LEGAL DESCRIPTION:

A PARCEL OF LAND BEING A PORTION OF SECTION 4, TOWNSHIP 30 SOUTH, RANGE 37 EAST, AND PORTION OF LOTS 1 AND 32 OF SAN SEBASTIAN FARMS, SECTION 5, TOWNSHIP 30 SOUTH, RANGE 37 EAST, BREVARD COUNTY, FLORIDA, AS RECORDED IN PLAT BOOK 6, PAGE 77 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF SAID SECTION 4; THENCE RUN N89°58'02"E ALONG THE NORTH LINE OF SAID SECTION 4 A DISTANCE OF 1258.57 FEET TO THE NORTHWEST CORNER OF WATERSTONE PLAT THREE P.U.D., AS RECORDED IN PLAT BOOK 59, PAGES 1 THROUGH 5, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE RUN S00°35'55"W, ALONG THE WEST LINE OF SAID WATERSTONE PLAT THREE P.U.D., FOR A DISTANCE OF 1040.42 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENT CURVE, CONCAVE NORTHERLY, HAVING A RADIUS OF 75.00 FEET WITH A CHORD THAT BEARS S86°41'22"E FOR A DISTANCE OF 12.94 FEET; THENCE RUN SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 9°54'01", FOR A DISTANCE OF 12.96 FEET TO A POINT OF REVERSE CURVATURE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 1900.00 FEET WITH A CHORD WHICH BEARS N89°33'53"E FOR A DISTANCE OF 79.87 FEET; THENCE RUN NORTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 2°24'31", FOR A DISTANCE OF 79.87 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENT LINE; THENCE RUN S00°46'09"W FOR A DISTANCE OF 60.00 FEET TO THE SOUTH LINE OF TRACT "OS5" OF AFOREMENTIONED WATERSTONE PLAT THREE P.U.D. AND A POINT OF INTERSECTION WITH A NON-TANGENT CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 1840.00 FEET WITH A CHORD THAT BEARS S86°37'49"E FOR A DISTANCE OF 166.99 FEET; THENCE RUN SOUTHEASTERLY ALONG THE ARC OF THE AFORESAID CURVE AND TRACT "OS5", THROUGH A CENTRAL ANGLE OF 5°12'06", A DISTANCE OF 167.05 FEET TO THE SOUTHEAST CORNER OF SAID TRACT "OS5" AND A POINT OF INTERSECTION WITH A NON-TANGENT LINE; THENCE RUN S05°58'14"W FOR A DISTANCE OF 100.00 FEET TO THE NORTH LINE OF TRACT "OS5" OF WATERSTONE PLAT ONE P.U.D., AS RECORDED IN PLAT BOOK 55, PAGE 37 THROUGH 57, OF THE PUBLIC RECORDS OF BREVARD COUNTY FLORIDA, AND A POINT OF INTERSECTION WITH A NON-TANGENT CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 1740.00 FEET WITH A CHORD THAT BEARS S74°54'53"W FOR A DISTANCE OF 1250.28 FEET; THENCE RUN NORTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 42°06'41", FOR A DISTANCE OF 1278.53 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENT LINE; THENCE RUN N36°08'27"W, A DISTANCE OF 90.00 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY, HAVING RADIUS OF 1830.00 FEET WITH A CHORD THAT BEARS S49°56'45"W A DISTANCE OF 249.79 FEET; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 7°49'36", A DISTANCE OF 249.98 FEET TO A POINT OF COMPOUND CURVATURE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 590.00 FEET WITH CHORD THAT BEARS S31°45'36"W FOR A DISTANCE OF 290.91 FEET; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°32'41, A DISTANCE OF 293.94 FEET TO A POINT OF TANGENCY;THENCE RUN S17°29'16"W FOR A DISTANCE OF 11.52 FEET; THENCE RUN N72°30'44"W FOR A DISTANCE OF 210.00 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 225.00 FEET AND A CHORD WHICH BEARS N12°39'17"E FOR A DISTANCE OF 99.53 FEET; THENCE RUN

NORTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 25°33'20", FOR A DISTANCE OF 100.36 FEET TO A POINT OF TANGENCY; THENCE RUN N00°07'23"W FOR A DISTANCE OF 660.00 FEET; THENCE RUN N89°52'37"W FOR A DISTANCE OF 177.29 FEET TO A POINT OF CURVATURE OF A CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 235.00 FEET AND A CHORD WHICH BEARS S75°19'38"W FOR A DISTANCE OF 120.03 FEET; THENCE RUN SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 29°35'30", FOR A DISTANCE OF 121.37 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENT LINE; THENCE RUN N29°28'07"E FOR A DISTANCE OF 60.48 FEET; THENCE RUN N00°07'23"W FOR A DISTANCE OF 786.06 FEET TO A POINT OF CURVATURE OF A CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 250.00 FEET AND A CHORD WHICH BEARS N45°07'23"W FOR A DISTANCE OF 353.55 FEET; THENCE RUN NORTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°00'00", FOR A DISTANCE OF 392.70 FEET TO A POINT ON THE NORTH LINE OF AFOREMENTIONED SECTION 5; THENCE RUN N89°52'37"E FOR A DISTANCE OF 221.06 FEET TO THE POINT OF BEGINNING; CONTAINING 44.654 ACRES MORE OR LESS.