

LEGAL DESCRIPTION

All of that tract or parcel of land lying and being in Land Lot 150, 17th District, Fulton County, City of Atlanta, Georgia and being more particularly described as follows:

BEGINNING at a ½" rebar found at the right-of-way intersection of the easterly right-of-way line of Howell Mill Road (having an apparent 50 foot right-of-way) with the northerly right-of-way line of Edgehill Avenue (having an apparent 40 foot right-of-way), thence running along said easterly right-of-way line of Howell Mill Road, North 16°20'54" West, a distance of 106.70 feet to a mag nail placed; thence North 14°27'23" West, a distance of 100.04 feet to a mag nail placed; thence leaving said right-of-way line of Howell Mill Road and running along the south and east property line of property now of formerly owned by Gloria A. Carlisle the following metes and bounds; South 88°44'28" East, a distance of 123.32 feet to a mag nail placed; North 00°18'17" West, a distance of 15.32 feet to a mag nail placed; North 88°08'02" East, a distance of 45.00 feet to a mag nail placed; thence running along the west property line of property now or formerly owned by The Atlanta Humans Society and Society for the Prevention of Cruelty to Animals, South 01°41'16" East, a distance of 180.00 feet to a mag nail placed on the northerly right-of-way line of Edgehill Avenue; thence running along said right-of-way line of Edgehill Avenue, South 74°15'00" West, a distance of 123.10 feet to a ½" rebar found and the **POINT OF BEGINNING**.

The above described property contains 0.627 acres (27,316 sq. ft.) as depicted on that ALTA/NSPS Land Title and Topographic Survey prepared by Metro Engineering and Surveying Company, Inc. of McDonough, Georgia, last revised 10-07-18. (Job No. 14442)

Also described as:

All that tract or parcel of land lying and being in Land Lot 150 of the 17th District of Fulton County, Georgia, **BEGINNING** at the point of intersection marked by a 1/2" rebar found on the northeasterly right-of-way line of Howell Mill Road (50' R/W) and the northwesterly right-of-way of Edgehill Avenue (40' R/W); thence North 75 degrees 30 minutes 25 seconds East along the right-of-way of Edgehill Avenue (40' R/W) a distance of 123.10', to a nail set; thence North 00 degrees 25 minutes 41 seconds West leaving said right-of-way a distance of 180.00' to a 1/2" rebar set; thence South 89 degrees 23 minutes 37 seconds West a distance of 45.00' to a 1/2" rebar set; thence South 00 degrees 57 minutes 18 seconds West a distance of 15.32' to a nail set; thence North 87 degrees 28 minutes 53 seconds West a distance of 123.32' to a nail set; thence South 13 degrees 11 minutes 48 seconds East a distance of 100.04' to a nail set; thence South 15 degrees 05 minutes 11 seconds East a distance of 106.71' to a 1/2" rebar found; which is the point of beginning, being 27,316.0 square feet, 0.63 acres as shown on that plat of survey prepared by Georgia Land Surveying Co., Inc., by Josh L. Lewis, III, GA R.L.S. No. 1751, dated November 16,2004.