Declarant has caused this First Amendment to be executed in its name and its seal to be affixed hereto as of the day and year first above written.

WITNESSES:

Signature

Print Name

Signature

Print Name

GOLDEN OAK DEVELOPMENT, LLC,
a Florida limited liability company

By: _____
Page Pierce

Its: Manager

STATE OF FLORIDA

COUNTY OF ORANGE

The foregoing instrument was acknowledged and executed before me this 20th day of September, 2010, by Page Pierce as Manager of Golden Oak Development, LLC, a Florida limited liability company, on behalf of said company. He is personally known to me.

(Notary Signature)

(NOTARY SEAL)

(Notary Name Printed)
NOTARY PUBLIC
Commission No.

Notary Public State of Florida
Diana M Alvez
My Commission DD764183
Expires 03/11/2012

JOINDER AND CONSENT

WITNESSES:

D Neumaier
Signature
DOROTHY NEUMAIER
Print Name

Tamara J Bamford
Signature
TAMARA J. BAMFORD
Print Name

WALT DISNEY PARKS AND RESORTS U.S., INC., a Florida corporation

By _____

Printed Name: Lee G. Schmidt

As Its: Vice - President

STATE OF FLORIDA

COUNTY OF ORANGE

The foregoing instrument was acknowledged and executed before me this 17th day of September, 2010, by Lee Schmidt, as Vice President of WALT DISNEY PARKS AND RESORTS U.S., INC., a Florida corporation, on behalf of said corporation. He/she is personally known to me.

Tamara J Bamford
(Notary Signature)

(NOTARY SEAL)

Notary Public State of Florida
Tamara J Bamford
My Commission DD609725
Expires 10/30/2010

TAMARA J. BAMFORD
(Notary Name Printed)
NOTARY PUBLIC
Commission No. DD 609725

JOINDER AND CONSENT

WITNESSES:

Signature

Print Name

Signature

LORRAINE M. SHEEHAN

Print Name

GOLDEN OAK NON-RESIDENTIAL ASSOCIATION, INC., a Florida corporation not for profit

By: _____
Page P. Pierce

Its: Vice President

STATE OF FLORIDA

COUNTY OF ORANGE

The foregoing instrument was acknowledged and executed before me this 30th day of September, 2010, by Page P. Pierce, as Vice President of GOLDEN OAK NON-RESIDENTIAL ASSOCIATION, INC., a Florida corporation not for profit, on behalf of said corporation. He/she is personally known to me.

(Notary Signature)

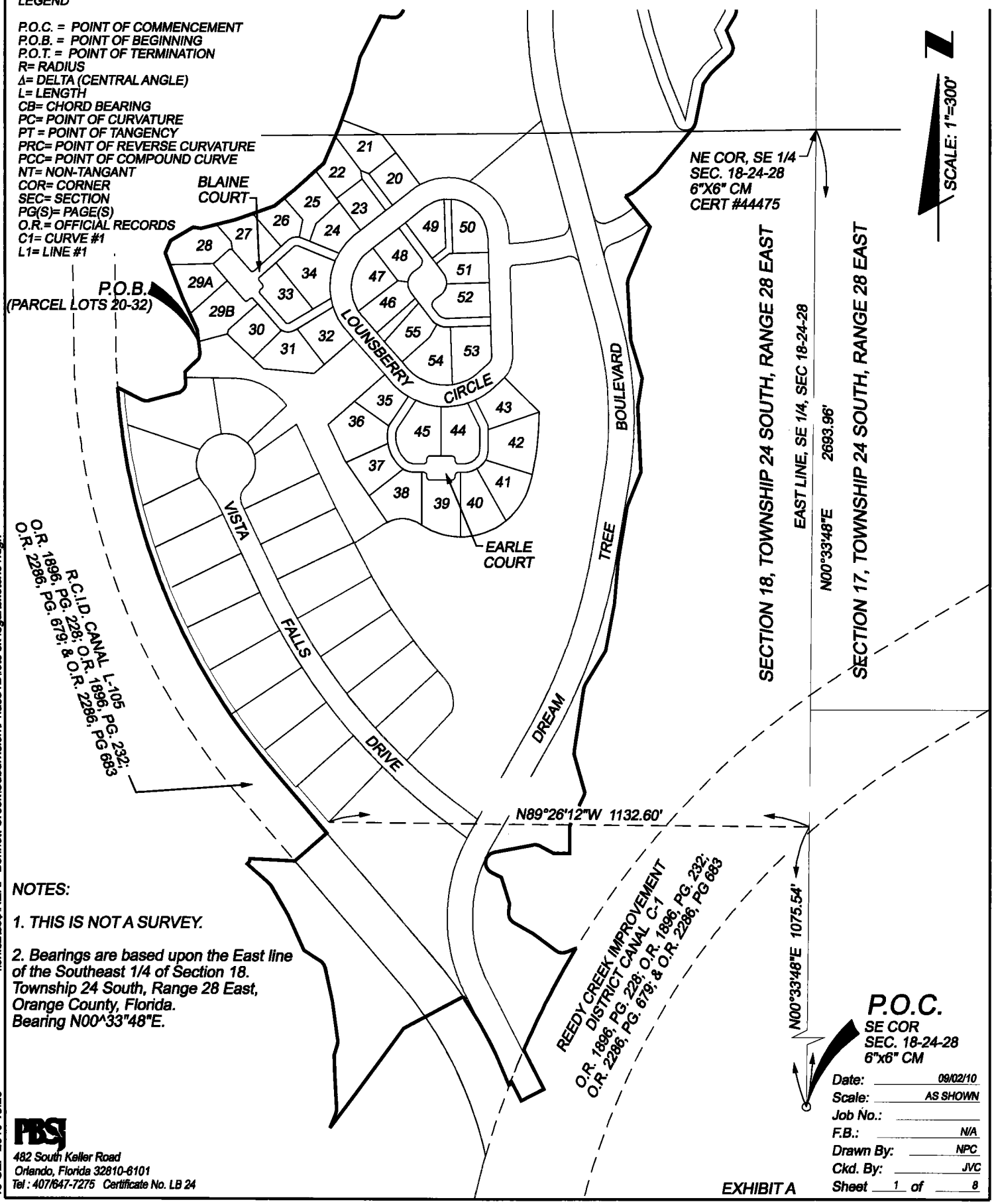
(NOTARY SEAL)

(Notary Name Printed)
NOTARY PUBLIC
Commission No.

Notary Public State of Florida
Diana M Alvez
My Commission DD764183
Expires 03/11/2012

EXHIBIT "A"

SKETCH TO ACCOMPANY LEGAL DESCRIPTION
GOLDEN OAK PHASES 1B & 1C (VILLAGE LOTS)
P.O.C. TO P.O.B.



NOTES:

1. THIS IS NOT A SURVEY.

2. Bearings are based upon the East line of the Southeast 1/4 of Section 18. Township 24 South, Range 28 East, Orange County, Florida. Bearing N00^33"48"E.

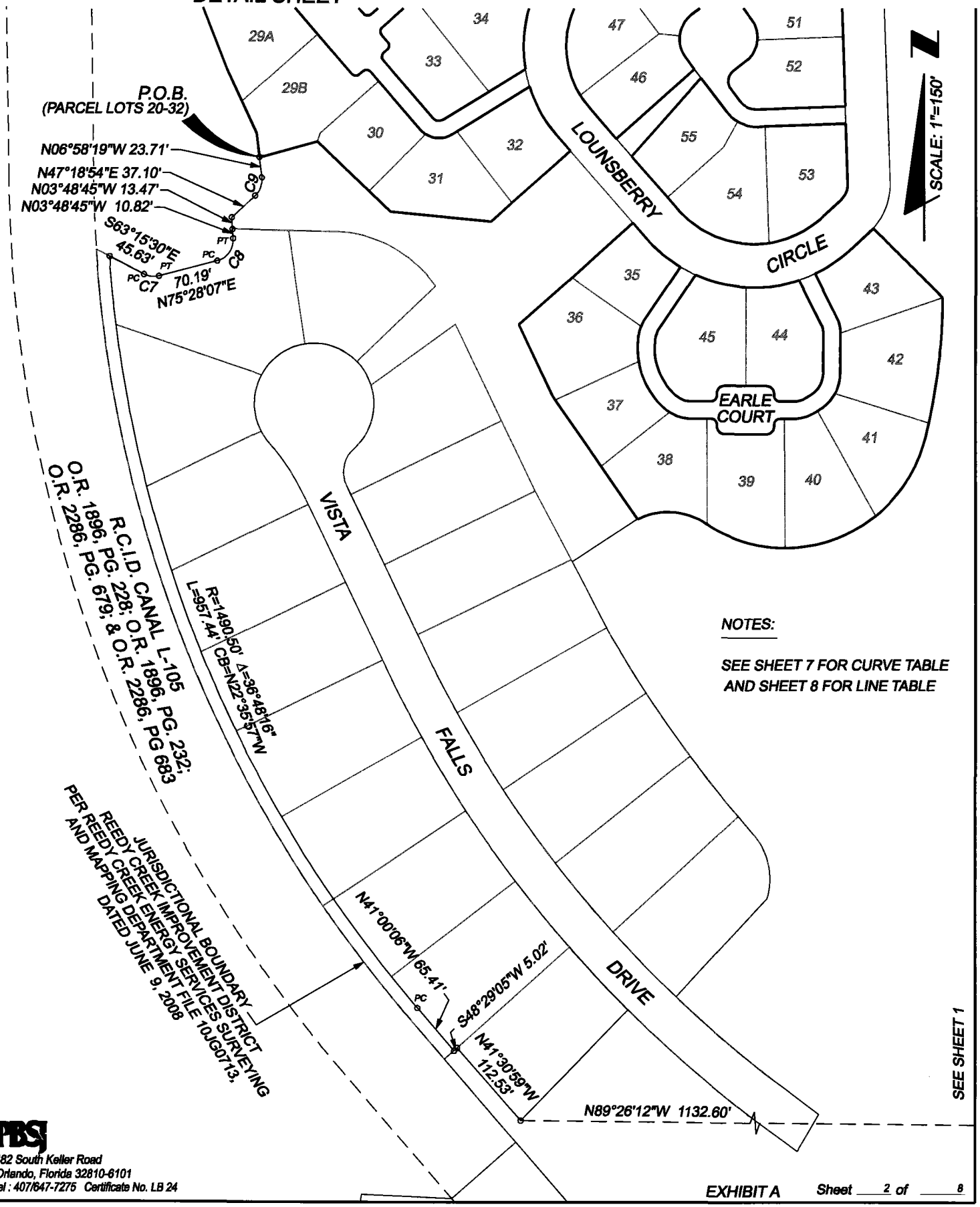
PBSJ
482 South Keller Road
Orlando, Florida 32810-6101
Tel : 407/647-7275 Certificate No. LB 24

Date: 09/02/10
Scale: AS SHOWN
Job No.:
F.B.: N/A
Drawn By: NPC
Ckd. By: JVC
Sheet 1 of 8

EXHIBIT A

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SKETCH TO ACCOMPANY LEGAL DESCRIPTION
GOLDEN OAK PHASES 1B & 1C (VILLAGE LOTS)
LOTS 1-19
DETAIL SHEET



NOTES:

SEE SHEET 7 FOR CURVE TABLE
AND SHEET 8 FOR LINE TABLE

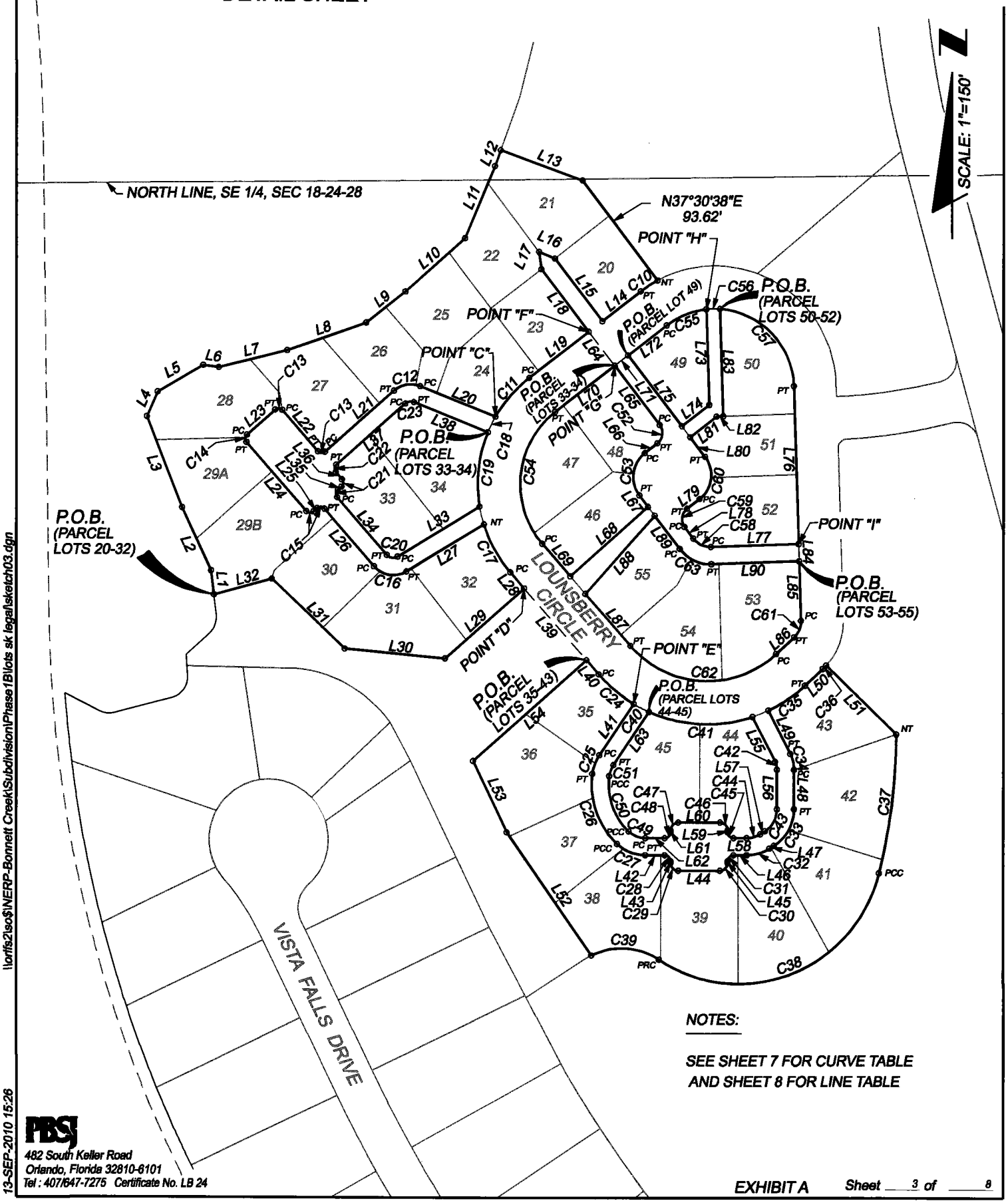
SEE SHEET 1

PBSJ
482 South Keller Road
Orlando, Florida 32810-6101
Tel : 407/647-7275 Certificate No. LB 24

EXHIBIT A Sheet 2 of 8

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13-SEP-2010 15:26

SKETCH TO ACCOMPANY LEGAL DESCRIPTION
GOLDEN OAK PHASES 1B & 1C (VILLAGE LOTS)
LOTS 22-55
DETAIL SHEET



PBSJ
482 South Keller Road
Orlando, Florida 32810-6101
Tel : 407/647-7275 Certificate No. LB 24

EXHIBIT A Sheet 3 of 8

13-SEP-2010 15:26 \\orfls2\iso$\NERP-Bonnett Creek\Subdivision\Phase1B\lots sk legal\sketch03.dgn

SKETCH TO ACCOMPANY LEGAL DESCRIPTION
GOLDEN OAK PHASES 1B & 1C (VILLAGE LOTS)
CURVE TABLE

CURVE TABE				
REF#	RADIUS	DELTA	LENGTH	CH BEARING
C7	25.00'	41°16'24"	18.01'	S83°53'42"E
C8	25.00'	79°16'52"	34.59'	N35°49'41"E
C9	25.00'	54°17'13"	23.69'	N20°10'18"E
C10	143.00'	09°17'03"	23.17'	S57°07'54"W
C11	155.00'	22°26'10"	60.70'	S41°16'17"W
C12	30.00'	62°57'08"	32.96'	S80°11'03"W
C13	6.00'	90°00'00"	9.42'	N86°17'29"W
C14	6.00'	90°00'00"	9.42'	S03°42'31"W
C15	6.00'	90°00'00"	9.42'	S86°17'29"E
C16	30.00'	79°44'40"	41.75'	S81°09'49"E
C17	155.00'	23°43'56"	64.20'	S29°25'33"E
C18	155.00'	07°25'23"	20.08'	S26°20'31"W
C19	155.00'	32°26'20"	87.76'	S06°24'40"W
C20	10.00'	79°44'40"	13.92'	N81°09'49"W
C21	6.00'	90°00'00"	9.42'	N03°42'31"E
C22	6.00'	89°59'58"	9.42'	N03°42'30"E
C23	10.00'	62°57'08"	10.99'	N80°11'03"E
C24	170.00'	18°10'51"	53.94'	S50°22'57"E
C25	50.00'	26°42'32"	23.31'	S20°59'08"W
C26	94.00'	54°51'47"	90.01'	S19°48'01"E
C27	49.00'	42°46'05"	36.58'	S68°36'57"E
C28	7.00'	90°00'00"	11.00'	S45°00'00"E
C29	9.00'	90°00'00"	14.14'	S45°00'00"E
C30	9.00'	90°00'00"	14.14'	N45°00'00"E
C31	7.00'	90°00'00"	11.00'	N45°00'00"E
C32	50.00'	32°09'33"	28.06'	N73°55'13"E
C33	50.00'	57°50'27"	50.48'	N28°55'13"E
C34	40.00'	26°59'34"	18.84'	N13°29'47"W
C35	170.00'	17°28'43"	51.86'	N56°13'44"E
C36	75.00'	04°19'00"	5.65'	N45°19'19"E
C37	671.00'	13°53'30"	162.69'	S07°07'47"W
C38	170.00'	109°25'46"	324.68'	S68°47'25"W
C39	80.00'	59°53'02"	83.61'	N86°26'13"W
C40	170.00'	06°47'54"	20.17'	S62°52'20"E
C41	170.00'	41°59'10"	124.58'	S87°15'52"E
C42	20.00'	26°59'34"	9.42'	S13°29'47"E
C43	30.00'	57°50'27"	30.29'	S28°55'13"W
C44	30.00'	32°09'33"	16.84'	S73°55'13"W
C45	7.00'	90°00'00"	11.00'	N45°00'00"W
C46	9.00'	90°00'00"	14.14'	N45°00'00"W
C47	9.00'	90°00'00"	14.14'	S45°00'00"W
C48	7.00'	90°00'00"	11.00'	S45°00'00"W
C49	29.00'	42°46'05"	21.65'	N68°36'57"W
C50	74.00'	54°51'47"	70.86'	N19°48'01"W

CURVE TABE				
REF#	RADIUS	DELTA	LENGTH	CH BEARING
C51	30.00'	26°42'32"	13.98'	N20°59'08"E
C52	15.00'	90°00'00"	23.56'	S07°29'22"W
C53	35.00'	90°00'00"	54.98'	S07°29'22"W
C54	105.00'	93°46'53"	171.86'	N05°35'56"E
C55	93.00'	31°18'22"	50.81'	N68°08'33"E
C56	93.00'	09°52'12"	16.02'	N88°43'50"E
C57	93.00'	84°29'39"	137.15'	S44°05'14"E
C58	25.00'	54°19'47"	23.71'	N64°40'31"W
C59	15.00'	90°00'00"	23.56'	N07°29'22"E
C60	35.00'	90°00'00"	54.98'	N07°29'22"E
C61	25.00'	49°19'47"	21.52'	S22°49'29"W
C62	120.00'	91°13'06"	191.05'	N86°54'04"W
C63	45.00'	54°19'47"	42.67'	S64°40'31"E

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SKETCH TO ACCOMPANY LEGAL DESCRIPTION
GOLDEN OAK PHASES 1B & 1C (VILLAGE LOTS)
LINE TABLE

LINE TABLE		
REF#	BEARING	DISTANCE
L1	N06°58'19"W	28.07'
L2	N25°04'56"W	80.36'
L3	N21°34'58"W	112.96'
L4	N23°48'42"E	31.41'
L5	N59°48'12"E	61.99'
L6	S82°22'12"E	18.57'
L7	N75°48'30"E	82.70'
L8	N70°41'52"E	98.39'
L9	N51°48'05"E	58.47'
L10	N48°33'38"E	93.96'
L11	N22°42'17"E	90.27'
L12	N20°06'37"E	19.34'
L13	S69°53'23"E	102.58'
L14	S52°29'22"W	57.17'
L15	N37°30'38"W	91.75'
L16	N67°30'38"W	20.00'
L17	S70°30'38"E	20.00'
L18	S37°30'38"E	91.75'
L19	S52°29'22"W	88.34'
L20	N68°20'23"W	95.38'
L21	S48°42'29"W	107.58'
L22	N41°17'29"W	63.00'
L23	S48°42'31"W	44.00'
L24	S41°17'29"E	106.00'
L25	N48°42'31"E	6.00'
L26	S41°17'29"E	88.31'
L27	N58°57'51"E	106.40'
L28	S41°17'31"E	24.53'
L29	S48°42'29"W	123.85'
L30	N84°42'10"W	118.51'
L31	N46°33'03"W	117.87'
L32	S74°43'17"W	70.49'
L33	S58°57'51"W	112.65'
L34	N41°17'29"W	88.31'
L35	N48°42'31"E	6.00'
L36	N41°17'29"W	11.00'
L37	N48°42'29"E	107.58'
L38	S68°20'23"E	93.74'
L39	S41°17'31"E	111.27'
L40	S41°17'31"E	21.94'
L41	S34°20'24"W	71.99'
L42	N90°00'00"E	22.65'
L43	S00°00'00"E	2.00'
L44	N90°00'00"E	49.18'
L45	N00°00'00"E	2.00'
L46	N90°00'00"E	15.34'
L47	N57°50'27"E	6.44'

LINE TABLE		
REF#	BEARING	DISTANCE
L48	N00°00'00"W	45.86'
L49	N26°59'34"W	56.66'
L50	N47°29'23"E	28.66'
L51	S45°54'31"E	114.81'
L52	N34°56'39"W	174.50'
L53	N25°37'21"W	91.43'
L54	N48°42'29"E	177.54'
L55	S26°59'34"E	58.53'
L56	S00°00'00"E	45.86'
L57	S57°50'27"W	6.44'
L58	S90°00'00"W	15.34'
L59	N00°00'00"E	2.00'
L60	S90°00'00"W	49.18'
L61	S00°00'00"E	2.00'
L62	S90°00'00"W	22.65'
L63	N34°20'24"E	74.52'
L64	S37°30'38"E	50.00'
L65	S37°30'38"E	86.97'
L66	S52°29'22"W	18.43'
L67	S37°30'38"E	16.83'
L68	S48°42'29"W	121.65'
L69	N41°17'31"W	50.00'
L70	N52°29'22"E	88.34'
L71	N52°29'22"E	20.00'
L72	N52°29'22"E	57.17'
L73	S01°50'25"E	111.31'
L74	S52°29'22"W	40.59'
L75	N37°30'38"W	103.97'
L76	S01°50'25"E	182.90'
L77	S88°09'35"W	103.49'
L78	N37°30'38"W	16.82'
L79	N52°29'22"E	18.43'
L80	N37°30'38"W	28.36'
L81	N52°29'22"E	38.95'
L82	N88°09'35"E	8.00'
L83	N01°50'25"W	125.11'
L84	S01°50'25"E	20.00'
L85	S01°50'25"E	69.01'
L86	S47°29'23"W	28.66'
L87	N41°17'31"W	80.67'
L88	N41°56'43"E	121.66'
L89	S37°30'38"E	48.60'
L90	N88°09'35"E	103.49'

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LEGAL DESCRIPTION TO ACCOMPANY SKETCH
GOLDEN OAK PHASES 1B & 1C (VILLAGE LOTS)
LEGAL DESCRIPTION

A portion of Section 18, Township 24 South, Range 28 East, Orange County, Florida, being more particularly described as follows:

LOTS 20-32

Commence at the Southeast corner of Section 18, Township 24 South, Range 28 East, Orange County, Florida; thence N.00°33'48"W. along the East line of the Southeast 1/4 of said Section 18, for 1075.54 feet; thence N.89°26'12"W. for 1132.60 feet; thence N.41°30'59"W. for 112.53 feet; thence S.48°29'05"W. for 5.02 feet; thence N.41°00'06"W. for 65.41 feet to the point of curvature of a curve concave Easterly; thence Northerly along the arc of said curve, having a radius of 1490.50 feet, through a central angle of 36°48'16", for 957.44 feet; thence S.63°15'30"E. for 45.63 feet to the point of curvature of a curve concave Northerly; thence Easterly along the arc of said curve, having a radius of 25.00 feet, through a central angle of 41°16'24", for 18.01 feet to the point of tangency; thence N.75°28'07"E. for 70.19 feet to the point of curvature of a curve concave Northwesterly; thence Northeasterly along the arc of said curve, having a radius of 25.00 feet, through a central angle of 79°16'52", for 34.59 feet to the point of tangency; thence N.03°48'45"W. for 10.82 feet to a point on the jurisdictional boundary of Reedy Creek Improvement District as defined in that certain legal description written by Reedy Creek Energy Services Surveying and Mapping Department file 10JG0713 and dated June 9, 2008; thence run along said jurisdictional boundary the following sixteen (16) courses: thence N.03°48'45"W. for 13.47 feet; thence N.47°18'54"E. for 37.10 feet to the point of curvature of a curve concave Westerly; thence Northerly along the arc of said curve, having a radius of 25.00 feet, through a central angle of 54°17'13", for 23.69 feet to the point of tangency; thence N.06°58'19"W. for 23.71 feet to the POINT OF BEGINNING; thence N.06°58'19"W. for 28.07 feet; thence N.25°04'56"W. for 80.36 feet; thence N.21°34'58"W. for 112.96 feet; thence N.23°48'42"E. for 31.41 feet; thence N.59°48'12"E. for 61.99 feet; thence S.82°22'12"E. for 18.57 feet; thence N.75°48'30"E. for 82.70 feet; thence N.70°41'52"E. for 98.39 feet; thence N.51°48'05"E. for 58.47 feet; thence N.48°33'38"E. for 93.96 feet; thence N.22°42'17"E. for 90.27 feet; thence N.20°06'37"E. for 19.72 feet; thence departing said jurisdictional boundary run S.69°53'23"E. for 102.75 feet; thence S.37°30'38"E. for 145.25 feet to a point on a non-tangent curve concave Southeasterly; thence Southwesterly along the arc of said curve, having a radius of 143.00 feet and a chord bearing of S.57°12'55"W., through a central angle of 09°27'05", for 23.59 feet to the point of tangency; thence S.52°29'22"W. for 57.17 feet; thence N.37°30'38"W. for 91.75 feet; thence N.67°30'38"W. for 20.00 feet; thence S.07°30'38"W. for 20.00 feet; thence S.37°30'38"E. for 91.75 feet to a point hereinafter referred to as Point "F"; thence S.52°29'22"W. for 88.34 feet to the point of curvature of a curve concave Southeasterly; thence Southwesterly along the arc of said curve, having a radius of 155.00 feet, through a central angle of 22°26'10", for 60.70 feet to a point hereinafter referred to as Point "C"; thence N.68°20'23"W. for 95.38 feet to the point of curvature of a curve concave Southerly; thence Westerly along the arc of said curve, having a radius of 30.00 feet, through a central angle of 62°57'08", for 32.96 feet to the point of tangency; thence S.48°42'29"W. for 107.58 feet to a point on a non-tangent curve concave Northerly; thence Westerly along the arc of said curve, having a radius of 6.00 feet and a chord bearing of N.86°17'29"W., through a central angle of 90°00'00", for 9.42 feet to the point of tangency; thence N.41°17'29"W. for 63.00 feet to the point of curvature of a curve concave Southerly; thence Westerly along the arc of said curve, having a radius of 6.00 feet, through a central angle of 90°00'00", for 9.42 feet to the point of tangency; thence S.48°42'31"W. for 44.00 feet to the point of curvature of a curve concave Easterly; thence Southerly along the arc of said curve, having a radius of 6.00 feet, through a central angle of 90°00'00", for 9.42 feet to the point of tangency; thence S.41°17'29"E. for 106.00 feet to the point of curvature of a curve concave Northerly; thence Easterly along the arc of said curve, having a radius of 6.00 feet, through a central angle of 90°00'00", for 9.42 feet to the point of tangency; thence N.48°42'31"E. for 6.00 feet to the point of curvature of a curve concave Southerly; thence Easterly along the arc of said curve, having a radius of 6.00 feet, through a central angle of 90°00'00", for 9.42 feet to the point of tangency; thence S.41°17'29"E. for 88.31 feet to the point of curvature of a curve concave Northerly; thence Easterly along the arc of said curve, having a radius of 30.00 feet, through a central angle of 79°44'40", for 41.75 feet to the point of tangency; thence N.58°57'51"E. for 106.40 feet to a point on a non-tangent curve concave Northeasterly; thence Southeasterly along the arc of said curve, having a radius of 155.00 feet and a chord bearing of S.29°25'33"E., through a central angle of 23°43'56", for 64.20 feet to the point of tangency; thence S.41°17'31"E. for 24.53 feet to a point hereinafter referred to as Point "D"; thence S.48°42'29"W. for 123.85 feet; thence N.84°42'10"W. for 118.51 feet; thence N.46°33'03"W. for 117.87 feet; thence S.74°43'17"W. for 70.49 feet to the POINT OF BEGINNING.

Containing 2.880 acres, more or less.

TOGETHER WITH LOTS 33-34

Commence at the aforesaid Point "C", being a point on a curve concave Southeasterly; thence Southwesterly along the arc of said curve, having a radius of 155.00 feet and a chord bearing of S.26°20'31"W., through a central angle of 07°25'23", for 20.08 feet to the POINT OF BEGINNING; continue Southerly along the arc of said curve, having a radius of 155.00 feet and a chord bearing of S.06°24'40"W., through a central angle of 32°26'20", for 87.76 feet; thence S.58°57'51"W. for 112.65 feet to the point of curvature of a curve concave Northerly; thence Westerly along the arc of said curve, having a radius of 10.00 feet, through a central angle of 79°44'40", for 13.92 feet to the point of tangency; thence N.41°17'29"W. for 88.31 feet to the point of curvature of a curve concave Easterly; thence Northerly along the arc of said curve, having a radius of 6.00 feet, through a central angle of 90°00'00", for 9.42 feet to the point of tangency; thence N.48°42'31"E. for 6.00 feet to the point of curvature of a curve concave Westerly; thence Northerly along the arc of said curve, having a radius of 6.00 feet, through a central angle of 90°00'00", for 9.42 feet to the point of tangency; thence N.41°17'29"W. for 11.00 feet to the point of curvature of a curve concave Easterly; thence Northerly along the arc of said curve, having a radius of 6.00 feet, through a central angle of 89°59'58", for 9.42 feet to the point of tangency; thence N.48°42'29"E. for 107.58 feet to the point of curvature of a curve concave Southerly; thence Easterly along the arc of said curve, having a radius of 10.00 feet, through a central angle of 62°57'08", for 10.99 feet to the point of tangency; thence S.68°20'23"E. for 93.74 feet to the POINT OF BEGINNING.

Containing 0.482 acres, more or less.

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LEGAL DESCRIPTION TO ACCOMPANY SKETCH
GOLDEN OAK PHASES 1B & 1C (VILLAGE LOTS)
LEGAL DESCRIPTION

TOGETHER WITH LOTS 35-43

Commence at the aforesaid Point "D"; thence S.41°17'31"E. for 111.27 feet to the POINT OF BEGINNING; thence continue S.41°17'31"E. for 21.94 feet to the point of curvature of a curve concave Northeasterly; thence Southeasterly along the arc of said curve, having a radius of 170.00 feet, through a central angle of 18°10'51", for 53.94 feet to a point hereinafter referred to as Point "E"; thence S.34°20'24"W. for 71.99 feet to the point of curvature of a curve concave Easterly; thence Southerly along the arc of said curve, having a radius of 50.00 feet, through a central angle of 26°42'32", for 23.31 feet to the point of compound curvature of a curve concave Easterly; thence Southerly along the arc of said curve, having a radius of 94.00 feet, through a central angle of 54°51'47", for 90.01 feet to the point of compound curvature of a curve concave Northerly; thence Easterly along the arc of said curve, having a radius of 49.00 feet, through a central angle of 42°46'05", for 36.58 feet to the point of tangency; thence N.90°00'00"E. for 22.65 feet to the point of curvature of a curve concave Southwesterly; thence Southeasterly along the arc of said curve, having a radius of 7.00 feet, through a central angle of 90°00'00", for 11.00 feet to the point of tangency; thence S.00°00'00"E. for 2.00 feet to the point of curvature of a curve concave Northeasterly; thence Southeasterly along the arc of said curve, having a radius of 9.00 feet, through a central angle of 90°00'00", for 14.14 feet to the point of tangency; thence N.90°00'00"E. for 49.18 feet to the point of curvature of a curve concave Northwesterly; thence Northeasterly along the arc of said curve, having a radius of 9.00 feet, through a central angle of 90°00'00", for 14.14 feet to the point of tangency; thence N.00°00'00"E. for 2.00 feet to the point of curvature of a curve concave Southeasterly; thence Northeasterly along the arc of said curve, having a radius of 7.00 feet, through a central angle of 90°00'00", for 11.00 feet to the point of tangency; thence N.90°00'00"E. for 15.34 feet to the point of curvature of a curve concave Northerly; thence Easterly along the arc of said curve, having a radius of 50.00 feet, through a central angle of 32°09'33", for 28.06 feet to the point of tangency; thence N.57°50'27"E. for 6.44 feet to the point of curvature of a curve concave Northwesterly; thence Northeasterly along the arc of said curve, having a radius of 50.00 feet, through a central angle of 57°50'27", for 50.48 feet to the point of tangency; thence N.00°00'00"W. for 45.86 feet to the point of curvature of a curve concave Westerly; thence Northerly along the arc of said curve, having a radius of 40.00 feet, through a central angle of 26°59'34", for 18.84 feet to the point of tangency; thence N.26°59'34"W. for 56.66 feet to a point on a non-tangent curve concave Northwesterly; thence Northeasterly along the arc of said curve, having a radius of 170.00 feet and a chord bearing of N.56°13'44"E., through a central angle of 17°28'43", for 51.86 feet to the point of tangency; thence N.47°29'23"E. for 28.66 feet to the point of curvature of a curve concave Northwesterly; thence Northeasterly along the arc of said curve, having a radius of 75.00 feet, through a central angle of 04°19'00", for 5.65 feet; thence S.45°54'31"E. for 114.81 feet to a point on a non-tangent curve concave Westerly; thence Southerly along the arc of said curve, having a radius of 671.00 feet and a chord bearing of S.07°07'47"W., through a central angle of 13°53'30", for 162.69 feet to the point of compound curvature of a curve concave Northerly; thence Westerly along the arc of said curve, having a radius of 170.00 feet, through a central angle of 109°25'46", for 324.68 feet to the point of reverse curvature of a curve concave Southerly; thence Westerly along the arc of said curve, having a radius of 80.00 feet, through a central angle of 59°53'02", for 83.61 feet; thence N.34°56'39"W. for 174.50 feet; thence N.25°37'21"W. for 91.43 feet; thence N.48°42'29"E. for 177.54 feet to the POINT OF BEGINNING.

Containing 2.141 acres, more or less.

TOGETHER WITH LOTS 44-45

Commence at the aforesaid Point "E", being a point on a curve concave Northeasterly; thence Southeasterly along the arc of said curve, having a radius of 170.00 feet and a chord bearing of S.62°52'20"W., through a central angle of 06°47'54", for 20.17 feet to the POINT OF BEGINNING; continue Easterly along the arc of said curve, having a radius of 170.00 feet and a chord bearing of S.87°15'52"E., through a central angle of 41°59'10", for 124.58 feet; thence S.26°59'34"E. for 58.53 feet to the point of curvature of a curve concave Westerly; thence Southerly along the arc of said curve, having a radius of 20.00 feet, through a central angle of 26°59'34", for 9.42 feet to the point of tangency; thence S.00°00'00"E. for 45.86 feet to the point of curvature of a curve concave Northwesterly; thence Southwesterly along the arc of said curve, having a radius of 30.00 feet, through a central angle of 57°50'27", for 30.29 feet to the point of tangency; thence S.57°50'27"W. for 6.44 feet to the point of curvature of a curve concave Northerly; thence Westerly along the arc of said curve, having a radius of 30.00 feet, through a central angle of 32°09'33", for 16.84 feet to the point of tangency; thence S.90°00'00"W. for 15.34 feet to the point of curvature of a curve concave Northeasterly; thence Northwesterly along the arc of said curve, having a radius of 7.00 feet, through a central angle of 90°00'00", for 11.00 feet to the point of tangency; thence N.00°00'00"E. for 2.00 feet to the point of curvature of a curve concave Southwesterly; thence Northwesterly along the arc of said curve, having a radius of 9.00 feet, through a central angle of 90°00'00", for 14.14 feet to the point of tangency; thence S.90°00'00"W. for 49.18 feet to the point of curvature of a curve concave Southeasterly; thence Southwesterly along the arc of said curve, having a radius of 9.00 feet, through a central angle of 90°00'00", for 14.14 feet to the point of tangency; thence S.00°00'00"E. for 2.00 feet to the point of curvature of a curve concave Northwesterly; thence Southwesterly along the arc of said curve, having a radius of 7.00 feet, through a central angle of 90°00'00", for 11.00 feet to the point of tangency; thence S.90°00'00"W. for 22.65 feet to the point of curvature of a curve concave Northerly; thence Westerly along the arc of said curve, having a radius of 29.00 feet, through a central angle of 42°46'05", for 21.65 feet to the point of compound curvature of a curve concave Easterly; thence Northerly along the arc of said curve, having a radius of 74.00 feet, through a central angle of 54°51'47", for 70.86 feet to the point of compound curvature of a curve concave Easterly; thence Northerly along the arc of said curve, having a radius of 30.00 feet, through a central angle of 26°42'32", for 13.98 feet to the point of tangency; thence N.34°20'24"E. for 74.52 feet to the POINT OF BEGINNING.

Containing 0.527 acres, more or less.

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LEGAL DESCRIPTION TO ACCOMPANY SKETCH
GOLDEN OAK PHASES 1B & 1C (VILLAGE LOTS)
LEGAL DESCRIPTION

TOGETHER WITH LOTS 46-48

Commence at the aforesaid Point "E"; thence S.37°30'38"E. for 50.00 feet to the POINT OF BEGINNING, said point hereinafter referred to as Point "G"; thence continue S.37°30'38"E. for 86.97 feet to the point of curvature of a curve concave Westerly; thence Southerly along the arc of said curve, having a radius of 15.00 feet, through a central angle of 90°00'00", for 23.56 feet to the point of tangency; thence S.52°29'22"W. for 18.43 feet to the point of curvature of a curve concave Easterly; thence Southerly along the arc of said curve, having a radius of 35.00 feet, through a central angle of 90°00'00", for 54.98 feet to the point of tangency; thence S.37°30'38"E. for 16.83 feet; thence S.48°42'29"W. for 121.65 feet; thence N.41°17'31"W. for 50.00 feet to the point of curvature of a curve concave Easterly; thence Northerly along the arc of said curve, having a radius of 105.00 feet, through a central angle of 93°46'53", for 171.86 feet to the point of tangency; thence N.52°29'22"E. for 88.34 feet to the POINT OF BEGINNING.

Containing 0.562 acres, more or less.

TOGETHER WITH LOT 49

Commence at the aforesaid Point "G"; thence N.52°29'22"E. for 20.00 feet to the POINT OF BEGINNING; thence continue N.52°29'22"E. for 57.17 feet to the point of curvature of a curve concave Southerly; thence Easterly along the arc of said curve, having a radius of 93.00 feet, through a central angle of 31°18'22", for 50.81 feet to a point hereinafter referred to as Point "H"; thence S.01°50'25"E. for 111.31 feet; thence S.52°29'22"W. for 40.59 feet; thence N.37°30'38"W. for 103.97 feet to the POINT OF BEGINNING.

Containing 0.180 acres, more or less.

TOGETHER WITH LOT 50-52

Commence at the aforesaid Point "H", being a point on a curve concave Southerly; thence Easterly along the arc of said curve, having a radius of 93.00 feet and a chord bearing of N.88°43'50"E., through a central angle of 09°52'12", for 16.02 feet to the POINT OF BEGINNING; continue Southeasterly along the arc of said curve, having a radius of 93.00 feet and a chord bearing of S.44°05'14"E., through a central angle of 84°29'39", for 137.15 feet to the point of tangency; thence S.01°50'25"E. for 182.90 feet to a point hereinafter referred to as Point "I"; thence S.88°09'35"W. for 103.49 feet to the point of curvature of a curve concave Northeasterly; thence Northwesterly along the arc of said curve, having a radius of 25.00 feet, through a central angle of 54°19'47", for 23.71 feet to the point of tangency; thence N.37°30'38"W. for 16.82 feet to the point of curvature of a curve concave Easterly; thence Northerly along the arc of said curve, having a radius of 15.00 feet, through a central angle of 90°00'00", for 23.56 feet to the point of tangency; thence N.52°29'22"E. for 18.43 feet to the point of curvature of a curve concave Westerly; thence Northerly along the arc of said curve, having a radius of 35.00 feet, through a central angle of 90°00'00", for 54.98 feet to the point of tangency; thence N.37°30'38"W. for 28.36 feet; thence N.52°29'22"E. for 38.95 feet; thence N.88°09'35"E. for 8.00 feet; thence N.01°50'25"W. for 125.11 feet to the POINT OF BEGINNING.

Containing 0.597 acres, more or less.

TOGETHER WITH LOTS 53-55

Commence at the aforesaid Point "I"; thence S.01°50'25"E. for 20.00 feet to the POINT OF BEGINNING; thence continue S.01°50'25"E. for 69.01 feet to the point of curvature of a curve concave Northwesterly; thence Southwesterly along the arc of said curve, having a radius of 25.00 feet, through a central angle of 49°19'47", for 21.52 feet to the point of tangency; thence S.47°29'23"W. for 28.66 feet to the point of curvature of a curve concave Northerly; thence Westerly along the arc of said curve, having a radius of 120.00 feet, through a central angle of 91°13'06", for 191.05 feet to the point of tangency; thence N.41°17'31"W. for 80.67 feet; thence N.41°56'43"E. for 121.66 feet; thence S.37°30'38"E. for 48.60 feet to the point of curvature of a curve concave Northeasterly; thence Southeasterly along the arc of said curve, having a radius of 45.00 feet, through a central angle of 54°19'47", for 42.67 feet to the point of tangency; thence N.88°09'35"E. for 103.49 feet to the POINT OF BEGINNING.

Containing 0.681 acres, more or less.

Lots 20 through 55 altogether containing 8.050 acres, more or less.

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