

WHEN RECORDED, PLEASE RETURN TO,
AND SEND TAX NOTICES TO:

XCEL Development, LLC
Attention: David S. Tolman
3813 South Highland CT
Bountiful, Utah 84010

Affects Tax Parcel Nos. 08-09-476-029; 08-09-476-030; 08-09-426-007; 08-09-276-016; 08-10-100-002; and 08-09-426-006

(Space above for Recorder's use only.)

DECLARATION OF BOUNDARY LINE ADJUSTMENT AND QUIT CLAIM

THIS DECLARATION OF BOUNDARY LINE ADJUSTMENT AND QUIT CLAIM (this "**Declaration**") is executed this 28 day of January 2025, by XCEL DEVELOPMENT, LLC, a Utah limited liability company, whose address for the purposes hereof is 3813 South Highland CT, Bountiful, Utah 84010 ("**Xcel**"). Xcel is record owner of those adjoining parcels of real property located in Salt Lake County, Utah and more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference (collectively, the "**Parcels**"). No dwelling units are located on the Parcels.

THIS DECLARATION is being recorded to adjust the legal descriptions and boundary lines of the Parcels pursuant to Sections 10-9a-523 and 10-9a-524 of the Utah Code and in accordance with that certain Record of Survey titled Parcel Adjustment (Northpoint Industrial II), dated September 23, 2024, and bearing File No. S2025-01-0031 (the "**Survey**").

Xcel hereby declares and agrees that, from and after the recording of this Declaration in the office of the Salt Lake County Recorder, the respective boundary lines of the Parcels shall be as depicted on the Survey and as described on Exhibit "B" attached hereto and incorporated herein by this reference. Xcel, as grantor, hereby further quitclaims to Xcel, as grantee, each of the Parcels as depicted on the Survey and as described on Exhibit "B" attached hereto and incorporated herein by this reference

[Signatures appear on the next page.]

XCEL DEVELOPMENT, LLC, a Utah limited liability company

By: [Signature]
Name: David S. Tolman
Title: Manager

STATE OF UTAH)

: ss.

COUNTY OF Salt Lake)

On this 28 day of January, 2025, personally appeared before me David S. Tolman the Manager of XCEL DEVELOPMENT, LLC, a Utah limited liability company, who executed the foregoing instrument on behalf of said company.

[Signature]

NOTARY PUBLIC

Residing at: Utah

My Commission Expires: 01/25/26

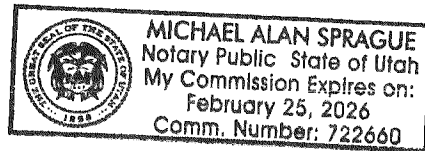


EXHIBIT A

LEGAL DESCRIPTION OF PARCELS—EXISTING—PRE-DECLARATION

RECORD DESCRIPTION FOR PARCELS 08-09-476-029 AND 08-09-476-030

Parcel 1:

Beginning at a point on the centerline of 2200 West Street, said point also being South 89°59'47" West 1320.275 (feet along the Section line and North 00°03'34" East 1350.020 feet from the) Southeast Corner of Section 9, Township 1 North, Range 1 West, Salt Lake Base and Meridian, and running thence North 00°03'34" East 296.177 feet; thence North 89°10'38" East 758.941 feet; thence North 86°51'36" East 557.694 feet; thence North 26°53'59" East 160.146 feet; thence North 86°38'36" East 999.252 feet; thence South 10°12'09" East 63.432 feet along the westerly line of the Jordan River Relocation Easement recorded as Entry Number 1969716, Book 2139, Page 53 of the Salt Lake County Recorder's Office; thence along the Westerly line of UDOT Parcel No. 0067 recorded as Entry Number 7899500, Book 8458, Page 4883 of said Recorder's Office for the following three courses: South 44°59'20" West 192.171 feet, South 30°35'01" West 764.630 feet, and South 20°03'21" West 116.770 feet; thence along an old fence line forming a boundary agreement line for the following three courses: North 89°51'55" West 631.201 feet, North 89°42'12" West 441.604 feet, and North 89°50'08" West 528.954 feet; thence North 00°03'34" East 172.866 feet to the South line of RUDY SUBDIVISION; thence North 89°43'42" East 1.995 feet along said South line; thence North 00°03'28" East 221.290 feet along the East line of said Subdivision; thence North 89°28'51" East 284.056 feet; thence South 70.276 feet; thence North 89°24'00" East 277.851 feet; thence North 02°16'04" West 101.043 feet; thence South 89°24'00" West 790.885 feet along a fence line to the point of beginning.

Parcel 2:

Beginning at a point on the centerline of 2200 West Street, said point also being South 89°59'47" West 1320.275 (feet along the Section line and North 00°03'34" East 1350.020 feet from the) Southeast Corner of Section 9, Township 1 North, Range 1 West, Salt Lake Base and Meridian, and running thence South 00°03'34" West 30.000 feet to the Northwest corner of Rudy Subdivision; thence North 89°28'51" East 517.056 feet along the North line of said Subdivision and the extension thereof; thence South 70.276 feet; thence North 89°24'00" East 277.851 feet; thence North 02°16'04" West 101.043 feet; thence South 89°24'00" West 790.885 feet along a fence line to the point of beginning.

(Exhibit A legal descriptions continue on following page)

RECORD DESCRIPTION FOR PARCEL 08-09-426-007

Beginning at a point South 89°59'47" West 1320.275 feet along the Section line and North 00°03'34" East 1646.197 feet and North 89°10'38" East 734.380 feet and North 20.001 feet from the Southeast Corner of Section 9, Township 1 North, Range 1 West, Salt Lake Base and Meridian and running thence South 89°10'38" West 300 feet; thence North 215.796 feet; thence East 299.969 feet; thence South 211.489 feet to the point of beginning.

RECORD DESCRIPTION FOR PARCEL 08-09-276-016

BEGINNING AT A POINT SOUTH 00°41'16" WEST 1307.129 FEET ALONG THE SECTION LINE AND NORTH 89°43'09" WEST 351.978 FEET TO THE CENTERLINE OF A THIRTY-FIVE FOOT WIDE RIGHT-OF-WAY FOR THE SALT LAKE CITY SEWERAGE AND DRAINAGE CANAL AND SOUTH 36°52'34" EAST 235.969 ALONG SAID CENTERLINE FROM THE NORTHEAST CORNER OF SECTION 9, TOWNSHIP 1 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, TRUE BASIS OF BEARING OF THIS DESCRIPTION: THE NORTH QUARTER CORNER OF SECTION 9 MARKED BY A SALT LAKE COUNTY SURVEYOR'S OFFICE BRASS CAP MONUMENT, BEARS NORTH 89°26'23" WEST 2670.209 FEET FROM SAID NORTHEAST CORNER OF SECTION 9, MARKED BY A DAVIS COUNTY SURVEYOR'S OFFICE BRASS CAP MONUMENT; RUNNING THENCE ALONG SAID CENTERLINE FOR THE FOLLOWING SIX COURSES:

1. SOUTH 36°52'34" EAST 825.438 FEET,
 2. SOUTH 42°20'00" EAST 229.560 FEET,
 3. SOUTH 22°16'10" EAST 100.030 FEET,
 4. SOUTH 06°33'10" EAST 103.310 FEET,
 5. SOUTH 08°10'00" WEST 138.530 FEET,
 6. SOUTH 29°17'41" WEST 390.930 FEET;
- THENCE SOUTH 86°13'13" WEST 863.983 FEET; THENCE SOUTH 89°53'37" WEST 43.655 FEET; THENCE NORTH 00°31'54" WEST 609.323 FEET; THENCE EAST 44.880 FEET; THENCE NORTH 951 FEET; THENCE EAST 377.867 FEET TO THE POINT OF BEGINNING.

(Exhibit A legal descriptions continue on following page)

RECORD DESCRIPTION FOR PARCEL 08-10-100-002

Beginning at a point South 00°41'16" West 1195.838 feet more or less along the Section line from the Northeast Corner of Section 9, Township 1 North, Range 1 West, Salt Lake Base and Meridian ; and running thence South 89°50'36" West 434.607 feet more or less along an existing old fence line to the centerline of a thirty-five foot wide right-of-way for the Salt Lake City Sewerage and Drainage Canal Dated 12 July 1924 and Recorded September 18, 1924 as Entry No. 519530 in Book 3-V of Liens and Leases, Page 204-205; thence South 36°52'34" East 1196.880 feet more or less; thence South 42°20'00" East 229.560 feet; thence South 22°16'10" East 100.030 feet; thence South 06°33'10" East 103.310 feet; thence South 08°10'00" West 138.530 feet more or less; thence South 29°17'41" West 390.930 feet; thence North 86°13'13" East 829.793 feet more or less; thence along the west bank of the Jordan River for the following thirteen courses: more or less; 1.) North 31°07'24" East 41.872 feet; thence 2.) North 49°54'48" East 148.276 feet; thence 3.) North 03°38'50" East 107.461 feet; thence 4.) North 31°32'22" West 123.743 feet; thence 5.) North 42°13'22" West 510.565 feet; thence 6.) North 29°47'30" West 251.128 feet; thence 7.) North 31°54'01" West 130.802 feet; thence 8.) North 26°39'56" West 264.330 feet; thence 9.) North 12°51'50" West 174.968 feet; thence 10.) North 20°33'11" West 87.084 feet; thence 11.) North 50°03'26" West 84.024 feet; thence 12.) North 70°26'19" West 342.081 feet; thence 13.) North 48°43'40" West 59.160 feet; thence South 89°50'36" West 25.763 feet more or less along an old fence to the point of beginning.

RECORD DESCRIPTION FOR PARCEL 08-09-426-006

Beginning at a point South 89°59'47" West 1320.275 feet along the Section line and North 00°03'34" East 1646.197 feet and North 89°10'38" East 6.858 feet from the Southeast Corner of Section 9, Township 1 North, Range 1 West, Salt Lake Base and Meridian and running; thence North 89°10'38" East 752.083 feet; thence North 86°51'36" East 557.694 feet along an old fenceline; thence North 26°53'59" East 160.146 feet; thence North 86°38'36" East 1008.252 feet; thence along the westerly bank of the Jordan River for the following four courses: 1.) North 01°58'47" West 181.007 feet, 2.) North 03°53'10" East 92.250 feet, 3.) North 12°01'22" East 101.948 feet, 4.) North 25°47'36" East 55.129 feet; thence South 86°13'13" West 1693.776 feet; thence South 89°53'37" West 43.655 feet; thence South 88°42'42" West 702.902 feet; thence South 00°21'47" East 537.956 feet to the point of beginning. Less and excepting: Beginning at a point South 89°59'47" West 1320.275 feet along the Section line and North 00°03'34" East 1646.197 feet and North 89°10'38" East 734.380 feet and North 20.001 feet from the Southeast Corner of Section 9, Township 1 North, Range 1 West, Salt Lake Base and Meridian and running thence South 89°10'38" West 300 feet; thence North 215.796 feet; thence East 299.969 feet; thence South 211.489 feet to the point of beginning.

(Exhibit B follows)

EXHIBIT B
LEGAL DESCRIPTION OF PARCELS—POST DECLARATION

Parcel 1

A parcel of land being all or part of those three (3) entire tracts described in that 1) Special Warranty Deed recorded February 17, 2021 as Entry No. 13569496 in Book 11119, at Page 9265, 2) Special Warranty Deed recorded February 17, 2021 as Entry No. 13569395 in Book 11119, at Page 8420 and; 3) Special Warranty Deed recorded February 17, 2021 as Entry No. 13569391 in Book 11119, at Page 8412 in the Office of said Recorder. Said parcel of land is located in the Southeast Quarter of Section 9, and the Southwest Quarter of Section 10, Township 1 North, Range 1 West, Salt Lake Base and Meridian and is described as follows:

Beginning on an old existing fence described in that Boundary Line Agreement recorded December 7, 2001 as Entry No. 8085326 in Book 8538, at Page 5539 in the Office of said Recorder and shown on that survey plat filed as S2012-04-0126 in the Office of the Salt Lake County Surveyor, which is 925.43 feet N. 00°35'43" E. along a monument line and 209.28 feet West from the Southeast Corner of said Section 9; thence along said old existing fence described in said Boundary Line Agreement the following two (2) courses: 1) N. 89°26'53" W. 355.63 feet; 2) N. 89°34'49" W. 528.90 feet a found red rebar and cap stamped "LS 4265, R.S. Inc."; thence N. 00°19'00" E. 172.96 feet (R=North 00°03'34" East 172.87 feet) to the southerly line of Rudy Subdivision recorded November 19, 1993 as Entry No. 5661457 in Book 93-11 of Plats, at Page 308 in the Office of said Recorder; thence along said Rudy Subdivision the following three (3) courses: 1) N. 89°59'08" E. (R=S 89°41'45" E) 2.02 feet; 2) N. 00°18'54" E. (R=N 0°01'31" E) 221.29 feet; 3) S. 89°44'10" W. (R=S 89°26'54" W) 232.98 feet and extension thereof; thence N. 00°19'00" E. (R=North 00°03'34" East) 326.17 feet; thence N. 89°26'01" E. (R=North 89°10'37" East) 6.89 feet; thence N. 00°06'21" W. (R=North 00°21'47" West) 457.94 feet; thence N. 88°56'56" E. 45.02 feet; thence N. 00°17'45" E. 47.01 feet; thence N. 88°58'08" E. 657.75 feet; thence S. 89°56'51" E. 201.08 feet; thence S. 00°03'09" W. 33.00 feet; thence S. 89°56'51" E. 267.15 feet to the point of tangency with a 300.00 – foot radius curve to the right, concave southwesterly; thence Southeasterly 146.43 feet along the arc of said curve, through a central angle of 27°58'02" (Chord bears S. 75°57'51" E. 144.98 feet); thence S. 61°58'50" E. 74.03 feet; thence S. 30°32'38" W. 146.03 feet to a point of tangency with a 2,271.85 – foot radius curve to the left, concave southeasterly; thence Southwesterly 341.38 feet along the arc of said curve, through a central angle of 08°36'34" (Chord S. 26°14'21" W. 341.06 feet); thence S. 10°24'59" W. 258.08 feet; thence South 455.43 feet to the Point of Beginning.

(Exhibit B legal descriptions continue on following page)

Parcel 2

A parcel of land being part of those four (4) entire tracts described in that 1) Special Warranty Deed recorded February 17, 2021 as Entry No. 13569398 in Book 11119, at Page 8426; 2) Special Warranty Deed recorded February 17, 2021 as Entry No. 13569391 in Book 11119, at Page 8412; 3) Special Warranty Deed recorded February 17, 2021 as Entry No. 13569391 in Book 11119, at Page 8412 and; 4) Special Warranty Deed recorded February 17, 2021 as Entry No. 13569386 in Book 11119, at Page 8401 in the Office of said Recorder. Said parcel of land is located in the Southeast Quarter of Section 9, and the West Half of Section 10, Township 1 North, Range 1 West, Salt Lake Base and Meridian and is described as follows:

Beginning at the intersection of the Section line and an old existing fence described in that Boundary Line Agreement recorded December 7, 2001 as Entry No. 8085325 in Book 8538, at Page 5535 in the Office of the Salt Lake County Recorder, which is 923.76 feet N. 00°35'43" E. along a monument line from the Southeast Corner of said Section 9; thence N. 89°36'36" W. 123.29 feet along said old existing fence described in said Boundary Line Agreement to a found red rebar and cap stamped "LS 4265, R.S. Inc." marking an existing Boundary Line Agreement recorded December 7, 2001 as Entry No. 8085326 in Book 8538, at Page 5539 in the Office of said Recorder and shown on that survey plat filed as S2012-04-0126 in the Office of the Salt Lake County Surveyor; thence N. 89°26'53" W. 85.98 feet along said old existing fence; thence North 455.43 feet; thence N. 10°24'59" E. 258.08 feet to a point of non-tangency with a 2,271.85 – foot radius curve to the right, concave southeasterly (Radius point bears S. 68°03'56" E.); thence Northeasterly 341.38 feet along the arc of said curve, through a central angle of 08°36'34" (Chord bears N. 26°14'21" E. 341.06 feet); thence N. 30°32'38" E. 146.03 feet; thence N. 61°58'50" W. 74.03 feet to a point of tangency with a 300.00 – foot radius curve to the left, concave southwesterly; thence Northwesterly 146.43 feet along the arc of said curve, through a central angle of 27°58'02" (Chord bears N. 75°57'51" W. 144.98 feet); thence N. 89°56'51" W. 267.15 feet; thence N. 00°03'09" E. 33.00 feet; thence N. 89°56'51" W. 201.08 feet; thence S. 88°58'08" W. 657.75 feet; thence S. 00°17'45" W. 47.01 feet; thence S. 88°56'56" W. 45.02 feet; thence N. 00°06'21" W. 80.02 feet; thence N. 88°58'08" E. 702.88 feet; thence S. 89°56'51" E. 468.54 feet to a point of tangency with a 366.00 – foot radius curve to the right, concave southwesterly; thence Southeasterly 178.65 feet along the arc of said curve, through a central angle of 27°58'01" (Chord bears S. 75°57'51" E. 176.88 feet); thence S. 61°58'50" E. 175.56 feet to the centerline of the existing Salt Lake City Sewerage and Drainage Canal; thence along said centerline the following nine (9) courses: 1) N. 31°13'03" E. 114.35 feet; 2) N. 29°49'14" E. 411.22 feet to a point of tangency with a 400.00 – foot radius curve to the left, concave westerly; 2) Northerly 363.80 feet along the arc of said curve, through a central angle of 52°06'36" (Chord bears N. 03°45'56" E. 351.39 feet); 3) N. 22°17'21" W. 37.53 feet; 4) S. 42°57'07" E. 34.29 feet to a point of tangency with a 300.00 – foot radius curve to

(Exhibit B legal descriptions continue on following page)

the left, concave northeasterly; 5) Southeasterly 120.77 feet along the arc of said curve, through a central angle of 23°03'58" (Chord bears S. 54°29'06" E. 119.96 feet); 6) S. 66°01'05" E. 152.52 feet to a point of tangency with a 1,400 – foot radius curve to the left, concave northerly; 7) Easterly 431.86 feet along the arc of said curve, through a central angle of 17°40'27" (Chord bears S. 74°51'18" E. 430.15 feet); 8) S. 83°41'32" E. 76.89 feet to the westerly top bank of the Jordan River; thence along said westerly top bank of Jordan River the following eight (8) courses: 1) S. 31°16'24" E. (R=South 31°32'22" East) 110.71 feet; 2) S. 03°54'16" W. (R=South 03°38'50" West) 107.46 feet; 3) S. 50°02'42" W. (R=South 49°54'48" West) 148.31 feet; 4) S. 31°42'55" W. 42.40 feet (R=South 31°07'24" West 41.87 feet); 5) S. 26°02'20" W. 54.47 feet (R=South 25°47'40" West 55.13 feet); 6) S. 12°16'48" W. 101.95 feet; 7) S. 04°08'36" W. (R=South 03°53'10" West) 92.25 feet; 8) S. 01°43'25" E. (R=South 01°58'35" East) 181.01 feet; thence S. 86°54'02" W. (R=South 86°38'36" West) 9.00 feet to a westerly line of a Jordan River Relocation Easement recorded as Entry No. 1969716 in the Office of said Recorder; thence S. 09°56'43" E. 63.32 feet along said easement to the westerly right-of-way line of Interstate Highway – 215 (UDOT Project No. SP-0067(1)-0); thence along said westerly right-of-way the following three courses: 1) S. 45°15'55" W. (R=S 44°59'20" W) 190.77 feet to an existing iron pipe missing UDOT right-of-way marker; 2) S. 30°50'52" W. (R=S 30°35'01" W) 764.62 feet to an existing UDOT right-of-way marker; 3) S. 20°31'43" W. (R=S 20°31'43" W.) 118.24 feet to a found orange rebar and cap stamped "Richardson Surveying Inc PLS 152050" marking the end of said Boundary Line Agreement recorded December 7, 2001 as Entry No. 8085325 in the Office of said Recorder and shown on that survey plat filed as S2009-08-0363 in the Office of the Salt Lake County Surveyor; thence N. 89°36'36" W. 507.90 feet along said old existing fence described in said Boundary Line Agreement to the **Point of Beginning**.

(Exhibit B legal descriptions continue on following page)

Parcel 3

A parcel of land being part of two (2) entire tract of land described in that Special Warranty Deed recorded February 17, 2021 as Entry No. 13569386 in Book 11119, at Page 8401 and that Special Warranty Deed recorded February 17, 2021 as Entry No. 13569395 in Book 11119, at Page 8420 in the Office of said Recorder. Said parcel of land is located in the East Half of Section 9, and the West Half of Section 10, Township 1 North, Range 1 West, Salt Lake Base and Meridian and is described as follows:

Beginning at a southwesterly corner of said entire tract, which is 2202.81 feet N. 00°35'43" E. along a monument line and 625.38 feet West from the Southeast Corner of said Section 9; thence N. 00°16'28" W. 609.34 feet (R=North 00°31'54" West) to the South boundary line of that parcel of land described in that Warranty Deed recorded February 3, 1982 as Entry No. 3645004 in the Office of said Recorder; thence S. 89°44'31" E. (R=East) 45.06 feet along said South boundary line; thence N. 00°14'43" E. (R=North) 950.98 feet along the East boundary of said parcel and extension thereof to an interior corner of said entire tract; thence S. 89°44'34" E. (R=East) 377.87 feet along a North boundary line of said entire tract to the centerline of the existing Salt Lake City Sewerage and Drainage Canal; along said centerline of the existing Salt Lake City Sewerage and Drainage Canal the following six (6) courses: 1) S. 36°37'07" E. (R=South 36°52'34" East) 825.44 feet; 2) S. 39°46'12" E. 236.48 feet; 3) S. 22°17'21" E. 37.53 feet to a point of tangency with a 400.00 – foot radius curve to the right, concave westerly; 4) Southerly 363.80 feet along the arc of said curve, through a central angle of 52°06'36" (Chord bears S. 03°45'56" W. 351.39 feet); 5) S. 29°49'14" W. 411.22 feet; 6) S. 31°13'03" W. 114.35 feet; thence N. 61°58'50" W. 175.56 feet to a point of tangency with a 366.00 – foot radius curve to the left, concave southwesterly; thence Northwesterly 178.65 feet along the arc of said curve, through a central angle of 27°58'01" (Chord bears N. 75°57'51" W. 176.88 feet); thence N. 89°56'51" W. 468.54 feet to the Point of Beginning.

(Exhibit B legal descriptions continue on following page)

Parcel 4

A parcel of land being all or part of two (2) entire tract of land described in that Special Warranty Deed recorded February 17, 2021 as Entry No. 13569386 in Book 11119, at Page 8401 and that Special Warranty Deed recorded February 17, 2021 as Entry No. 13569398 in Book 11119, at Page 8426 in the Office of said Recorder. Said parcel of land is located in the Northeast Quarter of Section 9, and the West Half of Section 10, Township 1 North, Range 1 West, Salt Lake Base and Meridian and is described as follows:

Beginning at a northeasterly corner of said entire tract marked by a yellow rebar and cap stamped "R.S. INC. L.S. 4265", which is 4,058.68 feet N. 00°35'43" E. along a monument line and 18.22 feet S. 89°53'58" E. from the Southeast Corner of said Section 9; thence along the westerly top bank of Jordan River the following fifteen (15) courses: 1) S. 48°37'42" E. 59.23 feet (R=South 48°43'40" East 59.16 feet); 2) S. 64°32'57" E. (R=South 64°48'23" East) 95.88 feet; 3) S. 72°21'58" E. (R=South 72°37'24" East) 246.84 feet; 4) S. 49°47'11" E. 84.18 feet (R=South 50°03'26" East 84.02); 5) S. 20°19'02" E. (R=South 20°33'11" East) 87.06 feet; 6) S. 12°36'24" E. (South 12°51'50" East) 174.97 feet; 7) S. 22°32'11" E. (R=South 22°47'37" East) 127.61 feet; 8) S. 29°57'36" E. (R=South 30°15'51" East) 137.25 feet; 9) S. 31°45'40" E. 130.69 feet (R=South 31°54'01" East 130.80 feet); 10) S. 29°32'12" E. 251.17 feet (R=South 29°47'30" East 251.13 feet); 11) S. 33°43'45" E. 151.74 feet (R=South 34°08'23" East 151.81 feet); 12) S. 48°18'43" E. (R=South 48°34'09" East) 121.95 feet; 13) S. 86°49'29" E. (R=South 87°04'55" East) 11.15 feet; 14) S. 41°57'34" E. 231.38 feet (R=South 42°13'22" East 231.15 feet); 15) S. 31°16'24" E. (R=South 42°13'22" East) 12.80 feet to a southeasterly extension of the centerline of the existing Salt Lake City Sewerage and Drainage Canal; thence along said centerline of existing Salt Lake City Sewerage and Drainage Canal the following seven (7) courses: 1) N. 83°41'32" W. 76.89 feet to a point of tangency with a 1400.00 – foot radius curve to the right, concave Northerly; 2) Westerly 431.86 feet along the arc of said curve, through a central angle of 17°40'27" (Chord bears N. 74°51'18" W. 430.15 feet); 3) N. 66°01'05" W. 152.52 feet to a point of tangency with a 300.00 – foot radius curve to the right, concave northeasterly; 4) Northwesterly 120.77 feet along the arc of said curve, through a central angle of 23°03'58" (Chord bears N. 54°29'06" W. 119.96 feet); 5) N. 42°57'07" W. 34.29 feet; 6) N. 39°46'12" W. 236.48 feet; 7) N. 36°37'07" W. (R=North 36°52'34" W.) 1196.89 feet to the northerly boundary line of said entire tract; thence S. 89°53'58" E. (R=North 89°50'36" East) 460.37 feet to and along an existing fence to the **Point of Beginning**.