

11287) 7051

B) Commencing at the intersection of the southerly right-of-way line of Picardy Avenue with the westerly right-of-way line of Essen Lane and point of beginning; thence S 28°40'00" W 380.0' along the westerly right-of-way line to its intersection with the northerly right-of-way line of the Louisiana and Arkansas Railroad; thence N 56°08'01" W 251.03' along the northerly right-of-way line of the Louisiana and Arkansas Railroad right-of-way to the southeast corner of Lot 1 of Calais Office Park, First Filing; thence N 28°40'00" E 253.46' to a point on the southerly right-of-way line of Picardy Avenue; thence along the arc of a curve to the left whose radius is 314.64' subtending an angle of 05°09'59" 28.37' to a point; thence S 85°09'04" W 96.61' to a point; thence along the arc of a curve to the right whose radius is 215.75' subtending an angle of 33°30'56" 126.20' to a point; thence S 61°20'00" E 26.0' to the point of beginning and containing 1.91 acres and being designated as the "Theo F. Cangelosi, et al Unsubdivided Property" on a final plat of Calais Office Park, First Filing, located in Section 52 & 53, T7S, R1E, Greensburg Land of Louisiana, East Baton Rouge Parish, Louisiana.

65 C) Commencing at the intersection of the northerly right-of-way line of the Louisiana and Arkansas Railroad with the westerly right-of-way line of Essen Lane; thence N 56°08'01" W 2,117.92' along the northerly right-of-way line of the Louisiana and Arkansas Railroad to the southwesterly corner of Calais Office Park, Second Filing, Part 1; thence N 29°10'33" E 1,042.90' to the point of beginning; thence N 29°10'33" E 480.00' to a point and corner; thence S 61°20'00" E 205.69' to a point and corner; thence S 28°40'00" W 480.00' to a point and corner; thence N 61°19'41" W 209.95' to the point of beginning and containing 2.29 acres and being designated as Tract "TC", Theo F. Cangelosi, et al Property, located in Section 41, T7S, R1E, Greensburg Land District of Louisiana, East Baton Rouge Parish, Louisiana.

D) Commencing at the intersection of the southerly right-of-way line of the Louisiana and Arkansas Railroad with the westerly right-of-way line of Essen Lane; thence N 56°08'01" W 914.83' along the southerly right-of-way line of the Louisiana and Arkansas Railroad to the point of beginning; thence S 33°50'10" W 465.2' to a point and corner; thence N 53°56'37" W 137.96' to a point and corner; thence S 33°50'10" W 432.0' to a point on the northerly right-of-way line of Perkins Road; thence N 53°53'04" W 997.14' along the northerly right-of-way line of Perkins Road to a point and corner; thence N 29°10'33" E 855.83' to a point on the southerly right-of-way line of the Louisiana and Arkansas Railroad; thence S 56°08'01" E 1,203.98' along the southerly right-of-way line of the Louisiana and Arkansas Railroad to the point of beginning and containing 22.01 acres and being designated as the "Remainder of the Theo F. Cangelosi, et al Property", located in Sections 42 & 52, T7S, R1E, Greensburg Land District of Louisiana, East Baton Rouge Parish, Louisiana.

E) A certain tract or parcel of land containing 12.73 acres being a portion of the Theo Cangelosi unsubdivided tract, formerly being a portion of the Dr. L. E. Morgan Estate located in Sections 41 and 52, T7S, R1E, Greensburg Land District of Louisiana, East Baton Rouge Parish, Louisiana, being more particularly described as follows: