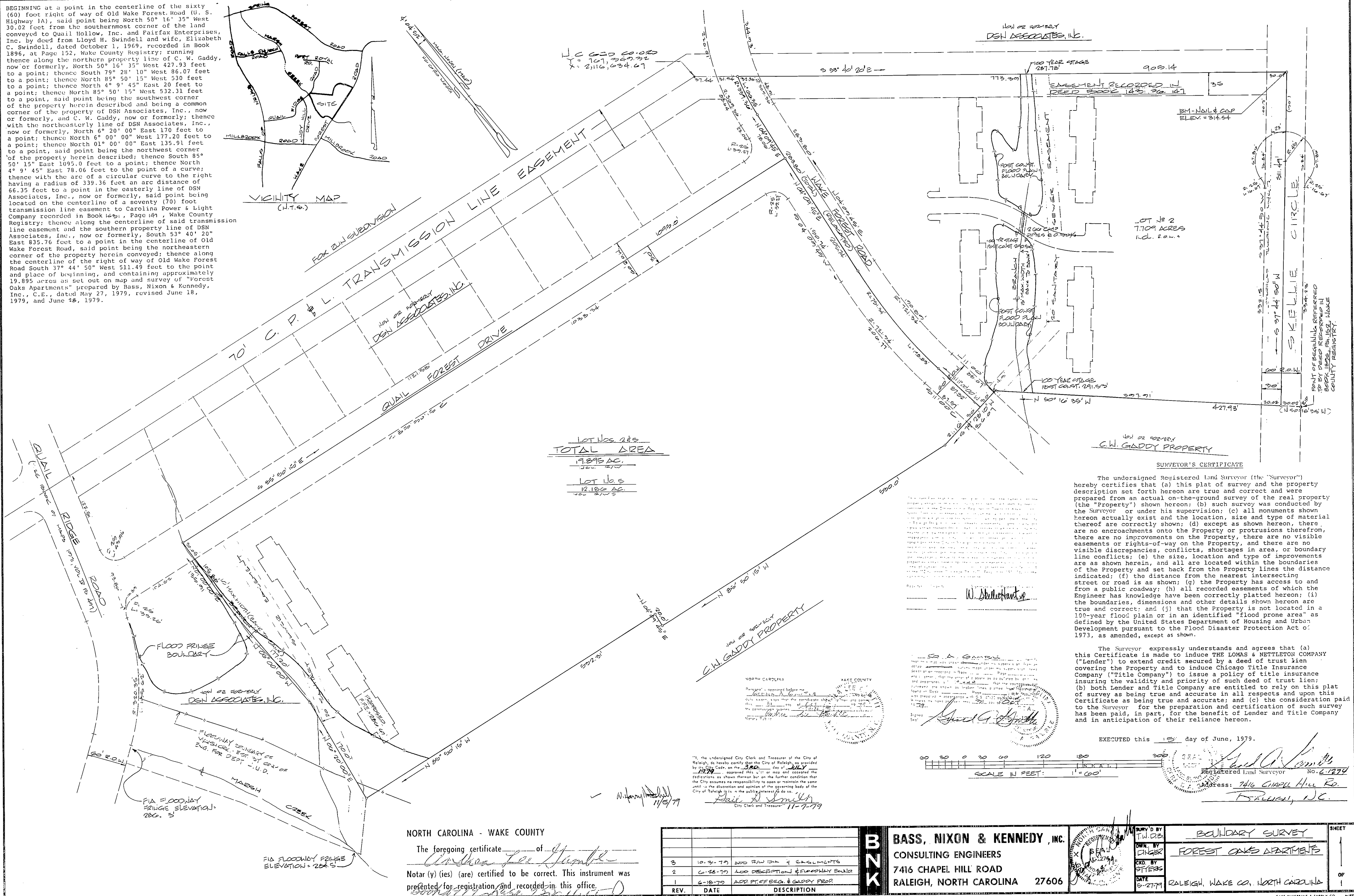
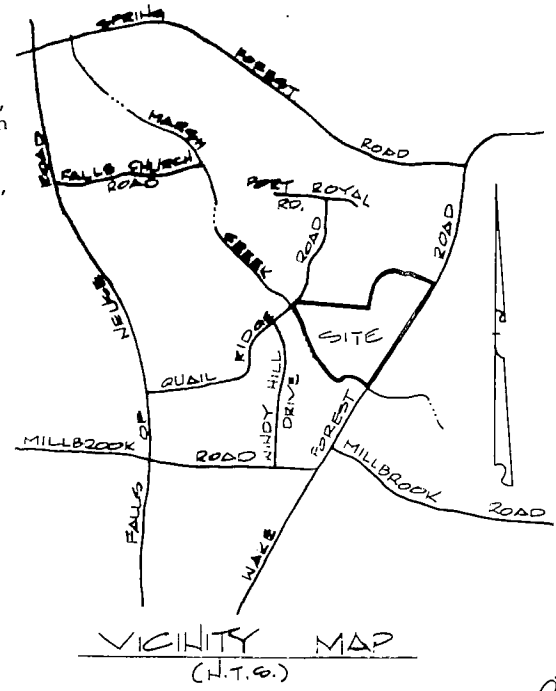


BEGINNING at a point in the centerline of the sixty (60) foot right of way of Old Wake Forest Road (U. S. Highway 1A), said point being North 50° 16' 35" West 30.02 feet from the southernmost corner of the land conveyed to Quail Hollow, Inc. and Fairfax Enterprises, Inc. by deed from Lloyd H. Swindell and wife, Elizabeth C. Swindell, dated October 1, 1969, recorded in Book 1896, at Page 152, Wake County Registry; running thence along the northern property line of C. W. Gaddy, now or formerly, North 50° 16' 35" West 427.93 feet to a point; thence South 79° 28' 10" West 86.07 feet to a point; thence North 85° 50' 15" West 530 feet to a point; thence North 4° 9' 45" East 20 feet to a point; thence North 85° 50' 15" West 532.31 feet to a point, said point being the southwest corner of the property herein described and being a common corner of the property of DSN Associates, Inc., now or formerly, and C. W. Gaddy, now or formerly; thence with the northeasterly line of DSN Associates, Inc., now or formerly, North 6° 20' 00" East 170 feet to a point; thence North 6° 00' 00" West 177.20 feet to a point; thence North 01° 00' 00" East 135.91 feet to a point, said point being the northwest corner of the property herein described; thence South 85° 50' 15" East 1095.0 feet to a point; thence North 4° 9' 45" East 78.06 feet to the point of a curve; thence with the arc of a circular curve to the right having a radius of 339.36 feet an arc distance of 66.35 feet to a point in the easterly line of DSN Associates, Inc., now or formerly, said point being located on the centerline of a seventy (70) foot transmission line easement to Carolina Power & Light Company recorded in Book 1451, Page 141, Wake County Registry; thence along the centerline of said transmission line easement and the southern property line of DSN Associates, Inc., now or formerly, South 53° 40' 20" East 835.76 feet to a point in the centerline of Old Wake Forest Road, said point being the northeastern corner of the property herein conveyed; thence along the centerline of the right of way of Old Wake Forest Road South 37° 44' 50" West 511.49 feet to the point and place of beginning, and containing approximately 19.895 acres as set out on map and survey of "Forest Oaks Apartments" prepared by Bass, Nixon & Kennedy, Inc., C.E., dated May 27, 1979, revised June 18, 1979, and June 28, 1979.



LOT Nos. 2 & 3
TOTAL AREA
19.895 AC.
LOT No. 3
12.180 AC.

SURVEYOR'S CERTIFICATE

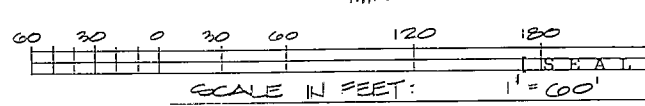
The undersigned Registered Land Surveyor (the "Surveyor") hereby certifies that (a) this plat of survey and the property description set forth hereon are true and correct and were prepared from an actual on-the-ground survey of the real property (the "Property") shown hereon; (b) such survey was conducted by the Surveyor or under his supervision; (c) all monuments shown hereon actually exist and the location, size and type of material thereof are correctly shown; (d) except as shown hereon, there are no encroachments onto the Property or protrusions therefrom, there are no improvements on the Property, there are no visible easements or rights-of-way on the Property, and there are no visible discrepancies, conflicts, shortages in area, or boundary line conflicts; (e) the size, location and type of improvements are as shown herein, and all are located within the boundaries of the Property and set back from the Property lines the distance indicated; (f) the distance from the nearest intersecting street or road is as shown; (g) the Property has access to and from a public roadway; (h) all recorded easements of which the Engineer has knowledge have been correctly platted hereon; (i) the boundaries, dimensions and other details shown hereon are true and correct; and (j) that the Property is not located in a 100-year flood plain or in an identified "flood prone area" as defined by the United States Department of Housing and Urban Development pursuant to the Flood Disaster Protection Act of 1973, as amended, except as shown.

The Surveyor expressly understands and agrees that (a) this Certificate is made to induce THE LOMAS & NETTLETON COMPANY ("Lender") to extend credit secured by a deed of trust lien covering the Property and to induce Chicago Title Insurance Company ("Title Company") to issue a policy of title insurance insuring the validity and priority of such deed of trust lien; (b) both Lender and Title Company are entitled to rely on this plat of survey as being true and accurate in all respects and upon this Certificate as being true and accurate; and (c) the consideration paid to the Surveyor for the preparation and certification of such survey has been paid, in part, for the benefit of Lender and Title Company and in anticipation of their reliance hereon.

W. Shelton
S. A. GAMBEL
EXECUTED this 15 day of June, 1979.

NORTH CAROLINA
AKE COUNTY
Notary Public

"I, the undersigned City Clerk and Treasurer of the City of Raleigh, do hereby certify that the City of Raleigh, as provided by the City Code, on the 30th day of JULY 1979, approved this plat of map and accepted the registrations as shown hereon but on the further condition that the City assumes no responsibility to open or maintain the same until in the discretion and opinion of the governing body of the City of Raleigh it is in the public interest to do so."



NORTH CAROLINA - WAKE COUNTY
The foregoing certificate of Andrew Lee Gumbel
Notary (y) (ies) certified to be correct. This instrument was presented for registration and recorded in this office.

REV.	DATE	DESCRIPTION
3	10-31-79	ADD PLAN OF EASEMENTS
2	6-28-79	ADD DESCRIPTION OF FLOODWAY BARRIER
1	6-18-79	ADD PROJ. BEG. & GADDY PROP.

BASS, NIXON & KENNEDY, INC.
CONSULTING ENGINEERS
7416 CHAPEL HILL ROAD
RALEIGH, NORTH CAROLINA 27606

BOUNDARY SURVEY
FOREST OAKS APARTMENTS
RALEIGH, WAKE CO., NORTH CAROLINA