



**DONE, RATIFIED AND ADOPTED this \_\_\_ day of \_\_\_\_\_, 2015.**

**LEXINGTON COUNTY, SOUTH CAROLINA**

By: \_\_\_\_\_  
Johnny W. Jeffcoat, Chairman of  
County Council  
Lexington County, South Carolina

ATTEST:

By: \_\_\_\_\_  
Diana W. Burnett  
Clerk to Lexington County Council

First Reading: \_\_\_\_\_  
Second Reading: \_\_\_\_\_  
Public Hearing: \_\_\_\_\_  
Third Reading: \_\_\_\_\_



**EXHIBIT A**  
**PROJECT JUMP PROPERTY**

**EXHIBIT A**  
**PROPERTY DESCRIPTIONS**

**14.11 acres:**

All that certain piece, parcel, or lot of land, with any improvements thereon, situate, lying and being located in the County of Calhoun and State of South Carolina, and being shown and delineated as 14.11 acres ± on a plat prepared for TK Calhoun, LLC by Associated E & S, Inc., dated October 6, 2014, and recorded in the Office of the Register of Deeds for Calhoun County in PC CAB1 at page 5379, and having the following boundaries and measurements as shown on said latter plat, to-wit: Beginning at an existing 0.75" pinch top located at the westernmost corner of the subject property on the right-of-way of Valley Ridge Road (S-9-41) and running therefrom N19°40'29"E along the right-of-way of Valley Ridge Road (S-9-41) for a distance of 299.95 feet to a calculated point; then turning and running N20°17'56"E along the right-of-way of Valley Ridge Road (S-9-41) for a distance of 155.70 feet to an existing #4 rebar; then turning and running S31°09'23"E along property containing 6.23 acres, as shown on said plat, for a distance of 206.60 feet to a calculated point; then turning and running N26°18'04"E along said property containing 6.23 acres for a distance of approximately 1157.69 feet to a calculated point; then turning and running S63°22'56"E along property containing 1.12 acres, as shown on said plat, for a distance of 486.69 feet to a concrete monument; then turning and running S30°39'31"E along the right-of-way of Sonntag Drive (S-9-460) for a distance of 41.23 feet to a concrete monument; then turning and running S27°47'05"E along the right-of-way of Sonntag Drive (S-9-460) for a distance of 14.07 feet to a concrete monument; then turning and running S33°36'33"E along the right-of-way of Sonntag Drive (S-9-460) for a distance of 220.07 feet to an existing 1.25" pipe; then turning and running S28°12'47"E along the right-of-way of Sonntag Drive (S-9-460) for a distance of 80.94 feet to an existing 1.5" pipe; then turning and running S61°10'58"W along property now or formerly of Sweetwater S.C., LLC for a distance of 1150.29 feet to an existing #8 rebar with metal cap; then turning and running S61°09'37"W along property now or formerly of Sandy Creek Associates for a distance of 229.85 feet to an existing #5 rebar capped; then turning and running S61°11'43"W along property now or formerly of Brad & Sandra D. Williams for a distance of 215.05 feet to an existing 0.75" pinch top, being the point of beginning; be all measurements a little more or less.

This being the same property conveyed to TK Calhoun, LLC by Deed of Wyman Boozer Realty, Inc. dated October 15, 2014, and recorded October 16, 2014, in the Office of the Register of Deeds for Calhoun County in Book D294 at page 229.

TMS: 020-00-00-027

**6.23 acres:**

All that certain piece, parcel, or lot of land, with any improvements thereon, situate, lying and being located in the County of Calhoun and State of South Carolina, and being shown and delineated as 6.23 acres ± on a plat prepared for TK Calhoun, LLC by Associated E & S, Inc., dated October 6, 2014, and recorded in the Office of the Register of Deeds for Calhoun County in PC CAB1 at page 5379, and having the following boundaries and measurements as shown on said plat, to-wit: Beginning at a concrete monument located on the northernmost corner of the subject property on the right-of-way of Sonntag Drive (S-9-460) at its intersection with the right-of-way of Valley Ridge Road (S-9-41) and running therefrom S76°43'39"E along the right-of-way of Sonntag Drive (S-9-460) for a distance of 267.97 feet to a concrete monument; then turning and running S77°50'38"E along the right-of-way of Sonntag Drive (S-9-460) for a distance of 4.55 feet to an existing 1" solid pipe; then turning and running S12°48'39"E along property containing 1.12 acres, as shown on said plat, for a distance of approximately 137.61 feet to a calculated point; then turning and running S26°18'04"W along property containing 14.11 acres, as shown on said plat, for a distance of approximately 1157.69 feet to a calculated point; then

turning and running N31°09'23"W along said property containing 14.11 acres for a distance of 206.60 feet to an existing #4 rebar; then turning and running N21°38'56"E along the right-of-way of Valley Ridge Road (S-9-41) for a distance of 627.22 feet to an existing #4 rebar; then turning and running S71°09'03"E along the right-of-way of Valley Ridge Road (S-9-41) for a distance of 17.55 feet to a concrete monument; then turning and running in a curved line having a chord bearing of N05°02'50"E along the right-of-way of Valley Ridge Road (S-9-41) for a chord distance of 445.00 feet, an arc length of 451.68 feet and a radius of 756.23 feet to a concrete monument; then turning and running N44°50'40"E along the intersection of the right-of-way of Valley Ridge Road (S-9-41) and the right-of-way of Sonntag Drive (S-9-460) for a distance of 52.36 feet to a concrete monument, being the point of beginning; be all measurements a little more or less.

This being the same property conveyed to TK Calhoun, LLC by Deed of The Cloverleaf Associates, a South Carolina partnership, dated October 15, 2014, and recorded October 16, 2014, in the Office of the Register of Deeds for Calhoun County in Book D294 at page 235.

TMS: 021-00-00-011 (Portion)

**1.12 acres:**

All that certain piece, parcel, or lot of land, with any improvements thereon, situate, lying and being located in the County of Calhoun and State of South Carolina, and being shown and delineated as 1.12 acres  $\pm$  on a plat prepared for TK Calhoun, LLC by Associated E & S, Inc., dated October 6, 2014, and recorded in the Office of the Register of Deeds for Calhoun County in PC CAB1 at page 5379, and having the following boundaries and measurements as shown on said plat, to-wit: Beginning at an existing 1" solid pipe located at the northernmost corner of the subject property on the right-of-way of Sonntag Drive (S-9-460), approximately 272.52 feet from the 50' x 50' Site Area at the intersection of the rights-of-way of Sonntag Drive (S-9-460) and Valley Ridge Road (S-9-41), and running therefrom in a curved line having a chord bearing of S52°53'34"E along the right-of-way of Sonntag Drive (S-9-460) for a chord distance of 583.84 feet, an arc length of 599.38 feet and a radius of 756.80 feet to a concrete monument; then turning and running N63°22'56"W along property containing 14.11 acres, as shown on said plat, for a distance of approximately 486.69 feet to a calculated point; then turning and running N12°48'39"W along property containing 6.23 acres, as shown on said plat, for a distance of approximately 137.61 feet to an existing 1" solid pipe, being the point of beginning; be all measurements a little more or less.

This being the same property conveyed to TK Calhoun, LLC by Deed of Sandy Run Ventures, LLC dated October 16, 2014, and recorded October 16, 2014, in the Office of the Register of Deeds for Calhoun County in Book D294 at page 243.

TMS: 021-00-00-013 (Portion)



**ATTEST:**

By: \_\_\_\_\_  
Vickie Stoudemire  
Clerk to Calhoun County Council

**EXHIBIT A**

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