

LAND DESCRIPTION FOR SUBJECT TRACT(S) / SURVEY LIMITS

A part of the Southeast Quarter of Section 26, Township 15 North, Range 01 East, Guilford Township, Hendricks County, Indiana and being part of the 3.150 acre Outlot 1 in the Meijer Subdivision – Outlot 1 Secondary Plat per Instrument Number 201522519 as recorded in the Office of the Recorder of Hendricks County, Indiana and as shown on the survey plat of an ALTA/NSPS Land Title Survey as certified by Nickolas M. Schmitt, P.S. No. LS21200004 (Fritz Engineering Services, LLC) project number 2310004 – (all references to monuments and courses herein are as shown on said plat of survey) and more particularly described as follows:

Beginning at the northeast corner of said Outlot 1 being marked by a 5/8 inch diameter rebar with cap stamped "Main Street Firm 0034" (hereon referred to as Main Street capped rebar); thence South 01 degrees 22 minutes 38 seconds East on and along the east plat line of said Meijer Subdivision Outlot 1 Secondary plat (with the basis of bearing being NAD83 Indiana State Plane West Zone) 130.97 feet to a 5/8 inch diameter rebar with cap stamped "Fritz Eng. Boundary Firm 0152" set this survey (hereon referred to as Fritz capped rebar); thence South 88 degrees 37 minutes 22 seconds West 119.33 feet to a Fritz capped rebar; thence South 69 degrees 34 minutes 29 seconds West 130.65 feet to a Fritz capped rebar; thence South 89 degrees 03 minutes 20 seconds West 35.23 feet to a Fritz capped rebar; thence North 37 degrees 21 minutes 41 seconds West 15.39 feet to a Fritz capped rebar; thence South 88 degrees 52 minutes 21 seconds West 47.92 feet to a west exterior plat line of said Meijer Subdivision – Outlot 1 Secondary Plat as marked by a Fritz capped rebar, with the next seven (7) courses being on and along said plat lines of said Meijer Subdivision – Outlot 1 and as marked at each corner with a Main Street capped rebar; (1) thence North 01 degree 07 minutes 39 seconds West 84.26 feet to a curve to the right; (2) thence northerly 89.26 feet along said curve having a radius of 142.00 feet and subtended by a long chord bearing North 16 degrees 52 minutes 49 seconds East 87.80 feet; (3) thence North 34 degrees 53 minutes 17 seconds East 65.33 feet to a non-tangent curve to the right; (4) thence easterly 40.73 feet along said curve having a radius of 45.50 feet and subtended by a long chord bearing South 80 degrees 45 minutes 09 seconds East 39.38 feet; (5) thence South 55 degrees 06 minutes 43 seconds East 13.16 feet to a curve to the left; (6) thence easterly 137.69 feet along said curve having a radius of 223.00 feet and subtended by a long chord bearing South 72 degrees 47 minutes 59 seconds East 135.51 feet; (7) thence North 89 degrees 30 minutes 45 seconds East 90.75 feet to the Point of Beginning and containing 1.270 acres (55,323 square feet), more or less.