POSTED
_____ A.M. 12:01 P.M.
JUN 10 2014
GWINDA JONES, COUNTY CLERK
ERATH COUNTY, TEXAS
BY _____ DEPUTY

NOTICE OF SUBSTITUTE TRUSTEE'S SALE
[Commercial Property]

WHEREAS, Dublin Sod Farm, LLP, a Texas limited partnership, executed that certain Deed of Trust (and Security Agreement, Assignment of Rents and Financing Statement) (the "Deed of Trust") dated April 20, 2009, conveying to Lee Vardaman, as trustee, certain real and other property described therein (the "Property"), to secure Compass Bank in the payment of certain indebtedness described therein (the "Indebtedness"), said Deed of Trust being recorded at Volume 340, Page 191, Deed of Trust Records of Comanche County, Texas, and as Document No. 2009-01136 of the Real Property Records of Erath County, Texas; said Deed of Trust being assigned to Greenwich Investors XLV Trust 2013-1 ("Beneficiary"), pursuant to that certain Assignment of Loan Documents (the "Assignment") made as of July 3, 2013, by and between Compass Bank and Beneficiary, such Assignment recorded as Document No. 2013-04864 of the Real Records of Erath County, Texas, and at Volume 967, Page 349, Deed Records of Comanche County, Texas; and

WHEREAS, said Indebtedness is further secured by that certain Assignment of Lease, Rent, Income and Receipts dated April 20, 2009, recorded as Volume 913, Page 167, Deed Records of Comanche County, Texas, and as Document No. 2009-01137, Real Records Erath County, Texas; and

WHEREAS, Beneficiary has appointed Bonnie C. Barksdale as Substitute Trustee, pursuant to its power and authority under said Deed of Trust, by instrument dated May 12, 2014, and recorded of record; and

WHEREAS, Beneficiary is the legal and equitable owner and holder of the Indebtedness secured by said Deed of Trust; and

WHEREAS, default has occurred in the payment of the Indebtedness, the Indebtedness has matured and is now wholly due and payable, and Beneficiary has requested the undersigned to sell the Property, both real and other property described in and encumbered by said Deed of Trust with the net proceeds of the sale to be applied against the Indebtedness in accordance with the terms of the Deed of Trust;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, the 1st day of July, 2014, between 1:00 o'clock p.m. and 4:00 o'clock p.m., I will sell the Property secured by the Deed of Trust at the door of the County Courthouse (or such other location) designated by the Erath County Commissioner's Court as the location for such sales in Erath County, Texas, to

the highest bidder for cash. The earliest time the sale will begin is 1:00 p.m. Pursuant to applicable law, the sale will begin at such time or within three hours thereafter.

The Land is located in the Counties of Erath and Comanche, State of Texas, as more particularly described on **Exhibit A**, attached hereto and incorporated herein. The Property includes both real and personal property, and formal notice is hereby given of Beneficiary's election to proceed against and sell both the real property and any personal property described in the Deed of Trust in accordance with Beneficiary's rights and remedies under the Deed of Trust and Section 9.604(a) of the Texas Business and Commerce Code.

The foreclosure sale will be made expressly subject to any title matters set forth in the Deed of Trust and all prior matters of record affecting the Property, if any, to the extent they remain in force and effect and have not been subordinated to the Deed of Trust. The foreclosure sale will not cover any part of the Property that has been released of public record from the lien or security interest of the Deed of Trust.

Pursuant to Section 51.009 of the Texas Property Code, the Property will be sold in its "AS IS, WHERE IS" condition, without any express or implied warranties, except as to the warranties of title, if any, provided for under the Deed of Trust.

Pursuant to Section 51.0075 of the Texas Property Code, the Trustee reserves the right to set further reasonable conditions for conducting the foreclosure sale. Any such further conditions shall be announced before bidding is opened for the first sale of the day held by said Trustee.

ASSERT AND PROTECT YOUR RIGHTS AS A MEMBER OF THE ARMED FORCES OF THE UNITED STATES. IF YOU ARE OR YOUR SPOUSE IS SERVING ON ACTIVE MILITARY DUTY, INCLUDING ACTIVE MILITARY DUTY AS A MEMBER OF THE TEXAS NATIONAL GUARD OR THE NATIONAL GUARD OF ANOTHER STATE OR AS A MEMBER OF A RESERVE COMPONENT OF THE ARMED FORCES OF THE UNITED STATES, PLEASE SEND WRITTEN NOTICE OF THE ACTIVE DUTY MILITARY SERVICE TO THE SENDER OF THIS NOTICE IMMEDIATELY.

[Signatures Appear on Next Page]

WITNESS MY HAND this 4 day of June, 2014.

Bonnie C. Barksdale, Substitute Trustee
Carrington, Coleman, Sloman
& Blumenthal, L.L.P.
901 Main Street, Suite 5500
Dallas, Texas 75202

EXHIBIT A

LEGAL DESCRIPTION – COMMERCIAL PROPERTY

DESCRIPTION FOR GREEN SCAPING PROPERTIES, LP

BEING 56.61 ACRES OF THE APOLONARIO GILL SURVEY, ABSTRACT NO. 285, IN ERATH COUNTY, TEXAS; AND ABSTRACT NO. 381 IN COMANCHE COUNTY; PART OF THE TRACT WHICH WAS CALLED 126.9 ACRES (PARCEL 1, FIRST TRACT) AND PART OF THE 78.9 AC. (PARCEL 2 FIRST TRACT) WHICH ARE DESCRIBED IN DEEDS TO GREEN SCAPING PROPERTIES, LP, OF RECORD IN VOL. 885, PG. 256, OF THE DEED RECORDS OF COMANCHE COUNTY, TEXAS AND VOL. 1320, PG. 296, DEED RECORDS OF ERATH COUNTY, TEXAS. SURVEYED ON THE GROUND IN AUGUST OF 2008, BY WILLIAM F. FOREST, JR., REGISTERED PROFESSIONAL LAND SURVEYOR NO. 1847. THE BEARING BASIS OF THIS SURVEY IS THE STATE PLANE COORDINATE SYSTEM, GRID NORTH, TEXAS CENTRAL ZONE.

BEGINNING AT AN IRON PIN WHICH WAS FOUND AT THE SOUTHEAST FENCE CORNER OF THE SAID TRACT CALLED 126.9 AC., IN THE EAST LINE OF THE SAID A. GILL SURVEY. THIS CORNER EXISTS IN THE WEST BOUNDARY OF THE PROPERTY OF JOE SHEPHERD ET. UX. (328/407).

THENCE WITH THE COMMON BOUNDARY BETWEEN GREEN SCAPING PROPERTIES, LP AND SHEPHERD, N 71°48'24" W 427.88 FEET TO A CAPPED IRON PIN WHICH WAS SET IN THE EAST LINE OF COUNTY ROAD 354.

THENCE WITH THE EAST LINE OF COUNTY ROAD 354, SETTING CAPPED IRON PINS AT BENDS AS FOLLOWS; (L20): N 07°38'43"E 146.83 FEET; (L21) N 00°44'33" E 137.21 FEET; N 01°58'51"W 1059.76 FEET; N 01°53'23" W 466.99 FEET; AND N01°50'13"W 1172.70 FEET.

THENCE WITH THE COMMON BOUNDARY BETWEEN GREEN SCAPING PROPERTIES AND GARRON HOUSE (TRACT 2, 36 AC. 527/337), S 71°17'06"E 1238.77 FEET TO AN IRON PIN SET AT THE SOUTHEAST CORNER OF GARRON HOUSE AND AT THE SOUTHWEST CORNER OF THE LA JOYCE JOHNSON REMAINDER OF PARCEL 2 SECOND TRACT (34.5 AC. REMAINDER PARCEL, FORMERLY DESCRIBED AS 36.2 AC. 152/450 & 367/576) OF GREEN SCAPING PROPERTIES, LP; CONTINUING WITH THE SOUTH LINE OF SAID PARCEL 2 SECOND TRACT, (L24) S 71°17'02" E 123.42 FEET TO A CAPPED IRON PIN SET IN THE WEST BOUNDARY OF THE PROPERTY OF J. PHILLIPS (51.69 AC. 1147/271), AT THE NORTHEAST CORNER OF THE A. GILL SURVEY.

THENCE S 16°56'19" W, WITH THE EAST LINE OF THE A. GILL SURVEY AND THE WEST LINE OF THE W.H. O'NEAL SURVEY, FOLLOWING THE EAST BOUNDARY OF GREEN SCAPING PROPERTIES LP AND THE WEST BOUNDARY OF PHILLIPS, JOIN AND FOLLOW THE WEST BOUNDARY OF JOE SHEPHERD ET.UX., CONTINUING IN ALL 2798.62 FEET TO THE POINT OF BEGINNING.

DESCRIPTION FOR GREEN SCAPING PROPERTIES, LP

BEING 148.25 ACRES OF THE APOLONARIO GILL SURVEY, ABSTRACT NO. 285, IN ERATH COUNTY, TEXAS; AND ABSTRACT NO. 381 IN COMANCHE COUNTY; PART OF THE TRACT WHICH WAS CALLED 126.9 ACRES (PARCEL 1, FIRST TRACT) AND PART OF THE 78.9 AC. (PARCEL 2 FIRST TRACT) WHICH ARE DESCRIBED IN DEEDS TO GREEN SCAPING PROPERTIES, LP, OF RECORD IN VOL. 885, PG. 256, OF THE DEED RECORDS OF COMANCHE COUNTY, TEXAS AND VOL. 1320, PG. 296, DEED RECORDS OF ERATH COUNTY, TEXAS. SURVEYED ON THE GROUND IN AUGUST OF 2008, BY WILLIAM F. FOREST, JR., REGISTERED PROFESSIONAL LAND SURVEYOR NO. 1847. THE BEARING BASIS OF THIS SURVEY IS THE STATE PLANE COORDINATE SYSTEM, GRID NORTH, TEXAS CENTRAL ZONE.

BEGINNING AT A 2 INCH PIPE WHICH WAS FOUND AT THE NORTHWEST FENCE CORNER OF THE SAID 78.9 ACRE PROPERTY OF GREEN SCAPING PROPERTIES LP. THIS CORNER EXISTS IN THE NORTH LINE OF THE A. GILL SURVEY AND IN THE SOUTH LINE OF THE R.D. ROSS SURVEY AT A CORNER OF THE PROPERTY OF JAMES AND GRETA GARDNER PROPERTY (AFFIDAVIT 594/244, MULTIPLE TRACTS LISTED) AND IN THE SOUTH LINE OF THE PROPERTY OF GARRON HOUSE (TRACT 1, 160 AC. 527/337).

THENCE WITH THE COMMON BOUNDARY BETWEEN GREEN SCAPING PROPERTIES, LP AND GARRON HOUSE, S 71°17'06" E 1767.31 FEET TO A CAPPED IRON PIN WHICH WAS SET IN THE WEST LINE OF COUNTY ROAD 354.

THENCE WITH THE WEST LINE OF COUNTY ROAD 354, SETTING CAPPED IRON PINS AT BENDS AS FOLLOWS; S 01°50'13"E 1187.71 FEET; S 01°53'23" E 467.04 FEET; S 01°58'51"E 1058.84 FEET; (L18) S 00°44'33" W 133.85 FEET; AND (L19) S07°38'43"W 136.97 FEET.

THENCE WITH THE COMMON BOUNDARY BETWEEN GREEN SCAPING PROPERTIES AND JOE SHEPHERD ET. UX. (328/407), N 71°48'24" W 997.93 FEET TO AN IRON PIN SET NORTH OF A FENCE CORNER, AT THE NORTHWEST CORNER OF SHEPHERD, CONTINUING WITH THE SOUTH BOUNDARY OF THE SAID 126.9 ACRE TRACT OF GREEN SCAPING PROPERTIES, LP, N 71°48'24" W 817.90 FEET TO AN IRON PIN SET; AND N 71°48'24" W 974.71 FEET TO AN IRON PIN SET IN THE NORTH LINE OF THE PROPERTY OF JAMES AND GRETA GARDNER (8 AC. 221/269).

THENCE WITH THE EAST BOUNDARY OF JAMES AND GRETA GARDNER (AFFIDAVIT 594/244), WITH A LINE THAT DEPARTS THE EXISTING FENCE LINE, FOLLOWING THE COMMON BOUNDARY BETWEEN GREEN SCAPING PROPERTIES, LP AND GARDNER, N 18°42'54"E 2826.95 FEET TO THE POINT OF BEGINNING.

DESCRIPTION FOR GREEN SCAPING PROPERTIES, LP

BEING 63.18 ACRES OF THE APOLONARIO GILL SURVEY, ABSTRACT NO. 381 IN COMANCHE COUNTY, TEXAS; PART OF THE PROPERTY WHICH WAS CALLED 183.61 ACRES AS DESCRIBED IN A DEED TO GREEN SCAPING PROPERTIES, LP, OF RECORD IN VOL. 856, PG. 100, OF THE DEED RECORDS OF COMANCHE COUNTY, TEXAS. SURVEYED ON THE GROUND IN AUGUST OF 2008, BY WILLIAM F. FOREST, JR., REGISTERED PROFESSIONAL LAND SURVEYOR NO. 1847. THE BEARING BASIS OF THIS SURVEY IS THE STATE PLANE COORDINATE SYSTEM, GRID NORTH, TEXAS CENTRAL ZONE.

BEGINNING AT AN IRON PIN WHICH WAS FOUND AT THE UPPER SOUTHEAST CORNER OF THE SAID 183.61 ACRE PROPERTY OF GREEN SCAPING PROPERTIES, LP. THIS CORNER EXISTS IN THE WEST LINE OF THE PROPERTY OF TERRY STEPHENS (160 AC. 790/263) AND AT THE NORTHEAST CORNER OF JOHN HODGES (72.64 AC. 705/417).

THENCE WITH THE UPPER SOUTH LINE OF THE 183.61 ACRE TRACT AND THE NORTH LINE OF JOHN HODGES, N 71°25'36" W 2156.01 FEET TO AN IRON PIN FOUND.

THENCE (L14) N 71°10'10"W 20.70 FEET TO AN IRON PIN WHICH WAS SET IN THE EAST LINE OF COUNTY ROAD 4704.

THENCE WITH THE EAST LINE OF COUNTY ROAD 4704, SETTING CAPPED IRON PINS AS FOLLOWS; (L15) N 30°38'29"E 417.94 FEET; N 15°50'43"E 671.93 FEET; (L16) N 19°06'25"E 198.27 FEET; AND (L13) N 55°01'54" E 33.83 FEET.

THENCE WITH THE SOUTH LINE OF COUNTY ROAD 462, S 71°18'50"E 2089.86 FEET TO A CAPPED IRON PIN SET IN THE WEST LINE OF GREGORY CISNEROZ (12 AC. 779/327).

THENCE WITH THE UPPER EAST LINE OF THE SAID 183.61 ACRE PROPERTY OF GREEN SCAPING PROPERTIES, LP, S 18°09'00" W WITH THE WEST BOUNDARY OF GREGORY CISNEROZ, JOIN AND FOLLOW THE WEST BOUNDARY OF TERRY STEPHENS (790/263), CONTINUING IN ALL 1301.37 FEET TO THE POINT OF BEGINNING.

DESCRIPTION FOR GREEN SCAPING PROPERTIES, LP

BEING 100.61 ACRES OF THE APOLONARIO GILL SURVEY, ABSTRACT NO. 381 IN COMANCHE COUNTY, TEXAS; PART OF THE PROPERTY WHICH WAS CALLED 183.61 ACRES AS DESCRIBED IN A DEED TO GREEN SCAPING PROPERTIES, LP, OF RECORD IN VOL. 856, PG. 100, OF THE DEED RECORDS OF COMANCHE COUNTY, TEXAS. SURVEYED ON THE GROUND IN AUGUST OF 2008, BY WILLIAM F. FOREST, JR., REGISTERED PROFESSIONAL LAND SURVEYOR NO. 1847. THE BEARING BASIS OF THIS SURVEY IS THE STATE PLANE COORDINATE SYSTEM, GRID NORTH, TEXAS CENTRAL ZONE.

BEGINNING AT A CAPPED IRON PIN WHICH WAS SET IN THE EAST LINE OF THIS PROPERTY AND IN THE WEST LINE OF COUNTY ROAD 4704. AN IRON PIN FOUND AT THE UPPER SOUTHEAST CORNER OF THE SAID 183.61 ACRE TRACT STANDS S 59°21'31"E 40.00 FEET; (L14) S 71°10'10" E 20.70 FEET; AND S 71°25'36"E 2156.01 FEET.

THENCE WITH THE WEST BOUNDARY OF COUNTY ROAD 4704, SETTING CAPPED IRON PINS AS FOLLOWS; (L4) S 29°27'39"W 271.22 FEET; S 34°19'29"W 569.71 FEET; AND (L5) S 67°29'39"W 58.32 FEET

THENCE WITH THE NORTH LINE OF COUNTY ROAD 4704, SETTING CAPPED IRON PINS AS FOLLOWS; N 74°58'51"W 717.41 FEET; (L6) N 72°16'50"W 279.97 FEET; (L7) N 70°40'22"W 398.37 FEET; AND (L8) N 43°27'22"W 71.22 FEET.

THENCE WITH THE EAST LINE OF COUNTY ROAD 470, SETTING CAPPED IRON PINS AS FOLLOWS; (L9) N 17°06'13"W 142.74 FEET; (L10) N 11°58'42"W 299.92 FEET; (L11) N 07°14'40"E 149.13 FEET; N 07°17'52"E 552.93 FEET; (L25) N 08°20'56"E 132.03 FEET; (L12) N 18°30'15"E 365.72 FEET; N 18°32'46"E 557.55 FEET; AND (L22) N 65°42'39"E 43.31 FEET.

THENCE WITH THE SOUTH LINE OF COUNTY ROAD 462, S 71°48'28"E 2110.80 FEET TO A CAPPED IRON PIN SET.

THENCE WITH THE WEST LINE OF COUNTY ROAD 4704, SETTING CAPPED IRON PINS AS FOLLOWS; (L1) S 16°03'35"E 31.98 FEET; (L2) S 19°06'25"W 199.41 FEET; S 15°50'43"W 667.87 FEET; AND (L3) S 30°38'29"W 412.75 FEET TO THE POINT OF BEGINNING.

DESCRIPTION FOR GREEN SCAPING PROPERTIES, LP

BEING 111.07 ACRES OF THE APOLONARIO GILL SURVEY, ABSTRACT NO. 381 IN COMANCHE COUNTY, TEXAS; THE SAME PROPERTY WHICH WAS CALLED 110.57 ACRES AS DESCRIBED IN A DEED TO GREEN SCAPING PROPERTIES, LP, OF RECORD IN VOL. 856, PG. 109, OF THE DEED RECORDS OF COMANCHE COUNTY, TEXAS. SURVEYED ON THE GROUND IN AUGUST OF 2008, BY WILLIAM F. FOREST, JR., REGISTERED PROFESSIONAL LAND SURVEYOR NO. 1847. THE BEARING BASIS OF THIS SURVEY IS THE STATE PLANE COORDINATE SYSTEM, GRID NORTH, TEXAS CENTRAL ZONE.

BEGINNING AT AN IRON PIN WHICH WAS FOUND AT THE LOWER NORTHWEST CORNER OF THE SAID PROPERTY OF GREEN SCAPING PROPERTIES, LP, IN THE EAST BOUNDARY OF A PROPERTY OF JAMES AND GRETA GARDNER (AFFIDAVIT 594/244, MULTIPLE TRACTS), AND AT THE SOUTHWEST CORNER OF A PROPERTY CONVEYED TO JAMES AND GRETA GARDNER (8 AC. 221/269).

THENCE WITH THE COMMON BOUNDARY BETWEEN THE 8 ACRES OF JAMES AND GRETA GARDNER AND THE 110.57 ACRES OF GREEN SCAPING PROPERTIES, LP, S 71°14'21"E 1385.46 FEET TO A 3/8 INCH IRON PIN (CAPPED R.P.L.S. # 1983) FOUND IN A FENCE LINE.

THENCE WITH A LINE THAT DEPARTS THE EXISTING FENCE, FOLLOWING THE COMMON BOUNDARY BETWEEN JAMES AND GRETA GARDNER AND GREEN SCAPING PROPERTIES, LP, N 04°01'45"E AT 374.99 FEET PASS AN IRON PIN WHICH WAS FOUND AT THE COMMON CORNER BETWEEN THE GARDNER PROPERTY AND THE SAID 110.57 ACRE PROPERTY AS DESCRIBED IN THE DEED TO GREEN SCAPING PROPERTIES, LP (856/109), CONTINUING IN ALL 403.23 FEET TO AN IRON PIN WHICH WAS SET IN THE SOUTH LINE OF THE 126.9 ACRE PROPERTY OF GREEN SCAPING PROPERTIES, LP (PARCEL I FIRST TRACT 885/256 COMANCHE CO., 1320/296 ERATH CO.).

THENCE WITH A LINE THAT REMAINS NORTHERLY FROM AN EXISTING FENCE LINE, FOLLOWING THE SOUTH LINE OF THE SAID 126.9 ACRE TRACT, S 71°48'24"E 817.90 FEET TO AN IRON PIN WHICH WAS SET NORTH OF A FENCE CORNER, AT THE NORTHWEST CORNER OF THE PROPERTY OF JOE SHEPHERD, ET.UX. (328/407).

THENCE WITH THE EAST LINE OF THE SAID TRACT OF 110.57 ACRES AND THE WEST LINE OF SHEPHERD, S 18°59'13" W 1588.25 FEET TO A PIPE POST FOUND AT THE NORTHWEST CORNER OF THE PROPERTY OF R. RUSSELL GRIFFIN, ET. UX., (741/45), CONTINUING WITH THE WEST LINE OF GRIFFIN, S 18°38'51"W 978.17 FEET TO A CAPPED IRON PIN SET.

THENCE WITH THE NORTH LINE OF COUNTY ROAD 462, N 71°12'17"W 2089.69 FEET TO A NAIL SET IN A FENCE CORNER POST.

THENCE WITH THE WEST LINE OF THE SAID 110.57 ACRE PROPERTY AND THE EAST BOUNDARY OF THE PROPERTY OF JAMES AND GRETA GARDNER (AFFIDAVIT 594/244), N 18°34'55"E 2167.09 FEET TO THE POINT OF BEGINNING.

DESCRIPTION FOR GREEN SCAPING PROPERTIES, LP

BEING 31.39 ACRES OF THE C.H. MAYHAN SURVEY, ABSTRACT NO. 549, IN ERATH COUNTY, TEXAS; PART OF THE TRACT WHICH WAS CALLED 34.5 ACRES (PARCEL 2, SECOND TRACT) AND WHICH IS DESCRIBED IN A DEED TO GREEN SCAPING PROPERTIES, LP, OF RECORD IN VOL. 885, PG. 256, OF THE DEED RECORDS OF COMANCHE COUNTY, TEXAS AND VOL. 1320, PG. 296, DEED RECORDS OF ERATH COUNTY, TEXAS. SURVEYED ON THE GROUND IN AUGUST OF 2008, BY WILLIAM F. FOREST, JR., REGISTERED PROFESSIONAL LAND SURVEYOR NO. 1847. THIS TRACT IS CALLED 36.2 AC. AS DESCRIBED IN THE TITLE COMMITMENT FOR THIS PROPERTY. FOR PRIOR DEEDS SEE 36.2 AC. 152/450, AND 367/576. THE BEARING BASIS OF THIS SURVEY IS THE STATE PLANE COORDINATE SYSTEM, GRID NORTH, TEXAS CENTRAL ZONE.

BEGINNING AT AN IRON PIN WHICH WAS SET FOR THE SOUTHWEST CORNER OF THE SAID PROPERTY CALLED 34.5 ACRES IN THE DEEDS TO GREEN SCAPING PROPERTIES, LP, (SOUTHEAST CORNER OF LA JOYCE JOHNSON REMAINDER OF PROPERTY DESCRIBED) AT THE SOUTHEAST CORNER OF THE PROPERTY OF GARRON HOUSE AS IT NOW EXISTS (TRACT 2, 36 AC. 527/337). THIS CORNER EXISTS IN THE NORTH BOUNDARY OF THE APOLONARIO GILL SURVEY, IN THE SOUTH BOUNDARY OF THE C.H. MAYHAN SURVEY AND IN THE COMMON BOUNDARY BETWEEN TWO PARCELS OF GREEN SCAPING PROPERTIES LP (NORTH LINE OF PARCEL 2 FIRST TRACT 78.9 AC. AND SOUTH LINE OF PARCEL 2 SECOND TRACT 34.5 AC., REMAINDER OF 114.4 AC.). THIS CORNER EXISTS AT THE SOUTHWEST CORNER OF THE 36.2 ACRES AS DESCRIBED IN PRIOR DEEDS 152/450 AND 367/576.

THENCE WITH THE WEST BOUNDARY OF THE LA JOYCE JOHNSON REMAINDER OF THE SAID PARCEL 2, SECOND TRACT, WITH A LINE THAT DEPARTS THE EXISTING FENCE LINE, WITH THE COMMON BOUNDARY BETWEEN THE PROPERTY OF LA JOYCE JOHNSON AND GARRON HOUSE (FOLLOWING W. LINE OF 36.2 AC. PER PRIOR DEEDS), N 03°23'48" W 2372.22 FEET TO A CAPPED IRON PIN WHICH WAS SET IN AN EXISTING DRIVEWAY AT THE NORTHEAST CORNER OF A PROPOSED 20 FOOT WIDE ACCESS EASEMENT THAT CONNECTS THIS PROPERTY TO COUNTY ROAD 354.

THENCE WITH THE NORTH BOUNDARY OF THE SAID PARCEL 2 SECOND TRACT, (L35) S 73°03'15"E 70.39 FEET TO THE WEST BOUNDARY OF A SMALL FENCED CEMETERY PARCEL WHICH ADJOINS THE SOUTH BOUNDARY OF THE ROUND GROVE CEMETERY (SEE UNDEFINED CEMETERY RESERVATION BY LA JOYCE JOHNSON 885/256).

THENCE WITH THE FENCED BOUNDARY OF THE EXISTING CEMETERY, (L36) S 02°40'27"E 36.95 FEET; AND (L37) S 88°59'31"E 126.73 FEET.

THENCE WITH THE NORTH LINE OF THE SAID 36.2 ACRE PARCEL AS DESCRIBED IN THE COMMITMENT (TRACT 5) AND AS DESCRIBED IN PRIOR DEEDS, FOLLOWING THE NORTH LINE OF PARCEL 2 SECOND TRACT (DEEDS TO GREEN SCAPING PROPERTIES, LP), S 73°03'13"E PASSING IRON PINS SET ON LINE, CONTINUING IN ALL 934.81 FEET TO A CAPPED IRON PIN SET ON THE WEST SIDE OF ARMSTRONG CREEK. THIS CORNER EXISTS IN THE SOUTH LINE OF THE PROPERTY OF NORMA NELL HOUSE (38/12), AS IMPACTED BY AREA FENCES AND AS IMPACTED BY DEEDS TO THURSTON & NORMA NELL HOUSE 660/204 AND 535/885 AND A DEED TO R.E. HOUSE (246/339), LESS EXCEPTIONS.

THENCE WITH THE EAST BOUNDARY OF THE PROPERTY OF GREEN SCAPING PROPERTIES, LP, (PARALLEL TO AND 30' WESTERLY FROM THE CENTERLINE OF ARMSTRONG CREEK), FOLLOWING THE WEST BOUNDARY OF A 30 FOOT WIDE STRIP RESERVED BY LA JOYCE JOHNSON IN THE DEEDS TO GREEN SCAPING PROPERTIES, LP, SETTING CAPPED IRON PINS AS FOLLOWS; S 31°43'20"W 173.25 FEET; (L27) S 19°23'52"E 97.64 FEET; S 15°12'36"W 605.31 FEET; S 43°38'01"W 493.21 FEET; (L28) S 29°44'16"W 142.53 FEET; (L29) S 47°49'15"W 304.53 FEET; (L30) S 03°59'16"W 95.95 FEET; (L31) S 27°39'37"E 161.82 FEET; (L32) S 14°39'25"E 327.15 FEET; (L33) S 38°38'16"W 29.98 FEET; AND (L34) S 59°41'08"W 31.79 FEET.

THENCE (L23) N 71°17'11"W 88.07 FEET TO AN IRON PIN SET FOR THE NORTHEAST CORNER OF THE 78.9 ACRE TRACT 2 DESCRIBED IN THE DEEDS TO GREEN SCAPING PROPERTIES LP.

THENCE WITH THE COMMON BOUNDARY BETWEEN TWO PARCELS OF GREEN SCAPING PROPERTIES LP, (L24) N 71°17'02"W 123.42 FEET TO THE POINT OF BEGINNING.