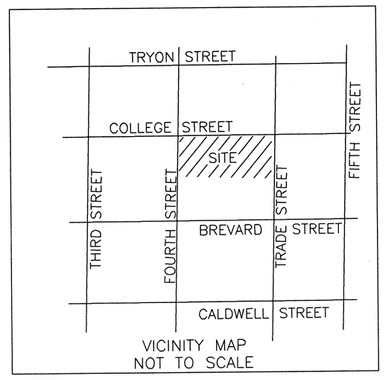
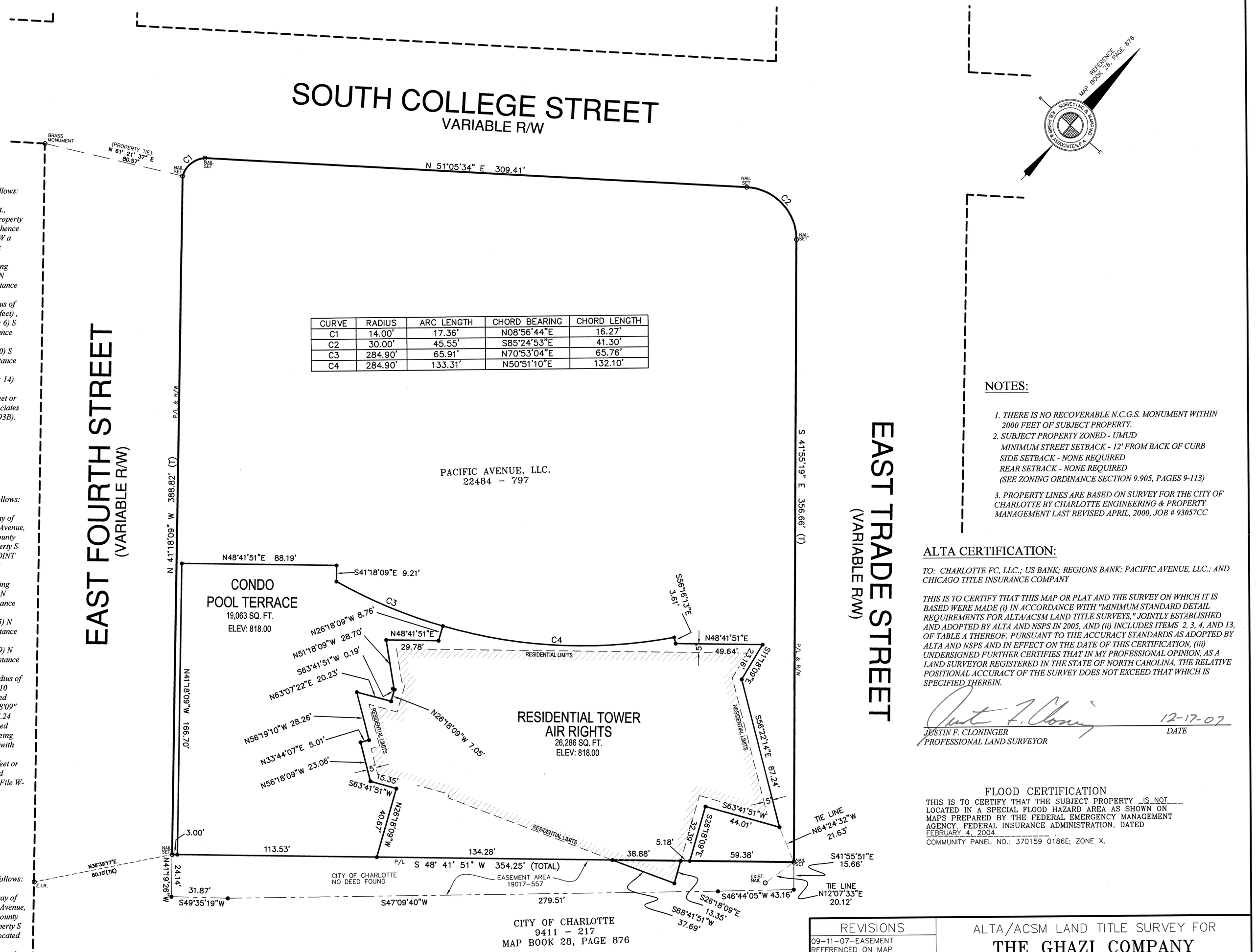


VICINITY MAP
NOT TO SCALE



CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	14.00'	17.36'	N08°56'44"E	16.27'
C2	30.00'	45.55'	S85°24'53"E	41.30'
C3	284.90'	65.91'	N70°53'04"E	65.76'
C4	284.90'	133.31'	N50°51'10"E	132.10'

Legal Description
POOL TERRACE

That certain parcel of land, situated, lying and being in the City of Charlotte, Mecklenburg County, North Carolina, and being more particularly described as follows:

COMMENCING at a new nail located on the southern right of way of East Trade St., said point also being located at the southeast corner of the Pacific Avenue, LLC. Property as described in Deed Book 22484, Page 797 of the Mecklenburg County Registry; thence with the southern line of the aforesaid Pacific Avenue, LLC. Property S 48°41'51" W a distance of 237.72 feet to a calculated point; which is the POINT OF BEGINNING; thence with the southern line of the aforesaid Pacific Avenue, LLC. Property S 48°41'51" W a distance of 113.53 feet to a calculated point; thence with the following 15 courses and distances through the aforesaid Pacific Avenue, LLC. Property: 1) N 41°18'09" W a distance of 166.70 feet to a calculated point; 2) N 48°41'51" E a distance of 88.19 feet to a calculated point; 3) S 41°18'09" E a distance of 9.21 feet to a calculated point; 4) with the arc of a circular curve turning to the left with a radius of 284.90 feet, and an arc length of 65.91, (chord: N 70°53'04" E a distance of 65.76 feet) , to a calculated point; 5) S 26°18'09" E a distance of 8.76 feet to a calculated point; 6) S 48°41'51" W a distance of 29.78 feet to a calculated point; 7) S 51°18'09" E a distance of 28.70 feet to a calculated point; 8) N 63°41'51" E a distance of 0.19 feet to a calculated point; 9) S 26°18'09" E a distance of 7.05 feet to a calculated point; 10) S 63°07'22" W a distance of 20.23 feet to a calculated point; 11) S 56°19'10" E a distance of 28.26 feet to a calculated point; 12) S 33°44'07" W a distance of 5.01 feet to a calculated point; 13) S 56°18'09" E a distance of 23.06 feet to a calculated point; 14) N 63°41'51" E a distance of 15.35 feet to a calculated point; 15) S 26°18'09" E a distance of 40.67 feet to the POINT OF BEGINNING; Containing 19,063 square feet or 0.4376 acres at elevation 818.00 feet as shown on a survey by R.B. Pharr and Associates P.A. dated August 20, 2004, and last revised September 11, 2007, (Map File W-3093B).

H/Legal Descriptions/71461POOL

Legal Description
RESIDENTIAL TOWER AIR RIGHTS (AREA WITHIN PARCEL125-011-17)

That certain parcel of land, situated, lying and being in the City of Charlotte; Mecklenburg County, North Carolina, and being more particularly described as follows:

COMMENCING at a new nail, said point being located on the southern right of way of East Trade St., said point also being located at the southeast corner of the Pacific Avenue, LLC. Property as described in Deed Book 22484, Page 797 of the Mecklenburg County Registry; thence with the southern line of the aforesaid Pacific Avenue, LLC. Property S 48°41'51" W a distance of 103.44 feet to a calculated point said point being the POINT OF BEGINNING located on a southern line of the Pacific Avenue, LLC. Property; thence with the southern line of the aforesaid Pacific Avenue, LLC. Property S 48°41'51" W a distance of 134.28 feet to a calculated point; thence with the following 18 courses and distances through the aforesaid Pacific Avenue, LLC. Property; 1) N 26°18'09" W a distance of 40.67 feet to a calculated point; 2) S 63°41'51" W a distance of 15.35 feet to a calculated point; 3) N 56°18'09" W a distance of 23.06 feet to a calculated point; 4) N 33°44'07" E a distance of 5.01 feet to a calculated point; 5) N 56°19'10" W a distance of 28.26 feet to a calculated point; 6) N 63°07'22" E a distance of 20.23 feet to a calculated point; 7) N 26°18'09" W a distance of 7.05 feet to a calculated point; 8) S 63°41'51" W a distance of 0.19 feet to a calculated point; 9) N 51°18'09" W a distance of 28.70 feet to a calculated point; 10) N 48°41'51" E a distance of 29.78 feet to a calculated point; 11) N 26°18'09" W a distance of 8.76 feet to a calculated point; 12) with the arc of a circular curve turning to the left with a radius of 284.90 feet, and an arc length of 133.31, (chord: N 50°51'10" E a distance of 132.10 feet) , to a calculated point; 13) S 56°16'13" E a distance of 3.61 feet to a calculated point; 14) N 48°41'51" E a distance of 49.64 feet to a calculated point; 15) S 11°18'09" E a distance of 23.16 feet to a calculated point; 16) S 56°22'14" E a distance of 87.24 feet to a calculated point; 17) S 63°41'51" W a distance of 44.01 feet to a calculated point; 18) S 26°18'09" E a distance of 32.39 feet to a calculated point said point being located on a southern line of the aforesaid Pacific Avenue, LLC. Property; thence with the southern line of the aforesaid Pacific Avenue, LLC. Property S 48°41'51" W a distance of 44.06 feet to the POINT OF BEGINNING; Containing 26,035 square feet or 0.5977 acres at an elevation of 818.00 feet as shown on a survey by R.B. Pharr and Associates P.A. dated August 20, 2004, and last revised September 11, 2007(Map File W-3093B).

H/Legal Descriptions/71641T1

Legal Description
RESIDENTIAL TOWER AIR RIGHTS (AREA WITHIN PARCELS 125-011-01)

That certain parcel of land, situated, lying and being in the City of Charlotte; Mecklenburg County, North Carolina, and being more particularly described as follows:

COMMENCING at a new nail, said point being located on the southern right of way of East Trade St. said point also being located at the southeast corner of the Pacific Avenue, LLC. Property as described in Deed Book 22484, Page 797 of the Mecklenburg County Registry; thence with the southern line of the aforesaid Pacific Avenue, LLC. Property S 48°41'51" W a distance of 64.56 feet to a calculated point, said point also being located on a northern line of the City of Charlotte Property; which is the POINT OF BEGINNING; thence with the following 2 courses and distances through the aforesaid City of Charlotte Property: 1) S 26°18'09" E a distance of 13.35 feet to a calculated point; 2) S 68°41'51" W a distance of 37.69 feet to a calculated point said point being located on the southern line of the aforesaid Pacific Avenue, LLC. Property; thence with the southern line of the aforesaid Pacific Avenue, LLC. Property N 48°41'51" E a distance of 38.88 feet to the POINT OF BEGINNING; Containing 251 square feet or 0.0058 acres at elevation 818.00 feet as shown on a survey by R.B. Pharr and Associates P.A. dated August 20, 2004, and last revised September 11, 2007, (Map File W-3093B).

H/Legal Descriptions/71641T2

40 0 40 80 120
1" = 40'
SCALE IN FEET

NOTES:

1. *THERE IS NO RECOVERABLE N.C.G.S. MONUMENT WITHIN 2000 FEET OF SUBJECT PROPERTY.*
2. *SUBJECT PROPERTY ZONED - UMUD*
   MINIMUM STREET SETBACK - 12' FROM BACK OF CURB
   SIDE SETBACK - NONE REQUIRED
   REAR SETBACK - NONE REQUIRED
   (SEE ZONING ORDINANCE SECTION 9.905, PAGES 9-113)
3. *PROPERTY LINES ARE BASED ON SURVEY FOR THE CITY OF CHARLOTTE BY CHARLOTTE ENGINEERING & PROPERTY MANAGEMENT LAST REVISED APRIL, 2000, JOB # 93057CC*

ALTA CERTIFICATION:

TO: CHARLOTTE FC, LLC.; US BANK; REGIONS BANK; PACIFIC AVENUE, LLC.; AND CHICAGO TITLE INSURANCE COMPANY

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE (i) IN ACCORDANCE WITH "MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS," JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS IN 2005, AND (ii) INCLUDES ITEMS 2, 3, 4, AND 13, OF TABLE A THEREOF. PURSUANT TO THE ACCURACY STANDARDS AS ADOPTED BY ALTA AND NSPS AND IN EFFECT ON THE DATE OF THIS CERTIFICATION, (iii) UNDERSIGNED FURTHER CERTIFIES THAT IN MY PROFESSIONAL OPINION, AS A LAND SURVEYOR REGISTERED IN THE STATE OF NORTH CAROLINA, THE RELATIVE POSITIONAL ACCURACY OF THE SURVEY DOES NOT EXCEED THAT WHICH IS SPECIFIED THEREIN.

JUSTIN F. CLONINGER — *12-17-07*
PROFESSIONAL LAND SURVEYOR — *DATE*

FLOOD CERTIFICATION

THIS IS TO CERTIFY THAT THE SUBJECT PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS SHOWN ON MAPS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FEDERAL INSURANCE ADMINISTRATION, DATED FEBRUARY 4, 2004
COMMUNITY PANEL NO.: 370159 0186E; ZONE X.

NORTH CAROLINA PROFESSIONAL SEAL L-4430 LAND SURVEYOR JUSTIN F. CLONINGER

THIS IS TO CERTIFY THAT ON THE 20th DAY OF AUGUST 20 04 AN ACTUAL SURVEY WAS MADE UNDER MY SUPERVISION OF THE PROPERTY SHOWN ON THIS PLAT, AND THAT THE BOUNDARY LINES AND THE IMPROVEMENTS, IF ANY, ARE AS SHOWN HEREON. THIS PLAT MEETS THE MINIMUM STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA, BOARD RULE .1600 (21 NCAC 56) AND THE RATIO OF PRECISION DOES NOT EXCEED AN ERROR OF CLOSURE OF ONE (1) FOOT PER 10,000 FEET OF PERIMETER SURVEYED NOR 20 SECONDS TIMES THE SQUARE ROOT OF THE NUMBER OF ANGLES TURNED.

SIGNED

REVISIONS
09-11-07-EASEMENT REFERENCED ON MAP

ALTA/ACSM LAND TITLE SURVEY FOR
THE GHAZI COMPANY
RE: OLD CONVENTION CENTER/EPICENTER
101 SOUTH COLLEGE STREET
CHARLOTTE, MECKLENBURG COUNTY, NORTH CAROLINA
TAX PARCEL: 125-011-07
DEED BOOK 22484, PAGE 797
IMPORTANT PROJECTS/EPICENTER/64367

R.B. PHARR & ASSOCIATES, P.A.
SURVEYING & MAPPING
420 HAWTHORNE LANE CHARLOTTE, N.C. 28204 TEL. (704) 376-2186

CREW:	DRAWN:	REVISED:	SCALE:	DATE:	FILE NO. W-3093B
BC	CEB	CEB	1" = 40'	AUGUST 20, 2004	JOB NO. 71641