


STATE OF ALABAMA)

COUNTY OF SHELBY)


20160208000038960 1/8 \$35.00
Shelby Cnty Judge of Probate, AL
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SURVEYOR'S AFFIDAVIT

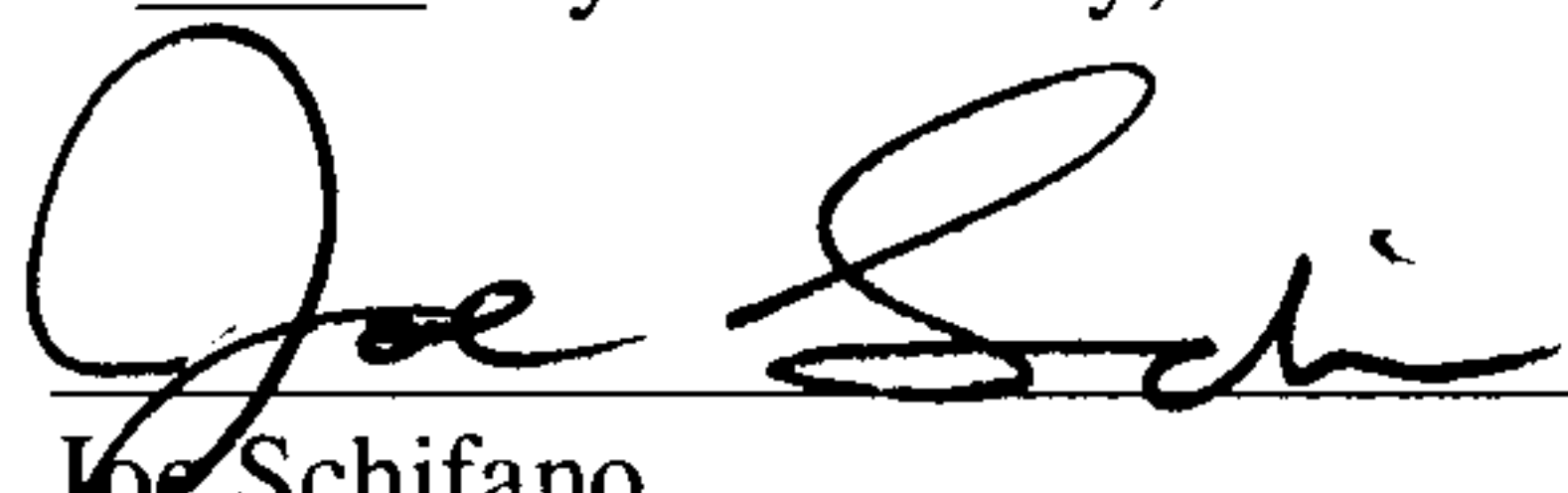
Before me, the undersigned, personally appeared Joe Schifano, who being duly sworn hereby deposes and says as follows:

1. My name is Joe Schifano, and I am a licensed surveyor employed by Engineering Design Group, LLC, in Pelham, Alabama. On or about December 27, 2013, I finalized that certain Land Trust Legal (the "**EDG Legal Description**").
2. The legal description contained in the EDG Legal Description was attached as Exhibit A to that certain Deed of Conservation Easement, dated December 30, 2013, executed by Two Mountains, LLC, an Alabama limited liability company, to and for the benefit of Pelican Coast Conservancy, LLC, an Alabama limited liability company, by and through its sole member, the Atlantic Coast Conservancy, Inc., a nonprofit Georgia corporation, as recorded in instrument 1230000496720, in the Office of the Judge of Probate of Shelby County, Alabama (the "**Conservation Easement**").
3. The legal description attached as Exhibit A to the Conservation Easement contained some errors.
4. The correct legal description of the property to be covered by the Conservation Easement is attached hereto as Exhibit A.

The purpose of this Affidavit is to correct the legal description for the Conservation Easement.

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Witness my hand and seal this the 4TH day of ~~January~~ ^{FEB}, 2016.

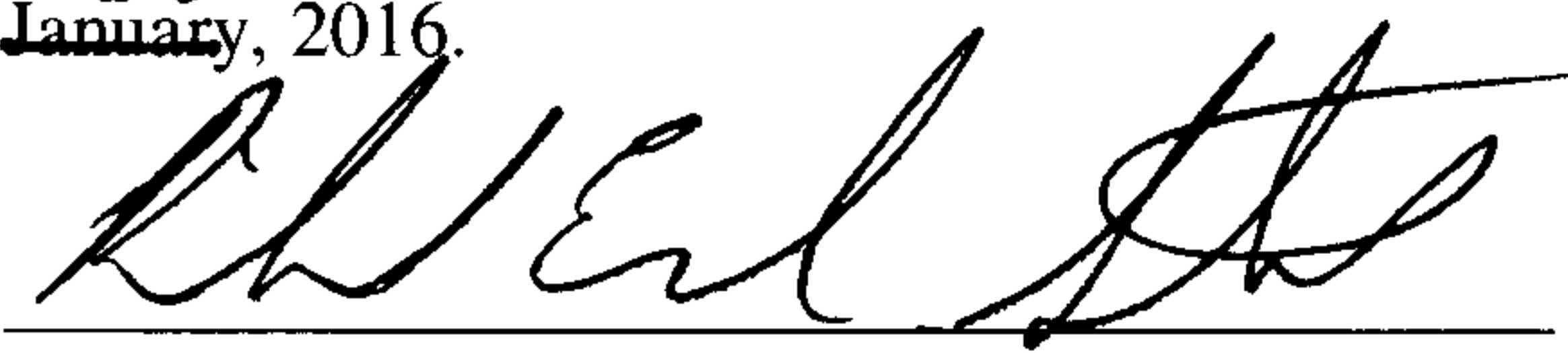

Joe Schifano

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Joe Schifano, whose name is signed to the foregoing Surveyor's Affidavit, and who is known to me, acknowledged before me on this date, that being informed of the contents of the affidavit, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 4TH day of ~~January~~ ^{FEB}, 2016.

(SEAL)


Notary Public
My Commission Expires: 2-7-18



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EXHIBIT A

CORRECTED LEGAL DESCRIPTION FOR TWO MOUNTAINS, LLC

Land Trust Legal

A parcel of land located in the Southwest ¼ of the Southwest ¼ of Section 32, the Southeast ¼ of the Southeast ¼ of Section 31, Township 19 South, Range 1 West; the Northeast ¼, the Northwest ¼ and the Southwest ¼ of Section 6, Township 20 South, Range 1 West; the Southeast ¼ and the Southeast ¼ of the Southwest ¼ of Section 1, the Northern ½ of the Northeast ¼ and the Northeast ¼ of the Northwest ¼ of Section 12 Township 20 South, Range 2 West, Shelby County, Alabama being more particularly described as follows:

BEGIN at a Hickory Knot at the NE corner of the Northwest ¼ of the Southwest ¼ of Section 6, Township 20 South, Range 1 West in Shelby County, Alabama; thence S 0°16'50"W along the east line of said 1/4-1/4 section a distance of 1344.49 feet to a rebar capped EDG at the SE corner of said 1/4-1/4; thence N 89°33'25" W leaving the east line of said 1/4-1/4 section and along the south line of said 1/4-1/4 section a distance of 55.08 feet to a rebar capped EDG; thence S 57°21'47" W leaving the south line of said 1/4-1/4 section a distance of 1506.21 feet to a rebar capped EDG; thence S 51°19'29" W a distance of 516.40 feet to a rebar capped EDG; thence S 0°16'50" W parallel to the east line of Section 1, Township 20 South, Range 2 West a distance of 96.00 feet to a rebar capped EDG on the northern right-of-way of Shelby County Highway 36; thence S 84°42'35" W along said right-of-way a distance of 355.26 feet to a concrete monument ; thence N 2°06'32" W along said right-of-way a distance of 10.64 feet to a concrete monument; thence S 84°47'28" W along said right-of-way a distance of 463.37 feet to a point; thence N 5°12'32" W, leaving said right-of-way, a distance of 160.00 feet to a point; thence S 81°36'42" W a distance of 140.22 feet to a point; thence S 5°12'32" E a distance of 152.22 feet to a point on the northern right-of-way of Shelby County Highway 36; thence S 84°47'28" W, along said right of way for a distance of 197.08 feet to a concrete monument; thence N 6°56'45" W along said right-of-way a distance of 9.55 feet to a concrete monument; thence S 84°48'27" W along said right-of-way a distance of 600.00 feet to a rebar capped EDG; thence S 5°11'33" E along said right-of-way a distance of 10.00 feet to a rebar capped EDG; thence S 84°48'27" W along said right-of-way a distance of 484.20' feet to a cross on a rock; thence S 5°11'33" E along said right-of-way a distance of 10.00 feet to a rebar capped EDG on a curve to the right having a radius of 1105.96 feet and a central angle of 43°15'34", said curve subtended by a chord bearing N 73°33'46" W and a chord distance of 815.33 feet; thence along the arc of said curve and along said right-of-way a distance of 835.02 feet to a rebar capped EDG; thence N 38°04'01" E along said right-of-way a distance of 10.00 feet to a concrete monument, said monument lying on the future right of way of Two Mountains Parkway; thence along said right future right of way and an arc 49.98 feet to the right, said arc having a radius of 62.80 feet, the chord of which bears N 60°51'57" E for a distance of 48.67 feet to a point; thence N 83°39'53" E a distance of 114.09 feet to a point; thence along an arc 130.47 feet to

the right, said arc having a radius of 1696.78 feet, the chord of which bears N 85°52'03" E for a distance of 130.44 feet to a point of reverse curve; thence along an arc 99.87 feet to the left, said curve having a radius of 603.23 feet, the chord of which bears N 83°19'38" E for a distance of 99.76 feet to a point of reverse curve; thence along an arc 195.64 feet to the right, said curve having a radius of 969.36 feet, the chord of which bears N 84°21'57" E for a distance of 195.31 feet to a point of reverse curve; thence along an arc 135.67 feet to the left, said arc having a radius of 279.14 feet, the chord of which bears N 76°13'26" E for a distance of 134.34 feet to a point of compound curve; thence along an arc 219.74 feet to the left, said curve having a radius of 674.54 feet, the chord of which bears N 52°58'03" E for a distance of 218.77 feet to a point of reverse curve; thence along an arc 479.34 feet to the right, said arc having a radius of 1030.73 feet, the chord of which bears N 56°57'27" E for a distance of 475.04 feet to a point of reverse curve; thence along an arc 62.38 feet to the left, said arc having a radius of 50.00 feet, the chord of which bears N 34°32'30" E for a distance of 58.41 feet to a point of reverse curve; thence along an arc 145.13 feet to the right, said arc having a radius of 120.24 feet, the chord of which bears N 33°22'54" E for a distance of 136.48 feet to a point of reverse curve; thence along an arc 142.80 feet to the left, said arc having a radius of 300.00 feet, the chord of which bears N 54°19'25" E for a distance of 141.46 feet to a point of tangency; thence N 40°41'13" E a distance of 233.50 feet to a point; thence N 37°20'24" W, leaving said future right of way, a distance of 180.88 feet to a point; thence N 53°50'17" E a distance of 200.04 feet to a point; thence S 37°20'24" E a distance of 182.96 feet to a point lying on the future right-of-way of Two Mountains Parkway; thence along said future right of way and along an arc 62.89 feet to the right, said arc having a radius of 254.85 feet, the chord of which bears N 66°20'31" E for a distance of 62.73 feet to a point of tangency, thence N 73°24'40" E a distance of 153.13 feet to a point of curve; thence along an arc 80.12 feet to the left, said arc having a radius of 120.00 feet, the chord of which bears N 54°17'01" E for a distance of 78.64 feet to a point of compound curve; thence along an arc 210.25 feet to the left, said arc having a radius of 567.62 feet, the chord of which bears N 24°32'41" E for a distance of 209.05 feet to point of reverse curve; thence along an arc 217.38 feet to the right, said arc having a radius of 210.00 feet, the chord of which bears N 43°35'19" E for a distance of 207.81 feet to a point of reverse curve; thence along an arc 354.46 feet to the left, said arc having a radius of 563.83 feet, the chord of which bears N 55°14'02" E for a distance of 348.65 feet to a point of reverse curve; thence along an arc 435.20 feet to the right, said arc having a radius of 2000.00 feet, the chord of which bears N 43°27'28" E for a distance of 434.34 feet to a point of tangency; thence N 49°41'29" E a distance of 452.01 feet to a point of curve and a point lying on the future right of way of Lindsay Lane; thence, leaving future Two Mountains Parkway right-of-way, along future Lindsay Lane right of way and along an arc 37.64 feet to the left, said arc having a radius of 786.28 feet, the chord of which bears N 68°52'32" E for a distance of 37.64 feet to a point of curve of a non-tangent curve; thence along an arc 2.39 feet to the right, said arc having a radius of 1703.82 feet, the chord of which bears N 55°36'05" E for a distance of 2.39 feet to a point, said point lying on an extension of future Forest Hill Pass right-of-way; thence leaving future Lindsay Lane right-of-way, along an extension of future forest Hill Pass right-of-way and along an

arc 130.20 feet to the right, said arc having a radius of 1625.96 feet, the chord of which bears N 80°16'01" E for a distance of 130.17 feet to a point lying on the future right-of-way of Lindsay Lane; thence leaving the extension of future Forest Hill Pass right-of-way, along future Lindsay Lane right-of-way and along an arc 63.83 feet to the right, said arc having a radius of 1653.82 feet, the chord of which bears N 60°51'01" E for a distance of 63.83 feet to a point of reverse curve; thence along an arc 582.14 feet to the left, said arc having a radius of 642.00 feet, the chord of which bears N 35°58'45" E for a distance of 562.40 feet to a point of reverse curve; thence along an arc 84.32 feet to the right, said arc having a radius of 182.68 feet, the chord of which bears N 23°13'32" E for a distance of 83.58 feet to a point; thence S 38°15'32" E, leaving said future right-of-way a distance of 268.57 feet to a point; thence N 51°44'28" E a distance of 1900.00 feet to a point; thence N 57°17'10" E a distance of 1770.18 feet to a point; thence N 46°39'13" E a distance of 216.18 feet to a point; thence N 46°22'53" E a distance of 216.30 feet to a point; thence N 49°01'43" E a distance of 215.43 feet to a point; thence N 52°06'37" E a distance of 215.01 feet to a point; thence N 52°39'16" E a distance of 215.00 feet to a point; thence N 52°39'16" E a distance of 215.00 feet to a point; thence N 52°39'16" E a distance of 1145.87 feet to a point, said point lying on the future right of way of Valley Pass; thence along said future right-of-way along an arc 92.87 feet to the left, said arc having a radius of 82.11 feet, the chord of which bears S 15°32'26" E for a distance of 88.00 feet to a point of tangency; thence S 47°56'31" E a distance of 142.22 feet to a point of curve; thence along an arc 27.62 feet to the right, said arc having a radius of 65.31 feet, the chord of which bears S 35°49'34" E for a distance of 27.42 feet to a point; thence S 55°55'22" W, leaving said future right-of-way, a distance of 220.74 feet to a point; thence S 42°36'09" W a distance of 251.80 feet to a point; thence S 49°36'15" W a distance of 250.00 feet to a point; thence S 52°39'14" W a distance of 250.39 feet to a point; thence S 50°18'46" W a distance of 250.03 feet to a point; thence S 47°55'25" W a distance of 250.09 feet to a point; thence S 46°12'39" W a distance of 108.42 feet to a point; thence S 51°17'25" W a distance of 141.83 feet to a point; thence S 53°50'25" W a distance of 250.73 feet to a point; thence S 57°39'49" W a distance of 252.59 feet to a point; thence S 52°39'16" W a distance of 209.37 feet to a point; thence S 37°20'44" E a distance of 180.04 feet to a point lying on the future right of way of Emily Court; thence along said future right-of-way and along an arc 95.65 feet to the left, said arc having a radius of 311.67 feet, the chord of which bears N 70°48'43" E for a distance of 95.27 feet to a point of compound curve; thence along an arc 132.95 feet to the left, said arc having a radius of 2944.78 feet, the chord of which bears N 60°43'36" E for a distance of 132.94 feet to a point; thence S 40°32'52" E, leaving said future right-of-way of Emily Court, a distance of 224.93 feet to the future right-of-way of High Mountain Pass; thence along said future right of way and along an arc 277.04 feet to the left, said arc having a radius of 2041.81 feet, the chord of which bears N 67°59'52" E for a distance of 276.82 feet to a point of reverse curve; thence along an arc 155.93 feet to the right, said arc having a radius of 500.00 feet, the chord of which bears N 73°02'41" E for a distance of 155.30 feet to a point of reverse curve; thence along an arc 139.83 feet to the left, said arc having a radius of 843.02 feet, the chord of which bears N 77°13'38" E for a distance of 139.67 feet to a point; thence S 17°31'28" E, leaving said future right of way, a distance of

50.00 feet to a point; thence S 53°45'04" E a distance of 50.00 feet to a point on the future right-of-way of High Mountain Drive; thence along said future right of way and along an arc 76.91 feet to the left, said arc having a radius of 552.44 feet, the chord of which bears S 32°15'38" W for a distance of 76.85 feet to a point of reverse curve; thence along an arc 14.26 feet to the right, said arc having a radius of 186.53 feet, the chord of which bears S 30°27'45" W for a distance of 14.26 feet to a point; thence S 40°45'59" E, leaving said future right-of-way a distance of 392.58 feet to a point lying on the western boundary of a parcel of land described in instrument number 20000814000277571 in the Office of the Judge of Probate in Shelby County, Alabama; thence S 49°33'35" W along the western boundary of said parcel a distance of 907.63 to a rebar capped EDG; thence S 43°26'22" W along the western line of said parcel a distance of 119.85 feet to a rebar capped EDG; thence S 62°51'29" W along the western line of said parcel a distance of 101.59 feet to a rebar capped EDG; thence S 50°00'55" W along the western line of said parcel a distance of 59.08 feet to a rebar capped EDG; thence S 13°56'39" W along the western line of said parcel a distance of 75.95 feet to a rebar capped EDG; thence S 12°20'15" E along the western line of said parcel a distance of 75.78 feet to a rebar capped EDG; thence S 49°33'35" W along the western line of said parcel a distance of 100.82 feet to a rebar capped EDG; thence N 74°51'58" W along the western line of said parcel a distance of 206.10 feet to a rebar capped EDG; thence S 58°30'21" W along the western line of said parcel a distance of 509.54 feet to a rebar capped EDG; thence S 49°46'37" W along the western line of said parcel a distance of 576.79 feet to a rebar capped EDG on the south line of the SW ¼ of the NE ¼ of Section 6, Township 20 South, Range 1 West; thence N 88°33'12" W along the south line of said 1/4-1/4 section and leaving said parcel a distance of 269.84 feet to a 1" open pipe in a rock pile at the SE corner of the SE ¼ of the NW ¼ of Section 6, Township 20 South, Range 1 West; thence S 88°13'14" W along the south line of said 1/4-1/4 section a distance of 1328.91 feet to the POINT OF BEGINNING.

The above described parcel contains ± 268.09 acres

Less & Except

Commence at a hickory knot being the NE Corner of the Northwest ¼ of the Southwest ¼ of Section 6, Township 20 South, Range 1 West; thence S 00°16'51" W a distance of 385.51 feet to a point; thence N 89°43' 09" W a distance of 52.60 feet to the POINT OF BEGINNING; thence S 52°51'27" W a distance of 1340.25 feet to a point; thence S 56°21'25" W a distance of 1286.34 feet to a point; thence S 51°44'28" W a distance of 1140.00 feet to a point; thence N 38°15'32" W a distance of 273.21 feet to a non-tangent point of curve; thence along an arc 324.52 feet to the right, said arc having a radius of 2718.19 feet, the chord of which bears S 54°38'35" W for a distance of 324.33 feet to a point of compound curve; thence along an arc 116.75 feet to the right, said arc having a radius of 42.50 feet, the chord of which bears N 43°14'33" W for a distance of 83.35 feet to a point of compound curve; thence along an arc 88.41 feet to the right, said arc having a radius of 221.12 feet, the chord of which bears N 46°54'19" E for a distance of 87.82 feet to point; thence N 58°21'33" E a distance of 22.13 feet to a point; thence N 33°56'49" W a

distance of 97.00 feet to a point; thence N 34°42'26" W a distance of 195.25 feet to a point, said point lying on the future right-of-way of Two Mountains Parkway; thence along said future right-of-way and along an arc 305.18 feet to the right, said arc having a radius of 970.73 feet, the chord of which bears N 64°17'57" E for a distance of 303.92 feet to a point of intersection with future Drucker Station right-of-way; thence S 36°55'23" E, leaving future right-of-way of Two Mountains Parkway and along future right-of-way of Drucker Station a distance of 327.74 feet to the intersection with future Thompson Mill Lane right-of-way; thence leaving future Drucker Station right of way and along future Thompson Mill lane right-of-way and along an arc 340.46 feet to the left, said arc having a radius of 2718.19 feet, the chord of which bears N 45°48'20" E for a distance of 340.24 feet to a point of reverse curve; thence along an arc 198.90 feet to the right, said arc having a radius of 600.00 feet, the chord of which bears N 51°42'51" E for a distance of 197.99 feet to a point of reverse curve; thence along an arc 152.27 feet to the left, said arc having a radius of 747.77 feet, the chord of which bears N 55°22'38" E for a distance of 152.01 feet to a point of tangency; thence N 49°32'37" E a distance of 161.52 feet to a point of curve; thence along an arc 107.40 feet to the right, said arc having a radius of 629.22 feet, the chord of which bears N 54°26'00" E for a distance of 107.27 feet to a point of reverse curve; thence along an arc 117.34 feet to the left, said arc having a radius of 175.00 feet, the chord of which bears N 40°06'54" E for a distance of 115.15 feet to a point of reverse curve; thence along an arc 77.35 feet to the right, said arc having a radius of 147.00 feet, the chord of which bears N 35°58'49" E for a distance of 76.46 feet to a point of compound curve; thence along an arc 404.05 feet to the right, said arc having a radius of 1834.99 feet, the chord of which bears N 57°21'42" E for a distance of 403.23 feet to a point of reverse curve; thence along an arc 170.97 feet to the left, said arc having a radius of 260.00 feet, the chord of which bears N 44°49'55" E for a distance of 167.90 feet to a point of reverse curve; thence along an arc 72.38 feet to the right, said arc having a radius of 159.85 feet, the chord of which bears N 38°57'53" E for a distance of 71.76 feet to a point of tangency; thence N 51°56'07" E a distance of 285.43 feet to a point of curve; thence along an arc 19.37 feet to the right, said arc having a radius of 75.00 feet, the chord of which bears N 59°19'59" E for a distance of 19.31 feet to a point of reverse curve; thence along an arc 251.16 feet to the left, said arc having a radius of 480.00 feet, the chord of which bears N 51°44'28" E for a distance of 248.30 feet to a point of reverse curve; thence along an arc 19.62 feet to the right, said arc having a radius of 75.00 feet, the chord of which bears N 44°14'46" E for a distance of 19.57 feet to a point of tangency; thence N 51°44'28" E a distance of 1297.68 feet to a point; thence N 66°56'19" E a distance of 34.69 feet to a point; thence S 37°08'33" E, leaving said future right-of-way of Thompson Mill Lane a distance of 462.37 feet to the POINT OF BEGINNING.

The above described parcel contains ± 36.15 acres


Also Less & Except



Commence at a hickory knot being the NE Corner of the Northwest ¼ of the Southwest ¼ of Section 6, Township 20 South, Range 1 West; thence N 88°13'14" E a distance of 461.35 feet to a point; thence N 01°46'46" W a distance of 260.39 feet to the POINT OF BEGINNING; thence N 37°17'53" W a distance of 270.69 feet to a point lying on the future right-of-way of Ethan Trail; thence along the future right of way of Ethan Trail and along an arc 554.62 feet to the right, said arc having a radius of 1883.81 feet, the chord of which bears N 56°53'59" E for a distance of 552.61 feet to a point of reverse curve; thence along an arc 697.72 feet to the left, said arc having a radius of 1875.00 feet, the chord of which bears N 54°40'25" E for a distance of 693.70 feet to a point of reverse curve; thence along an arc 591.03 feet to the right, said arc having a radius of 1693.19 feet, the chord of which bears N 54°00'47" E for a distance of 588.03 feet to a point of reverse curve; thence along an arc 170.69 feet to the left, said arc having a radius of 1175.00 feet, the chord of which bears N 59°51'05" E for a distance of 170.54 feet to a point; thence S 37°00'31" E, leaving the future right-of-way of Ethan Trail a distance of 299.30 feet to a point; thence S 52°42'07" W a distance of 1500.92 feet to a point of curve of a non-tangent curve; thence along an arc 24.93 feet to the left, said arc having a radius of 100.89 feet, the chord of which bears S 68°30'22" W for a distance of 24.87 feet to a point of reverse curve; thence along an arc 491.05 feet to the right, said arc having a radius of 2538.50 feet, the chord of which bears S 66°58'08" W for a distance of 490.28 feet to the POINT OF BEGINNING.

The above described parcel contains ± 15.31 acres

Total acreage in Land Trust is ± 216.63 acres


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