

LEGAL DESCRIPTION
OF CONTIGUOUS ANNEXATION MAP OF
LANDS OF PHOUVANG SYVONGSA
THE OAKS AT LYON'S FARM
BDG 1300013
PIN 0727-03-24-0157
PID #150787
817 Scott King Road,
Durham, N.C., 27713

ALL THAT CERTAIN Tract or Parcel of Land Situated in the Township of Triangle, in the County of Durham and in the State of North Carolina, being more particularly described as follows:

Beginning at a point in the curved northerly right of way of Scott King Road (NCSR 1103), an existing variable width public right of way; said point being the southeastern corner of the Lands of MKG, LLC as described in Durham County Registry, DB 6881, PG 550 (PIN 0727-03-14-6281) and said property corner having North Carolina Grid Coordinates of North 773,577.7448 and East 2,021,947.9861 (1983 NAD); thence, from said point of beginning, and leaving the northerly right of way line of Scott King Road and along the easterly boundary line of said MKG, LLC the following six (6) courses, (1) N 25deg. 58' 32" W, 225.78 feet to a point; thence, (2) N 05deg. 34' 21" W, 110.36 feet to a point; thence, (3) N 18deg. 53' 09"E, 317.38 feet to a point; thence, (4) N 11deg. 12' 03"W, 197.25 feet. to a point; thence (5) N 01deg. 30' 05" W, 271.29 feet to a point; thence, (6) N 04deg. 26' 29" W, 157.72 feet. to a point in the southerly line of the lands now of formerly Mary L. Baker as described in the Durham County Registry, DB 1892, PG. 248 (PIN 0727-03-14-9819), said point being an existing iron rebar with a cap; thence, along said southerly line of Barker, and continuing along the southerly lines of lands now of formerly Leigh T. Haydon, as described in Durham County Registry, DB 7055, PG 468 (PIN 0727-03-24-0809), the lands now of formerly Micah J. Sickel, as described in Durham County Registry DB 4252, PG 184 (PIN 0727-03-24-1809) and the lands now of formerly Mauricio R. Aujero, Jr., as described in Durham County Registry, DB 1539, PG 117 (PIN 0727-03-24-2809), S 89deg. 17' 03" E, 322.58 feet to a point, being where the southerly line of said Aujero is intersected being the westerly line of the lands now of formerly of Lyons Farm Homeowners Association as described in Durham County Registry DB 4194, PG 164 (PIN 0727-03-24-2781, PIN 0727-03-24-2057 & PIN 0727-03-24-2057), said point also being marked by an existing iron pipe; thence, along said westerly line of Lyons Farm Homeowners Association and also along the westerly terminus on Silk Tree Lane, an existing 50 foot public right of way, as illustrated in Durham County Registry, PB 158, PG 241 and the westerly line of the lands now or formerly Herbert L. Bulter, as described in Durham County Registry, DB 3500, PG 475 (PIN 0727-03-23-3785), S 01deg. 59' 45"E, 1,231.04 feet to a point in the northerly right of way line of the

aforementioned Scott King Road (NCSR 1103); thence, along said northerly line of Scott King Road, S 89deg. 32' 17" E, 166.22 feet to a point of curvature in the same; thence, still along said Scott King Road, on a curve to the right having a radius of 5,317.55 feet, an arc length of 134.70 feet, a delta of 01deg. 27' 05" and a chord bearing and distance of N 89deg. 44' 10" W, 134.70 feet to the POINT AND PLACE OF BEGINNING.

SAID ABOVE DESCRIBED tract of land containing within said bounds 410,938 S.F. or 9.434 Acres of land.

For further description see map entitled "Contiguous Annexation Map of The Lands of Phouvang Syvongsa" prepared by S.D. Puckett & Associates P.C., said map dated April, 25, 2013, and recorded in the Office of the Register of Deeds of Durham County in Plat Book _____, Page_____.