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September 24, 2010

**Metes & Bounds Description Of
Tax Lot 39 in Tax Block 25
Stafford Township
Ocean County, New Jersey**

Beginning at a Concrete Monument Found, said Point being the Southwesterly Corner of Tax Lot 37 in Tax Block 25 (as shown on Filed Map No. L-3571, Sheet No. 1 of 2), said Point being the following four (4) Courses from a Concrete Monument found at the Southwesterly Terminus of Haywood Road (as shown on Filed Map No. L-3571),

- a. Northeasterly along the Southerly Right of Way Line of Haywood Road, on a Course of N 76° 43' 35" E, a Distance of 184.34 Feet to a Point of Curvature; thence
 - b. Southeasterly along the Southerly Right of Way Line of Haywood Road, along a Curve bearing to the Right, having a Radius of 275.00 Feet, an Arc Length of 180.29 Feet (on a Chord Bearing of S 84° 29' 32" E, a Chord Length of 177.08 Feet) to a Point; thence
 - c. Southwesterly along a Non-Radial Line, on a Course of S 33° 22' 15" W, a Distance of 518.70 Feet to a Point; thence
 - d. Northwesterly on a Course of N 74° 09' 27" W, a Distance of 1122.61 Feet to the Point and Place of Beginning, thence running:
1. Southwesterly on a Course of S 84° 54' 05" W , a Distance of 68.55 Feet to a Concrete Monument Found; thence
 2. Northwesterly on a Course of N 74° 09' 27" W, a Distance of 39.26 Feet to a Concrete Monument Found at a Point of Curvature; thence
 3. Southwesterly along a Curve bearing to the Left, having a Radius of 10.00 Feet, an Arc Length of 5.88 Feet (on a Chord Bearing of S 89° 00' 39" W, a Chord Length of 5.79 Feet) to a Concrete Monument Found at a Point of Tangency; thence
 4. Southwesterly on a Course of S 72° 10' 46" W, a Distance of 155.32 Feet to a Concrete Monument Found; thence
 5. Southwesterly on a Course of S 39° 11' 09" W, a Distance of 773.73 Feet to a Concrete Monument Found at a Point of Curvature; thence
 6. Southwesterly along a Curve bearing to the Right, having a Radius of 78.50 Feet, an Arc Length of 56.99 Feet (on a Chord Bearing of S 59° 59' 01" W, a Chord Length of 55.75 Feet) to a Concrete Monument Found at a Point of Tangency; thence

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7. Southwesterly on a Course of S 80° 46' 52" W, a Distance of 739.50 Feet to a Concrete Monument Found at a Point of Curvature; thence
8. Northwesterly along a Curve bearing to the Right, having a Radius of 30.00 Feet, an Arc Length of 40.55 Feet (on a Chord Bearing of N 60° 29' 59" W, a Chord Length of 37.53 Feet) to a Concrete Monument Found at a Point of Tangency; thence
9. Northwesterly on a Course of N 21° 46' 51" W, a Distance of 223.45 Feet to a Concrete Monument Found at a Point of Curvature; thence
10. Northwesterly along a Curve bearing to the Left, having a Radius of 100.00 Feet, an Arc Length of 27.80 Feet (on a Chord Bearing of N 29° 44' 42" W, a Chord Length of 27.71 Feet) to a Concrete Monument Found at a Point of Tangency; thence
11. Northwesterly on a Course of N 37° 42' 33" W, a Distance of 38.43 Feet to a Point; thence
12. Northeasterly on a Course of N 52° 17' 27" E, a Distance of 12.50 Feet to a Point; thence
13. Northwesterly on a Course of N 38° 31' 20" W, a Distance of 134.46 Feet to a Point; thence
14. Northwesterly on a Course of N 52° 14' 15" W, a Distance of 200.68 Feet to a Point; thence
15. Northwesterly on a Course of N 42° 11' 01" W, a Distance of 69.59 Feet to a Point; thence
16. Southwesterly on a Course of S 68° 13' 09" W, a Distance of 143.42 Feet to a Point; thence
17. Northwesterly on a Course of N 21° 46' 51" W, a Distance of 100.00 Feet to a Point; thence
18. Southwesterly on a Course of S 68° 13' 09" W, a Distance of 200.00 Feet to a Point; thence
19. Northwesterly on a Course of N 21° 46' 51" W, a Distance of 623.93 Feet to a Concrete Monument Found; thence
20. Northeasterly on a Course of N 62° 37' 53" E, a Distance of 1731.88 Feet to a Point; thence
21. Southeasterly on a Course of S 19° 34' 23" E, a Distance of 87.36 Feet to a Point; thence
22. Southeasterly on a Course of S 67° 31' 18" E, a Distance of 156.29 Feet to a Point; thence
23. Southeasterly on a Course of S 43° 23' 32" E, a Distance of 41.22 Feet to a Point; thence
24. Southeasterly on a Course of S 65° 12' 08" E, a Distance of 98.49 Feet to a Point; thence
25. Southeasterly on a Course of S 84° 37' 47" E, a Distance of 52.17 Feet to a Point; thence
26. Southeasterly on a Course of S 82° 51' 25" E, a Distance of 132.78 Feet to a Point; thence
27. Northwesterly on a Course of N 36° 35' 05" W, a Distance of 432.45 Feet to a Point; thence

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28. Northeasterly on a Course of N 62° 37' 53" E, a Distance of 198.51 Feet to a Concrete Monument Found; thence
29. Southeasterly on a Course of S 74° 59' 53" E, a Distance of 700.00 Feet to a Point; thence
30. Northeasterly on a Course of N 15° 00' 07" E, a Distance of 150.00 Feet to a Point; thence
31. Southeasterly on a Course of S 74° 59' 53" E, a Distance of 300.00 Feet to a Point; thence
32. Southwesterly on a Course of S 15° 00' 07" W, a Distance of 150.00 Feet to a Point; thence
33. Northwesterly on a Course of N 74° 59' 53" W, a Distance of 5.96 Feet to a Point; thence
34. Southwesterly on a Course of S 35° 25' 39" W, a Distance of 286.09 Feet to a Point; thence
35. Southwesterly on a Course of S 40° 36' 55" W, a Distance of 217.22 Feet to a Point; thence
36. Southwesterly on a Course of S 48° 46' 18" W, a Distance of 138.68 Feet to a Point; thence
37. Southwesterly on a Course of S 19° 05' 37" W, a Distance of 45.33 Feet to a Point; thence
38. Southeasterly on a Course of S 14° 55' 53" E, a Distance of 76.73 Feet to a Point; thence
39. Southeasterly on a Course of S 48° 19' 17" E, a Distance of 178.41 Feet to a Point; thence
40. Southeasterly on a Course of S 10° 23' 36" E, a Distance of 113.73 Feet to a Point; thence
41. Southwesterly on a Course of S 22° 00' 21" W, a Distance of 247.25 Feet to the Point and Place of Beginning.

Containing 3,435,460.19 S.F. (78.867 Acres)

Very truly yours,



Conrad T. Brenner, P.L.S.
New Jersey Professional Land Surveyor
License No. GS - 39979