

## EXHIBIT "C"

### Additional Property Which Can Be Unilaterally submitted by Declarant

#### TRACT 1:

ALL THAT TRACT OR PARCEL OF LAND situated, lying and being in Land Lots 153, 154, 155 and 168 of the 7th District, Gwinnett County, Georgia, and being more particularly described as follows:

BEGINNING at a 1" square bar found at the land lot corner common (to Land Lots 153, 154, 167 and 168 in said District and County, and running thence along the westerly land lot line of Land Lot 168 North 30° 21' 05" West 932.09 feet to a 1" open top pipe found at a rock; thence North 31° 07' 33" West 502.03 feet to a 24" sweetgum tree; thence North 30° 59' 00" West 640.27 feet to a 3/4" open top pipe found; thence North 55° 38' 55" West 304.78 feet to a point; thence North 16° 59' 54" East 1,401.18 feet to an axle found; thence North 57° 44' 58" East 320.44 feet to a 5/8" rebar found on the southerly right of way line of Burnette Road (an 80-foot right of way); thence running along said southerly right of way line the following courses and distances: South 72° 19' 31" East 105.67 feet to a point; South 71° 36' 17" East 200.14 feet to a point; South 73° 48' 55" East 96.98 feet to a point; South 77° 37' 11" East 180.83 feet to a point; South 79° 31' 33" East 81.98 feet to a point; South 79° 30' 11" East 198.67 feet to a point; South 78° 06' 17" East 137.65 feet to a point; South 78° 05' 01" East 180.12 feet to a point; along the arc of a 810.008-foot radius curve to the right an arc distance of 203.16 feet (said arc being subtended by a chord lying to the southwest and having a bearing of South 70° 53' 54" East and being 202.63 feet in length) to a 1/2" open top pipe found; thence South 27° 13' 15" West 399.36 feet to a 1" bolt found; thence South 70° 07' 39" East 247.99 feet to a 5/8" rebar found; thence North 43° 08' 28" East 349.62 feet to a 1" open top pipe found on the southerly right of way line of said Burnette Road; thence along said southerly right of way line South 51° 45' 17" East 449.40 feet to a 2" open top pipe found; thence South 04° 33' 46" West 812.06 feet to a 2" open top pit found; thence North 59° 15' 57" East 881.93 feet to an iron pin set on the southerly right of way line of said Burnette Road; thence along said southerly right of way line the following courses and distances: along the arc of a 1,021.44 foot radius curve to the right an arc distance of 105.28 feet (said arc being subtended by a chord lying to the southwest and having a bearing of South 48° 00' 10" East and being 105.23 feet in length) to a point; South 45° 03' 00" East 543.12 feet to a point; along the arc of a 939.65 foot radius curve to the right an arc distance of 96.54 feet (said arc being subtended by a chord lying to the southwest and having a bearing of South 42° 09' 02" East and being 96.50 feet in length) to a 1/2" rebar found; thence South 58° 46' 16" West 187.35 to a 1" open top pipe found; thence South 31° 32' 12" East 210.30 feet to a 1/2" rebar found; thence South 58° 42' 51" West 143.78 feet to a 1" open top pipe found; thence South 20° 02' 21" East 424.37 feet to a 1" open top pipe found; thence North 58° 22' 01" East 364.37 feet to a 1" open top pipe found on said southerly right of way of Burnette Road; thence along said southerly right of way South 19° 04' 43" East 88.53 feet to an iron pin set on the

northwesterly right of way line of Interstate Highway No. 85 (a 300-foot right-of-way at this point); thence along said northwesterly right-of-way the following courses and distances: South 45° 39' 41" West 2,223.96 feet to a concrete monument found; along the arc of a 5,801.365-foot radius curve to the left an arc distance of 1,417.54 feet (said arc being subtended by a chord lying to the southeast and having a bearing of South 38° 39' 41" West and being 1,414.02 feet in length) to a concrete monument found; North 57° 40' 47" West 39.90 feet to a concrete monument found; South 32° 15' 15" West 176.45 feet to a 1" open top pipe found; North 59° 00' 30" West 35.02 feet to a 1" open top pipe found; South 31° 16' 50" West 149.79 feet to a 1" open top pipe found; South 58° 38' 49" East 74.49 feet to a 1" open top pipe found; south 31° 40' 49" West 2,005.68 feet to a concrete monument found; along the arc of an 11,851.752 foot radius curve to the left an arc distance of 934.97 feet (said arc being subtended by a chord lying to the southeast and having a bearing of South 29° 25' 13" West and being 934.73 feet in length) to an iron pin found on the land lot line Common to Land Lots 154 and 155 in said District and County; running thence along said land lot line common to Land Lots 154 and 155 North 30° 33' 28" West 516.51 feet to a 1/2" rebar found; thence North 31° 07' 44" West 555.06 feet to a 1/2" rebar found; thence North 31° 34' 42" West 619.90 feet to a 1" open top pipe found; thence South 58° 45' 48" West 686.63 feet to an iron pin set on the easterly right of way line of Wildwood Road (a 60-foot right-of-way); thence along said easterly right of way line the following courses and distances: North 07° 20' 45" West 171.24 feet to a point; along the arc of a 2,884.79-foot radius curve to the left an arc distance of 196.92 feet (said arc being subtended by a chord having a bearing of North 09° 18' 06" West and being 196.88 feet in length) to a point; North 11° 15' 25" West 59.45 feet to a point; along the arc of a 1,675.889 foot radius curve to the left an arc distance of 100.60 feet (said arc being subtended by a chord having a bearing of North 12° 58' 38" West and being 100.59 feet in length) to a point; along the arc of a 3,200.362 foot radius curve to the left an arc distance of 538.48 feet (said arc being subtended by a chord having a bearing of North 19° 30' 59" West and being 537.84 feet in length) to a point; North 24° 20' 12" West 319.04 feet to an iron pin found on the land lot line common to Land Lots 155 and 166 in said District and County; thence along said land lot line common to Land Lots 155 and 166 and continuing as the land lot line common to Land Lots 154 and 167 in said District and County North 58° 37' 02" East 1,992.62 feet to a 1/2" rebar found; thence North 58° 14' 31" East 398.50 feet to a 1" open top pipe found; thence North 58° 43' 31" East 1,282.83 feet to an iron pin found at the land lot corner common to Land Lots 153, 154, 167 and 168 in said District and County and the *POINT OF BEGINNING*.

Said property being more particularly shown as Tract 1 containing 402.420 acres on that certain plat of survey entitled Boundary Survey of Shawnee Ridge Tract for LJ Hooker Corporation, Inc., Ticor Title Insurance Co. of Cal., and Suwanee Gwinnett Joint Venture, prepared by Precision Planning, Inc., dated April 11, 1988, last revised July 13, 1988, bearing the seal and certification of Randall W. Dixon, G.R. L.S. No. 1678.

Tract 2:

ALL THAT TRACT OR PARCEL OF LAND situated, lying and being in Land Lots 168, 194 and 195 in the 7th District, Gwinnett County, Georgia, and being more particularly described as follows:

*BEGINNING* at a 1" bar found at the land lot corner common to Land Lots 168, 169, 194 and 195 in said District and County and running thence along the land lot line common to Land Lots 168 and 195 South 58° 27' 02" West 1,407.89 feet to a 1" open top pipe found; thence South 12° 52' 15" West 406.94 feet to an iron pin set on the northerly right of way line of Burnette Road (an 80 foot right of way); thence along said northerly right of way line of Burnette Road the following courses and distances: North 77° 37' 11" West 61.97 feet to a point; North 73° 48' 55" West 92.78 feet to a point; North 71° 36' 17" West 199.10 feet to a point; North 72° 19' 31" West 105.36 feet to a point; North 68° 51' 15" West 300.51 feet to a 1/2" rebar found; along the arc of a 914.94 foot radius curve to the right an arc distance of 353.46 feet (said arc being subtended by a chord lying to the northeast having a bearing of North 57° 47' 13" West and being 351.27 feet in length) to a 1/4" rebar found; North 46° 43' 09" West 328.60 feet to a point; along the arc of a 1,472.41 foot radius curve to the left an arc distance of 17.52 feet (said arc being subtended by a chord having a bearing of North 47° 03' 39" West and being 17.52 feet in length) to a 1/4" rebar found; thence North 44° 10' 52" West 198.30 feet to a 1" open top pipe found; thence North 44° 12' 53" West 286.18 feet to a 1/4" rebar found; thence North 52° 18' 32" East 548.20 feet to a 2" open top pipe found; thence North 63° 24' 20" East 2,005.75 feet to a 1/4" rebar found on the land lot line common to Land Lots 194 and 195 in said District and County; thence along said land lot line South 31° 00' 13" East 599.34 feet to a 1/4" rebar found; thence North 59° 11' 24" East 172.48 feet to a 1/2" rebar found; thence North 31° 14' 55" West 476.35 feet to a 1/2" rebar found; thence North 02° 49' 11" East 50.02 feet to a 1/2" rebar found on the southerly right of way line of Cowart Road (a 60 foot right of way); thence along said southerly right of way line and following the curvature thereof the following courses and distances: along a 1,022.628 foot radius curve to the left an arc distance of 483.18 feet (said arc being subtended by a chord lying to the north having a bearing of South 80° 08' 16" East and being 478.69 feet in length) to a point, North 86° 19' 36" East 845.98 feet to a point, along the arc of a 1,141.07 foot radius curve to the left an arc distance of 609.29 feet (said arc being subtended by a chord lying to the northwest having a bearing of North 71° 01' 47" East and being 602.08 feet in length) to a point, North 55° 43' 58" East 62.01 feet to a point, along the arc of a 701.707 foot radius curve to the left an arc distance of 203.05 feet (said arc being subtended by a chord lying to the northwest having a bearing of North 47° 26' 35" East and being 202.34 feet in length) to a point; thence South 82° 49' 53" East 10.50 feet to a point located on the southeasterly right of way line of Cowart Road (an 80 foot right of way at this point); thence along said southeasterly right of way line North 37° 17' 06" East 213.17 feet to a point, along the arc of a 517.462 foot radius curve to the left an arc distance of 105.56 feet (said arc being subtended by a chord lying to the northwest having a bearing of North 31° 26' 29" East and being 105.37 feet in length) to an iron pin set at the intersection of said southwesterly right of way line with the southerly right of way line of Martins Farm Road

(an 80 foot right of way); thence along said southerly right of way line of Martins Farm Road the following courses and distances: along the arc of a 994.94 foot radius curve to the left an arc distance of 206.45 feet (said arc being subtended by a chord lying to the north having a bearing of South 82° 31' 46" East and being 206.08 feet in length) to a point, South 88° 28' 15" East 293.47 feet to an iron pin set at the intersection of said southerly right of way line of Martins Farm Road and the westerly right of way line of Lawrenceville Suwanee Road (an 80 foot right of way); thence along said westerly right of way line South 03° 54' 54" East 400.77 feet to a point; thence North 80° 57' 53" West 65.70 feet to a point; thence North 69° 21' 53" West 54.30 feet to a point located on the land lot line common to Land Lots 169 and 194 in said District and County; thence along said land lot line South 59° 06' 07" West 639.06 feet to an axle found; thence South 58° 59' 23" West 1,420.27 feet to an axle found; thence South 59° 08' 58" West 543.54 feet to a 1" bar found at the land lot corner common to Land Lots 168, 169, 194 and 195 and the POINT OF BEGINNING.

Said property being more particularly shown as Tract 2 being 116.000 acres on that certain plat of survey entitled Boundary Survey of Shawnee Ridge Tract for LJ Hooker Corporation, Inc., Ticor Title Insurance Co. of Cal., and Suwanee Gwinnett Joint Venture, prepared by Precision Planning, Inc. dated April 11, 1988, last revised July 13, 1988, bearing the seal and certification of Randall W. Dixon, G.R.L.S. No. 1678.

Tract 3:

ALL THAT TRACT OR PARCEL OF LAND situated, lying and being in Land Lot 194 of the 7th District, Gwinnett County, Georgia, and being more particularly described as follows:

*BEGINNING* at an iron pin set at the intersection of the northwesterly right of way line of Cowart Road (an 80 foot right of way at this point) and the southerly right of way line of Martins Farm Road (an 80 foot right of way); running thence along said northwesterly and northerly right of way line of Cowart Road the following courses and distances: along the arc of a 437.462 foot radius curve to the right an arc distance of 75.33 feet (said arc being subtended by a chord lying to the northwest and having a bearing of South 32° 21' 07" West and being 75.24 feet in length) to a point, South 37° 17' 06" West 233.53 feet to a point; thence South 48° 38' 52" East 10.15 feet to a point located on the northwesterly right of way line of Cowart Road (a 60 foot right of way at this point); thence along said northwesterly and northerly right of way line of Cowart Road the following courses and distances: along the arc of a 641.707 foot radius curve to the right an arc distance of 167.90 feet (said arc being subtended by a chord lying to the northwest having a bearing of South 48° 14' 14" West and being 167.42 feet in length) to a point, South 55° 43' 58" West 62.01 feet to a point, along the arc of a 1,081.07 foot radius curve to the right an arc distance of 577.25 feet (said arc being subtended by a chord lying to the north having a bearing of South 71° 01' 47" West and being 570.42 feet in length) to a point, South 86° 19' 36" West 559.14 feet to a point; thence North 33° 11' 49" West 492.83 feet to a point; thence North 09° 11' 20" East 682.45 feet to a point; thence North 38° 43' 18" West 277.85 feet to a point; thence North 51° 16' 42" East 537.69 feet to a point located on the

westerly right of way line of Martins Farm Road; thence along said westerly right of way line the following courses and distances South 38°43' 17" East 489.75 feet to a point, along the arc of a 994.947 foot radius curve to the left an arc distance of 408.65 feet (said arc being subtended by a chord lying to the northeast having a bearing of South 50° 29' 21" East and being 405.78 feet in length) to a point, South 62° 15' 17" East 666.04 feet to a point, along the arc of a 994.940 foot radius curve to the left an arc distance of 167.35 feet (said arc being subtended by a chord lying to the northeast having a bearing of South 67° 04' 23" East and being 167.15 feet in length) to an iron pin set at THE POINT OF BEGINNING.

Said property being more particularly shown as Tract 3 containing 37.245 acres on that certain plat of survey entitled Boundary Survey of Shawnee Ridge Tract for LJ Hooker Corporation, Inc., Ticor Title Insurance Co. of Cal., and Suwanee Gwinnett Joint Venture, prepared by Precision Planning, Inc., dated April 11, 1988, last revised July 13, 1988, bearing the seal and certification of Randall W. Dixon, G. R. L. S. No. 1678.

Tract 4:

ALL THAT TRACT OR PARCEL OF LAND situated, lying and being in Land Lot 194 in the 7th District, Gwinnett County, Georgia, and being more particularly described as follows:

BEGINNING at an iron pin set at the intersection of the northerly right of way line of Martins Farm Road (an 86 foot right of way) and the westerly right of way line of Lawrenceville Suwanee Road (an 80 foot right of way) and running thence along said northerly and northwesterly right of way line of Martins Farm Road the following courses and distances: North 88° 28' 15" West 285.85 feet to a point, along the arc of a 914.94 foot radius curve to the right an arc distance of 418.64 feet (said arc being subtended by a chord lying to the northeast having a bearing of North 75° 21' 52" West and being 414.99 feet in length) to a point, North 62° 15' 17" West 666.04 feet to a point, along the arc of a 914.94 foot radius curve to the right an arc distance of 311.02 feet (said arc being subtended by a chord lying to the northeast having a bearing of North 52°31' 03" West and being 309.53 feet in length) to an iron pin set; thence North 58° 40' 36" East 1,369.20 feet to an iron pin found on the southwesterly right of way line of Lawrenceville Suwanee Road; thence along said southwesterly and westerly right of way line of Lawrenceville Suwanee Road the following courses and distances: South 31° 00' 24" East 14.00 feet to a point, South 28° 20' 24" East 99.30 feet to a point, South 27°35' 24" East 99.50 feet to a point, South 25° 44' 23" East 98.80 feet to a point, South 04° 41" East 98.50 feet to a point, South 18°55' 20" East 99.10 feet to a point, South 17° 47' 23" East 99.60 feet to a point, South 16° 46' 27" East 99.30 feet to a point, South 14° 15' 21" East 98.70 feet to a point, South 10° 47' 29" East 98.20 feet to a point, South 06° 01' 20" East 99.00 feet to a point, South 22° 01' 26" East 148.85 feet to a point, South 03° 54' 54" East 232.80 feet to an iron pin set AT THE POINT OF BEGINNING.

Said property being more particularly shown as Tract 4 containing 26.335 acres on that certain plat of survey entitled Boundary CM Survey of Shawnee Ridge Tract for LJ Hooker Corporation, Inc., Ticor Title Insurance Co. of Cal., and Suwanee Gwinnett Joint Venture, prepared by Precision Planning, Inc., dated April 11, 1988, last revised July 13, 1988, bearing the seal and certification of Randall W. Dixon, G. R. L. S. No. 1678.

Tract 5:

ALL THAT TRACT OR PARCEL OF LAND situated, lying and being in Land Lot 167 in the 7th District, Gwinnett County, Georgia, and being more particularly described as follows:

BEGINNING at a 1" square bar found at the land lot corner common to Land Lots 153, 154, 167 and 168 in said District and County and running thence along the land lot line common to Land Lots 154 and 167 South 58° 43' 31" West 805.50 Feet to the centerline of Mill Creek (said point being hereinafter designated as "Point A"); thence along said centerline of Mill Creek and following the meanderings thereof in a northerly direction 542 feet more or less to the point of intersection of Mill Creek and an unnamed creek (said point being hereinafter designated as "Point B") (the distance between Point A and Point B being traversed for survey purposes by a line having the following courses and distances: from Point A run thence North 04° 05' 32" West 292.92 feet to a point, thence North 13° 15' 13" West 224.07 feet to Point B); running thence along the centerline of an unnamed creek and following the meanderings thereof in a southeasterly direction 740 feet more or less to a point located on the land lot line common to Land Lots 167 and 168 in said District and County (said point being hereinafter designated as "Point C") (the distance between Point B and Point C being traversed for survey purposes by a line having the following courses and distances: from Point B run thence South 77° 41' 15" East 458.14 feet to a point; thence North 55° 55' 44" East 273.61 feet to Point C); thence South 30° 21' 05" East 171.15 feet to a 1" square bar found at THE POINT OF BEGINNING.

Said property being more particularly shown as Tract 5 containing 5.368 acres more or less on that certain plat of survey entitled Boundary Survey of Shawnee Ridge Tract for LJ Hooker Corporation, Inc., Ticor Title Insurance Co. of Cal., and Suwanee Gwinnett Joint venture, prepared by Precision Planning, Inc., dated April 11, 1988, last revised July 13, 1988, bearing the seal and certification of Randall W. Dixon, G. R. L. S. No. 1678. Together with any and all other property now or hereafter owned by Declarant and which is contiguous to (a) the Community or (b) a public right-of-way that is contiguous to the Community.

LESS AND EXCEPT FROM THE 402.420 ACRE TRACT designated herein as "Tract 1" the property described as follows:

All that certain tract or parcel of land lying and being in Land Lots 153, 154 and 155 of the 7th District of Gwinnett County, Georgia and being more particularly described as follows:

BEGINNING at an iron pin found (1" OTP) at the intersection of the land lot line common to Land Lots 154 and 155 of said District and the northwesterly right of way of Interstate Highway No. 85, said point being THE TRUE POINT OF BEGINNING; thence leaving said right of way, proceeding along said land lot line North 30 degrees 33 Minutes 28 seconds West a distance of 516.51 feet to an iron pin found (1/2" RB); thence proceeding along said land lot line North 31 degrees 07 minutes 44 seconds West a distance of 555.06 feet to a point; thence proceeding along said land lot line North 31 degrees 34 minutes 42 seconds West a distance of 619.90 feet to an iron pin found (1" OTP); thence leaving said land lot line, proceeding South 58 degrees 45 minutes 48 seconds West a distance of 606.63 feet to an iron pin set on the easterly right of way of Wildwood Road (being a 60 foot right of way); thence proceeding along the right of way of Wildwood Road North 07 degrees 20 minutes 45 seconds West a distance of 171.24 feet to a point; thence proceeding along the arc of a curve with an arc distance of 196.92 feet, having a radius of 2,884.791 feet, being subtended by a chord bearing of North 09 degrees 18 minutes 06 seconds West, a chord distance of 196.80 feet to a point; thence proceeding North 11 degrees 15 minutes 25 seconds West a distance of 59.45 feet to a point; thence proceeding along the arc of a curve with an arc distance of 100.60 feet, having a radius of 1,675.889 feet being subtended by a chord bearing of North 12 degrees 58 minutes 38 seconds West a chord distance of 100.59 feet to a point; thence proceeding along the arc of a curve with an arc distance of 530.40 feet, having a radius of 3,200.362 feet, being subtended by a chord bearing of North 19 degrees 30 minutes 59 seconds West, a chord distance of 537.04 feet to a point; thence proceeding North 24 degrees 20 minutes 12 seconds West a distance of 319.04 feet to an iron pin found (1/2" OTP); thence leaving said right of way, proceeding North 58 degrees 37 minutes 02 seconds East a distance of 1,992.62 feet to an iron pin found (1/2" RB); thence proceeding North 58 degrees 14 minutes 31 seconds East a distance of 390.50 feet to an iron pin found (1" OTP); thence proceeding North 58 degrees 43 minutes 31 seconds East a distance of 418.05 feet to a point; thence proceeding South 40 degrees 26 minutes 18 seconds East a distance of 781.04 feet to a point; thence proceeding North 32 degrees 28 minutes 16 seconds East a distance of 823.74 feet to a point; thence proceeding South 47 degrees 57 minutes 03 seconds East a distance of 849.00 feet to a point on the northwesterly right of way of Interstate Highway No. 85; thence proceeding along the arc of a curve with an arc distance of 746.73 feet, having a radius of 5,801.364 feet being subtended by a chord bearing of South 35 degrees 20 minutes 56 seconds West a chord distance of 746.22 feet to a concrete monument found; thence proceeding North 57 degrees 40 minutes 47 seconds West a distance of 39.90 feet to a concrete monument found; thence proceeding South 32 degrees 15 minutes 15 seconds West a distance of 176.45 feet to an iron pin found (1" OTP); thence proceeding North 59 degrees 00 minutes 30 seconds West a distance of 35.02 feet to an iron pin found (1" OTP); thence proceeding South 31 degrees 16 minutes 50 seconds West a distance of 149.79 feet to an iron pin found (1" OTP); thence proceeding South 58 degrees 38 minutes 49 seconds East a distance of 74.49 feet to an iron pin found (1" OTP); thence proceeding South 31 degrees 40 minutes 49 seconds West a distance of 2,005.60 feet to a concrete monument found; thence proceeding along the arc of a curve with an arc distance of 934.97 feet, having a radius of 11,851.752 feet, being subtended by a chord bearing of South 29 degrees 25 minutes 13 seconds West, a chord distance of 934.73 feet to an iron pin found (1" OTP), said point being THE TRUE POINT OF BEGINNING; said tract

containing 169 000 acres, all as shown on Survey for Shawnee Ridge Joint Venture, Ticor Title Insurance Company of California & First Union National Bank of Georgia, prepared by Randall W. Dixon, Georgia Registered Land Surveyor No. 1678, of Precision Planning, Inc. dated April 5, 1989.