

PROPERTY DESCRIPTION

ALLGOOD-75 IND. PROPS., INC. MITCHELL ROAD RIGHT-OF-WAY TRACT 2

All that tract or parcel of land lying and being in Land Lot 684, 17th District, 2nd Section, City of Smyrna, Cobb County, Georgia and being more particularly described as follows:

To find the Point of Beginning, commence at the northwest end of a mitered corner at the intersection of the Northeasterly Right-of-Way Line of Mitchell Road (having an apparent variable width right-of-way), and the Northeasterly Right-of-Way Line of Oakdale Road (variable r/w per Cobb County DOT Project #7404-27), thence, leaving said point and running along the miter between the two roads, South 25° 22' 27" East, 58.14 feet; thence, leaving the said miter and the said line of Oakdale Road and running with the said line of Mitchell Road, South 73° 45' 57" East, 13.93 feet; thence, South 16° 14' 03" West, 9.36 feet; thence, South 74° 17' 51" East, 265.69 feet; thence, South 72° 14' 32" East, 71.43 feet; thence, 26.83 feet along the arc of a curve deflecting to the right, having a radius of 260.51 feet and a chord bearing and distance of South 69° 14' 16" East, 26.82 feet; thence, 26.78 feet along the arc of a curve deflecting to the right, having a radius of 260.51 feet and a chord bearing and distance of South 63° 20' 32" East, 26.77 feet; thence, South 40° 33' 41" East, 57.38 feet to the True Point of Beginning; thence, leaving said point and running

1. South 40° 33' 41" East, 41.04 feet; thence, leaving said point and the said line of Mitchell Road and running;
2. South 51° 46' 48" West, 17.63 feet to a point on the Access and Utility Easement per deed recorded among the Land Records of Cobb County, Georgia in Deed Book 15580, Page 1641; thence, running along said easement
3. North 40° 43' 03" West, 59.52 feet to a point on the aforesaid easement (End of Mitchell Road right-of-way at this location per aforesaid deed); thence, continuing along said easement
4. South 73° 31' 19" East, 22.73 feet; thence,
5. North 50° 48' 17" East, 5.41 feet to the Point of Beginning, containing 838 square feet or 0.0192 of an acre of land, more or less.

Property is subject to all easements and rights of way recorded and unrecorded.