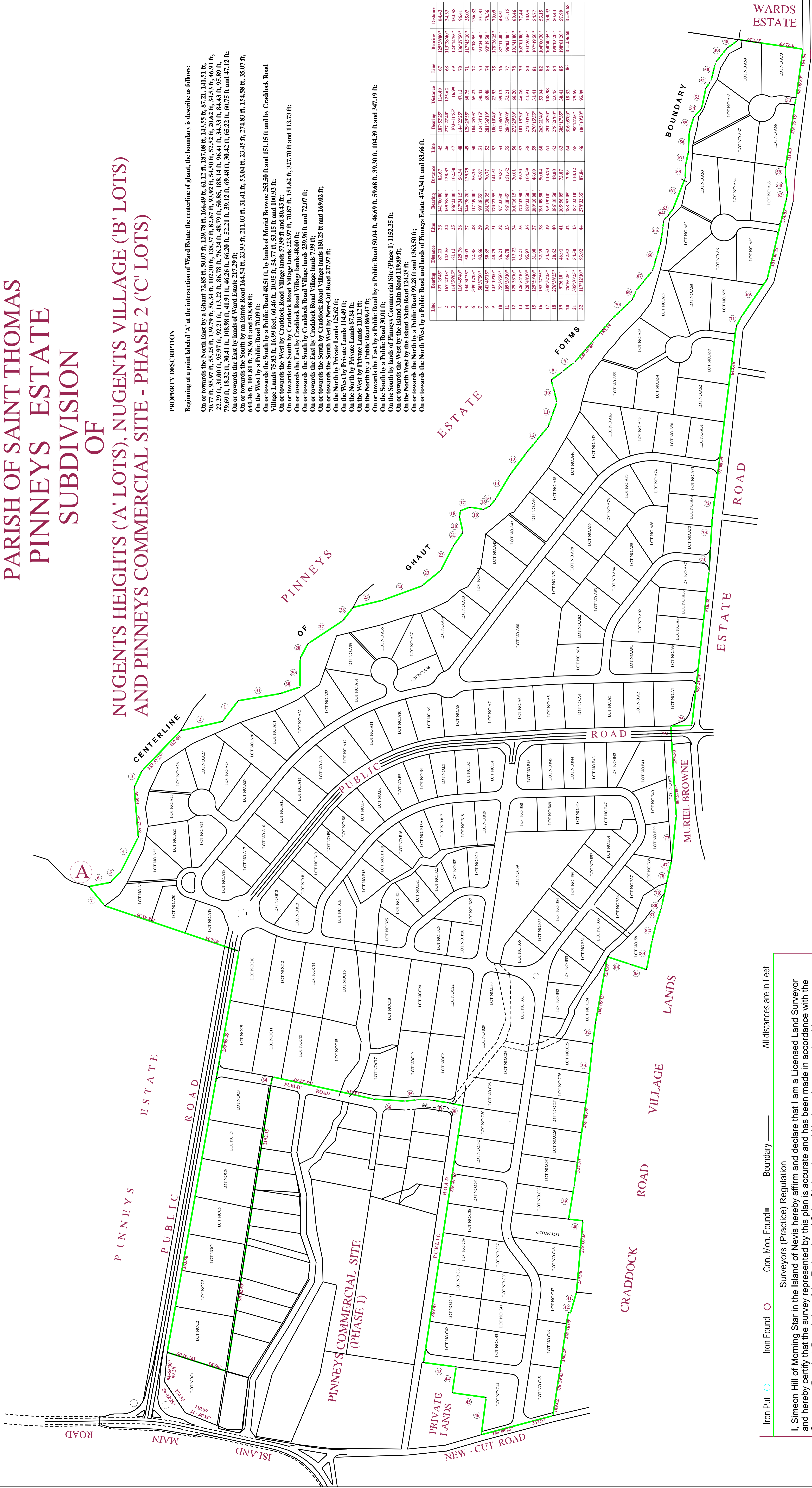


# NEVIS PARISH OF SAINT THOMAS PINNEYS ESTATE SUBDIVISION OF NUGENTS HEIGHTS ('A' LOTS), NUGENTS VILLAGE ('B' LOTS) AND PINNEYS COMMERCIAL SITE - PHASE 2 ('C' LOTS)



**PROPERTY DESCRIPTION**

Beginning at a point labeled 'A' at the intersection of Ward Estate the centerline of ghaut, the boundary is describe as follows:  
 On or towards the North East by a Ghaut 72.85 ft, 50.07 ft, 129.78 ft, 166.49 ft, 61.12 ft, 187.08 ft, 143.55 ft, 87.21 ft, 141.51 ft, 70.77 ft, 95.97 ft, 55.25 ft, 139.79 ft, 56.34 ft, 102.30 ft, 138.37 ft, 82.67 ft, 93.92 ft, 54.50 ft, 52.52 ft, 20.62 ft, 34.53 ft, 46.91 ft, 22.29 ft, 31.00 ft, 95.97 ft, 92.21 ft, 113.22 ft, 46.26 ft, 48.79 ft, 50.85 ft, 188.14 ft, 96.41 ft, 34.33 ft, 84.43 ft, 84.43 ft, 95.89 ft, 79.69 ft, 18.32 ft, 30.41 ft, 108.98 ft, 41.91 ft, 46.26 ft, 66.20 ft, 52.21 ft, 39.12 ft, 69.48 ft, 30.42 ft, 65.22 ft, 60.75 ft, 47.12 ft, 64.46 ft, 101.81 ft, 78.36 ft and 518.48 ft;  
 On or towards the South by an Estate Road 164.54 ft, 23.93 ft, 211.03 ft, 31.41 ft, 53.04 ft, 23.45 ft, 274.83 ft, 154.58 ft, 35.07 ft, 644.46 ft, 101.81 ft, 78.36 ft and 518.48 ft;  
 On or towards the South by a Public Road 70.09 ft;  
 On or towards the South by a Public Road 48.51 ft, by lands of Muriel Browne 253.50 ft and 151.15 ft and by Craddock Road Village Lands 75.83 ft, 16.99 feet, 60.46 ft, 10.95 ft, 54.77 ft, 53.15 ft and 100.93 ft;  
 On or towards the West by Craddock Road Village lands 57.99 ft and 80.43 ft;  
 On or towards the South by Craddock Road Village lands 223.97 ft, 70.87 ft, 151.62 ft, 327.70 ft and 113.73 ft;  
 On or towards the East by Craddock Road Village lands 48.00 ft;  
 On or towards the South by Craddock Road Village lands 239.96 ft and 72.07 ft;  
 On or towards the East by Craddock Road Village lands 180.25 ft and 169.02 ft;  
 On or towards the South West by a Public Road 247.57 ft;  
 On or towards the West by Private Lands 125.62 ft;  
 On or towards the North by Private Lands 87.84 ft;  
 On or towards the North by Private Lands 110.12 ft;  
 On or towards the East by a Public Road by a Public Road 50.04 ft, 46.69 ft, 59.68 ft, 39.30 ft, 104.39 ft and 347.19 ft;  
 On or towards the South by a Public Road 30.01 ft;  
 On or towards the South by Pinneys Commercial Site (Phase 1) 1152.35 ft;  
 On or towards the West by the Island Main Road 119.89 ft;  
 On or towards the North West by the Island Main Road 124.35 ft;  
 On or towards the North by a Public Road 99.28 ft and 1363.50 ft;  
 On or towards the North West by a Public Road and lands of Pinneys Estate 474.34 ft and 83.66 ft.

Line	Bearing	Distance	Line	Bearing	Distance	Line	Bearing	Distance
1	127°24'45"	87.21	23	141°00'00"	82.67	45	187°52'25"	114.49
2	117°24'15"	143.55	24	159°58'50"	138.37	46	277°22'40"	125.62
3	114°30'05"	61.12	25	166°25'00"	102.30	47	102°11'55"	16.99
4	134°21'55"	50.07	26	146°32'20"	139.79	48	129°29'45"	60.75
5	134°21'55"	50.07	27	146°32'20"	139.79	49	129°29'45"	60.75
6	149°12'05"	72.85	28	117°40'00"	55.25	50	104°25'05"	65.22
7	50°47'50"	53.06	29	90°18'55"	95.97	51	124°34'15"	30.42
8	141°45'15"	90.85	30	161°38'35"	70.77	52	281°36'10"	69.48
9	141°45'15"	90.85	31	161°38'35"	70.77	53	281°36'10"	69.48
10	152°27'55"	70.77	32	97°13'50"	70.87	54	132°36'05"	30.42
11	109°30'10"	86.78	33	96°10'45"	151.62	55	286°50'00"	52.21
12	129°33'10"	113.22	34	101°16'15"	30.01	56	272°29'30"	66.30
13	129°33'10"	113.22	35	174°42'50"	39.30	57	101°15'30"	46.26
14	129°33'10"	113.22	36	183°42'50"	104.39	58	272°03'05"	41.91
15	129°33'10"	113.22	37	183°42'50"	104.39	59	272°03'05"	41.91
16	152°27'55"	70.77	38	101°09'50"	50.04	60	262°21'40"	53.15
17	138°32'25"	34.53	39	99°19'10"	113.73	61	291°28'30"	108.98
18	270°21'00"	20.62	40	106°19'50"	48.00	62	270°21'00"	23.45
19	9°29'10"	46.91	41	105°50'05"	72.07	63	305°17'35"	30.41
20	105°50'05"	72.07	42	105°50'05"	72.07	64	305°17'35"	30.41
21	485°30'25"	54.54	43	197°12'10"	110.12	65	98°24'25"	79.69
22	117°12'10"	93.92	44	278°52'55"	87.84	66	106°10'20"	95.89

Iron Put Iron Found Con. Mon. Found Boundary All distances are in Feet

I, Simeon Hill of Morning Star in the Island of Nevis hereby affirm and declare that I am a Licensed Land Surveyor and hereby certify that the survey represented by this plan is accurate and has been made in accordance with the Surveyors (Practice) Regulation of the Federation of Saint Christopher and Nevis and was completed in January, 2006 at the request of Pinneys Estate Development Agency.

Hills Surveys & Mapping  
 P.O. BOX 927, Charlestown, Nevis West Indies  
 Tel: (869) 469-7316 Fax: (869) 469-7176

Job No. 204BNDY2  
 Divd No. 204BNDY2  
 Licensed Land Surveyor  
 Date: January 30, 2006.

SCALE: 1 INCH = 220 FEET  
 AREA: 93.21 +/- ACRES