

**Metes and Bounds Description
of
Parkside Drive Centerline
in the
Amended Parcel A Lakemont Farms Plan Phase No. 1
South Fayette Township**

All that certain area known and recorded as Parkside Drive, a 50' right of way as shown upon the Amended Parcel A Lakemont Farms Plan Phase No. 1 as recorded in Plan Book Volume 154, pages 108 and 109 situate in the Township of South Fayette, County of Allegheny, Commonwealth of Pennsylvania, the centerline of which is as more fully described here to wit:

Beginning at a point on the northerly right of way line of Lakeview Drive a 50' right of way where the same is intersected by the dividing line of lots 2A and 3A in the above described Amended Parcel A - Lakemont Farms Plan Phase No. 1 as recorded; Thence along the said northerly right of way line in a generally easterly direction, by the arc of a circle, curving to the left, having a radius of 175.00', for an arc distance of 42.65' to a point of tangent in the said right of way; Thence continuing, North 40° 27' 20" East for a distance of 159.46' to a point where the centerline of the herein described right of way intersects with the above described Northerly right of way of Lakeview Drive, said point being the "True Point of Beginning" of the herein described; Thence by the centerline of the herein described 50' right of way, in a generally northerly direction, North 49° 32' 40" West a distance of 70.00' to a point of curve; Thence continuing, by the arc of a circle, curving to the right, having a radius of 75.00', for an arc distance of 92.20' to a point of reverse curve; Thence continuing, by the arc of a circle, curving to the left, having a radius of 2525.00', for an arc distance of 59.76' to a point of tangent; Thence continuing, North 19° 32' 08" East, a distance of 36.72 feet to a point of curve; Thence continuing, by the arc of a circle, curving to the left, having a radius of 50.00', for an arc distance of 37.96' to a point of tangent; Thence continuing, North 23° 58' 03" West, a distance of 55.90' to a point, being the centerline radius point of a 50.00'.

Said Centerline as herein described contains a length of 352.54 lineal feet.