

### Legal-Description

Being part of the land conveyed by Rouse-Teachers Land Holdings, Inc., a Maryland corporation, to Inglewood North, L.L.C., a Maryland corporation, by deed dated January 4, 2005 and recorded among the Land Records of Prince George's County, Maryland in Liber 22304 at folio 506, and being more particularly described as follows:

Commencing at the beginning of the first or South 81° 54' 18" East 985.77 foot line of Exhibit A in the aforesaid deed; thence South 47°47'42" West, 717.47 feet to the POINT OF BEGINNING; thence

1. South 00°47'11" East, 197.11 feet to the beginning of a curve to the left having a radius of 419.57 feet and whose chord bears South 21°55'35" East a distance of 302.63 feet; thence
2. southerly along said curve, an arc distance of 309.61 feet to the beginning of a reverse curve to the right having a radius of 420.99 feet and whose chord bears South 20°02'18" East a distance of 329.37 feet; thence
3. southerly along said curve, an arc distance of 338.40 feet to a point; thence
4. South 00°52'35" West, 0.74 feet to a point; thence
5. South 01°14'13" East, 77.51 feet to a point; thence
6. South 38°21'01" West, 80.16 feet to a point; thence
7. South 41°53'31" West, 290.59 feet to the beginning of a curve to the left having a radius of 445.00 feet and whose chord bears South 37°28'43" West a distance of 68.49 feet; thence
8. southwesterly along said curve, an arc distance of 68.55 feet to a point; thence
9. South 33°03'55" West, 110.37 feet to a point; thence
10. South 56°55'01" East, 289.41 feet to the beginning of a curve to the right having a radius of 532.00 feet and whose chord bears South 51°00'14" East a distance of 109.61 feet; thence
11. southeasterly along said curve, an arc distance of 109.81 feet to a point; thence
13. South 45°05'27" East, 27.08 feet to the beginning of curve of a non tangent curve to the right, having a radius of 110.70 feet and whose chord bears South 58°05'55" East a distance of 192.10 feet; thence

14. southeasterly along said curve, an arc distance of 232.58 feet to a point; thence
15. South  $58^{\circ}07'03''$  East, 145.17 feet to the beginning of a curve to the right having a radius of 880.00 feet and whose chord bears South  $53^{\circ}07'03''$  East a distance of 153.39 feet; thence
16. southeasterly along said curve, an arc distance of 153.59 feet to a point; thence
17. South  $48^{\circ}07'03''$  East, 30.29 feet to a point; thence
18. South  $41^{\circ}52'57''$  West, 88.00 feet to a point; thence
19. South  $48^{\circ}07'03''$  East, 8.36 feet to the beginning of a curve to the right having a radius of 30.00 feet and whose chord bears South  $10^{\circ}51'03''$  East a distance of 36.33 feet; thence
20. southerly along said curve, an arc distance of 39.03 feet to a point; thence
21. South  $48^{\circ}07'03''$  East, 26.17 feet to the beginning of curve of a non tangent curve to the left, having a radius of 30.00 feet and whose chord bears South  $49^{\circ}36'57''$  West a distance of 8.07 feet; thence
22. southwesterly along said curve, an arc distance of 8.10 feet to a point; thence
23. South  $41^{\circ}52'57''$  West, 274.47 feet to a point; thence
24. continue southwesterly along said line, 13.00 feet to the beginning of a curve to the left having a radius of 20.00 feet and whose chord bears South  $03^{\circ}07'03''$  East a distance of 28.28 feet; thence
25. southerly along said curve, an arc distance of 31.42 feet to a point; thence
26. South  $48^{\circ}07'03''$  East, 48.73 feet to the beginning of a curve to the left having a radius of 3.00 feet and whose chord bears North  $86^{\circ}52'57''$  East a distance of 4.24 feet; thence
27. easterly along said curve, an arc distance of 4.71 feet to a point; thence
28. North  $41^{\circ}52'57''$  East, 5.00 feet to a point; thence
29. South  $48^{\circ}07'03''$  East, 273.00 feet to a point; thence
30. South  $41^{\circ}52'57''$  West, 5.00 feet to the beginning of a curve to the left having a radius of 3.00 feet and whose chord bears South  $03^{\circ}07'03''$  East a distance of 4.24 feet; thence
31. southerly along said curve, an arc distance of 4.71 feet to a point; thence

32. South  $48^{\circ}07'03''$  East, 7.41 feet to the beginning of a curve to the left having a radius of 10.00 feet and whose chord bears South  $56^{\circ}16'35''$  East a distance of 2.84 feet; thence
33. southeasterly along said curve, an arc distance of 2.85 feet to the beginning of a compound curve to the left having a radius of 101.33 feet and whose chord bears South  $79^{\circ}06'48''$  East a distance of 51.35 feet; thence
34. easterly along said curve, an arc distance of 51.92 feet to a point; thence
35. North  $86^{\circ}30'23''$  East, 0.05 feet to a point; thence
36. North  $86^{\circ}48'13''$  East, 5.29 feet to a point; thence
37. North  $88^{\circ}06'57''$  East, 0.23 feet to the beginning of curve of a non tangent curve to the left, having a radius of 98.58 feet and whose chord bears North  $76^{\circ}49'16''$  East a distance of 43.03 feet; thence
38. easterly along said curve, an arc distance of 43.38 feet to the beginning of a compound curve to the left having a radius of 30.00 feet and whose chord bears North  $53^{\circ}02'54''$  East a distance of 11.62 feet; thence
39. northeasterly along said curve, an arc distance of 11.69 feet to a point; thence
40. North  $41^{\circ}52'57''$  East, 3.84 feet to a point; thence
41. continue northeasterly along said line, 8.05 feet to the beginning of a curve to the left having a radius of 3.00 feet and whose chord bears North  $03^{\circ}07'03''$  West a distance of 4.24 feet; thence
42. northerly along said curve, an arc distance of 4.71 feet to a point; thence
43. North  $48^{\circ}07'03''$  West, 5.00 feet to a point; thence
44. North  $41^{\circ}52'57''$  East, 132.00 feet to a point; thence
45. South  $48^{\circ}07'03''$  East, 4.81 feet to the beginning of a curve to the left having a radius of 3.00 feet and whose chord bears North  $86^{\circ}52'57''$  East a distance of 4.24 feet; thence
46. easterly along said curve, an arc distance of 4.71 feet to a point; thence
47. North  $41^{\circ}52'57''$  East, 30.61 feet to the beginning of a curve to the left having a radius of 15.00 feet and whose chord bears North  $34^{\circ}43'40''$  East a distance of 3.74 feet; thence
48. northeasterly along said curve, an arc distance of 3.75 feet to the beginning of a compound curve to the left having a radius of 94.93 feet and whose chord bears North  $26^{\circ}09'56''$  East a distance of 4.66 feet; thence

49. ~~northeasterly along said curve, an arc distance of 4.66 feet to the beginning of curve of a non-tangent curve to the left, having a radius of 110.00 feet and whose chord bears South 47°56'06" East a distance of 69.18 feet; thence~~
50. southeasterly along said curve, an arc distance of 70.37 feet to the beginning of curve of a non tangent curve to the left, having a radius of 98.16 feet and whose chord bears South 59°29'46" West a distance of 1.29 feet; thence
51. southwesterly along said curve, an arc distance of 1.29 feet to the beginning of a compound curve to the left having a radius of 15.00 feet and whose chord bears South 50°30'04" West a distance of 4.50 feet; thence
52. southwesterly along said curve, an arc distance of 4.51 feet to a point; thence
53. South 41°52'57" West, 32.91 feet to the beginning of a curve to the left having a radius of 3.00 feet and whose chord bears South 03°07'03" East a distance of 4.24 feet; thence
54. southerly along said curve, an arc distance of 4.71 feet to a point; thence
55. South 48°07'03" East, 4.81 feet to a point; thence
56. South 41°52'57" West, 132.00 feet to a point; thence
57. North 48°07'03" West, 5.00 feet to the beginning of a curve to the left having a radius of 3.00 feet and whose chord bears South 86°50'14" West a distance of 4.25 feet; thence
58. westerly along said curve, an arc distance of 4.72 feet to a point; thence
59. South 41°47'32" West, 8.05 feet to the beginning of curve of a non tangent curve to the left, having a radius of 30.00 feet and whose chord bears South 33°25'16" West a distance of 7.10 feet; thence
60. southwesterly along said curve, an arc distance of 7.12 feet to the beginning of a compound curve to the left having a radius of 94.93 feet and whose chord bears South 11°12'08" West a distance of 50.49 feet; thence
61. southerly along said curve, an arc distance of 51.11 feet to a point; thence
62. South 03°42'31" East, 0.09 feet to a point; thence
63. South 03°11'47" East, 5.29 feet to a point; thence
64. South 01°37'34" East, 0.29 feet to the beginning of curve of a non tangent curve to the left, having a radius of 101.33 feet and whose chord bears South 17°07'18" East a distance of 51.35 feet; thence

65. southerly along said curve, an arc distance of 51.92 feet to the beginning of a compound curve to the left having a radius of 10.00 feet and whose chord bears South  $39^{\circ}57'31''$  East a distance of 2.84 feet; thence
66. southeasterly along said curve, an arc distance of 2.85 feet to a point; thence
67. South  $48^{\circ}07'03''$  East, 7.41 feet to the beginning of a curve to the left having a radius of 3.00 feet and whose chord bears North  $86^{\circ}52'57''$  East a distance of 4.24 feet; thence
68. easterly along said curve, an arc distance of 4.71 feet to a point; thence
69. North  $41^{\circ}52'57''$  East, 5.00 feet to a point; thence
70. South  $48^{\circ}07'03''$  East, 261.00 feet to a point; thence
71. South  $41^{\circ}52'57''$  West, 5.00 feet to the beginning of a curve to the left having a radius of 3.00 feet and whose chord bears South  $03^{\circ}07'03''$  East a distance of 4.24 feet; thence
72. southerly along said curve, an arc distance of 4.71 feet to a point; thence
73. South  $48^{\circ}07'03''$  East, 25.16 feet to the beginning of a curve to the left having a radius of 15.00 feet and whose chord bears North  $86^{\circ}52'57''$  East a distance of 21.21 feet; thence
74. easterly along said curve, an arc distance of 23.56 feet to a point; thence
75. North  $41^{\circ}42'01''$  East, 292.47 feet to the beginning of curve of a non tangent curve to the left, having a radius of 30.00 feet and whose chord bears North  $34^{\circ}08'54''$  East a distance of 8.07 feet; thence
76. northeasterly along said curve, an arc distance of 8.10 feet to a point; thence
77. South  $48^{\circ}07'03''$  East, 479.53 feet to the beginning of curve of a non tangent curve to the left, having a radius of 110.00 feet and whose chord bears South  $69^{\circ}47'06''$  East a distance of 217.68 feet; thence
78. easterly along said curve, an arc distance of 313.58 feet to a point; thence
79. North  $80^{\circ}56'57''$  East, 75.39 feet to a point; thence
80. South  $09^{\circ}03'03''$  East, 167.58 feet to a point; thence
81. South  $39^{\circ}08'43''$  East, 167.90 feet to a point; thence
82. South  $45^{\circ}18'43''$  East, 791.71 feet to a point; thence

83. South  $42^{\circ}53'41''$  West, 1,082.43 feet to a point; thence
84. ~~North  $47^{\circ}06'19''$  West, 80.00 feet to a point; thence~~
85. North  $42^{\circ}53'41''$  East, 412.70 feet to a point; thence
86. North  $01^{\circ}56'29''$  West, 35.60 feet to the beginning of curve of a non tangent curve to the right, having a radius of 454.27 feet and whose chord bears North  $37^{\circ}43'37''$  West a distance of 147.99 feet; thence
87. northwesterly along said curve, an arc distance of 148.65 feet to a point; thence
88. North  $28^{\circ}24'05''$  West, 217.73 feet to a point; thence
89. South  $61^{\circ}40'47''$  West, 457.71 feet to a point; thence
90. South  $42^{\circ}51'52''$  West, 593.53 feet to a point on the northeast right of way line of the Capital Beltway / Ramp D as shown on Maryland State Road Commission Plat No. 17734; thence running with said northeast right of way line as shown on Maryland State Road Commission Plats 17734, 16167 and 30322, said point being the beginning of curve of a non tangent curve to the left, having a radius of 2,964.79 feet and whose chord bears North  $72^{\circ}56'49''$  West a distance of 330.17 feet; thence
91. westerly along said curve, an arc distance of 330.34 feet to a point; thence
92. North  $65^{\circ}49'10''$  West, 125.43 feet to the beginning of curve of a non tangent curve to the right, having a radius of 677.48 feet and whose chord bears North  $53^{\circ}06'47''$  West a distance of 152.32 feet; thence
93. northwesterly along said curve, an arc distance of 152.64 feet to a point; thence
94. North  $46^{\circ}39'31''$  West, 39.46 feet to a point; thence
95. North  $43^{\circ}20'29''$  East, 30.00 feet to a point; thence
96. North  $46^{\circ}39'31''$  West, 70.00 feet to a point; thence
97. South  $43^{\circ}20'29''$  West, 30.00 feet to a point; thence
98. North  $46^{\circ}39'31''$  West, 1,058.68 feet to the beginning of a curve to the right having a radius of 696.11 feet and whose chord bears North  $34^{\circ}15'22''$  West a distance of 299.02 feet; thence
99. northwesterly along said curve, an arc distance of 301.37 feet to a point; thence

100. North  $13^{\circ}09'32''$  West, 796.25 feet to the beginning of a curve to the right having a radius of 11,309.16 feet and whose chord bears North  $12^{\circ}11'45''$  West a distance of 380.20 feet; thence
101. northerly along said curve, an arc distance of 380.22 feet to a point; thence
102. North  $01^{\circ}55'42''$  East, 1,483.90 feet to a point; thence
103. North  $47^{\circ}47'42''$  East, 903.20 feet to a point; thence to the POINT OF BEGINNING.

Containing 6,176,821 square feet or 141.8003 acres, more or less.

Tax Account Number: 3803889