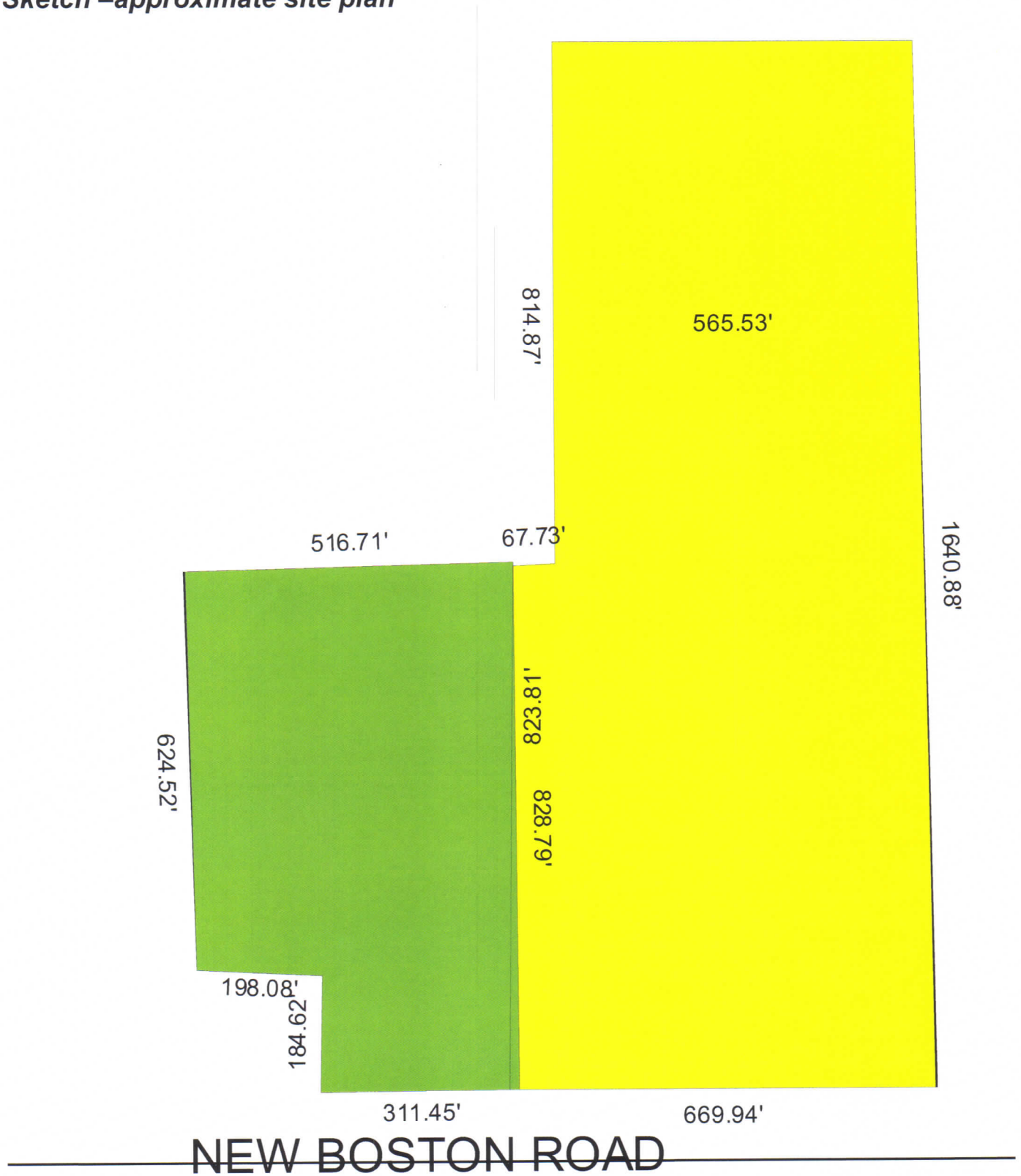


*Sketch – approximate site plan*



## Property Description

### SITE

**Information Sources:** Lender and seller provided information regarding the subject property. I personally inspected the property for derivation of further information regarding this property, and utilized the description provided to me, as well as information obtained from the Bowie County Tax Assessor's and the City of Nash zoning office.

**Site Size:** 31.96 acres, more or less

**Site Shape:** Irregular -see attached sketch of subject's approximate layout.

**Site Topography:** Gently sloping

**Road Frontage/Access:** Good access along New Boston Road

**Utilities:** All city utilities available along New Boston Road.

**Site Improvements:** None of value at time of appraisal

**Flood Zone:** The subject is located in an area mapped by the Federal Emergency Management Agency (FEMA). The subject is not located in a shaded flood hazard area, per attached flood map.

FEMA Map Number: 48037C0355D

FEMA Map Date: October 19, 2010

FEMA Zone Classification: X – No shaded flood areas

#### **Easements/**

**Encroachments:** No apparent adverse easements or encroachments to impact marketability were noted.

**Site Comments:** The majority of the site appears to be level to gently sloping