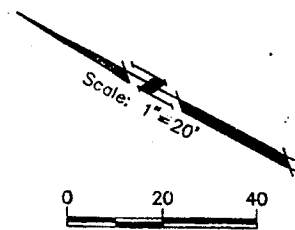


VICINITY MAP
NOT TO SCALE



LEGEND:

- F — OVERHEAD POWER & TELEPHONE
- SS — 8" SANITARY SEWER LINE
- G — GAS METER
- F — FIRE HYDRANT
- S — SIGN
- P — POWER POLE W/GUY WIRE
- W — WATER METER
- 15" — 15" RCP
- W — 6" WATER MAIN (1" INTO BLDG.)
- A — AREA LIGHT
- T — TELEPHONE PEDESTAL (000.00') MEASURED DISTANCE
- G — 2" GAS LINE (4" ALONG HWY. 90)

SURVEYOR'S STATEMENT

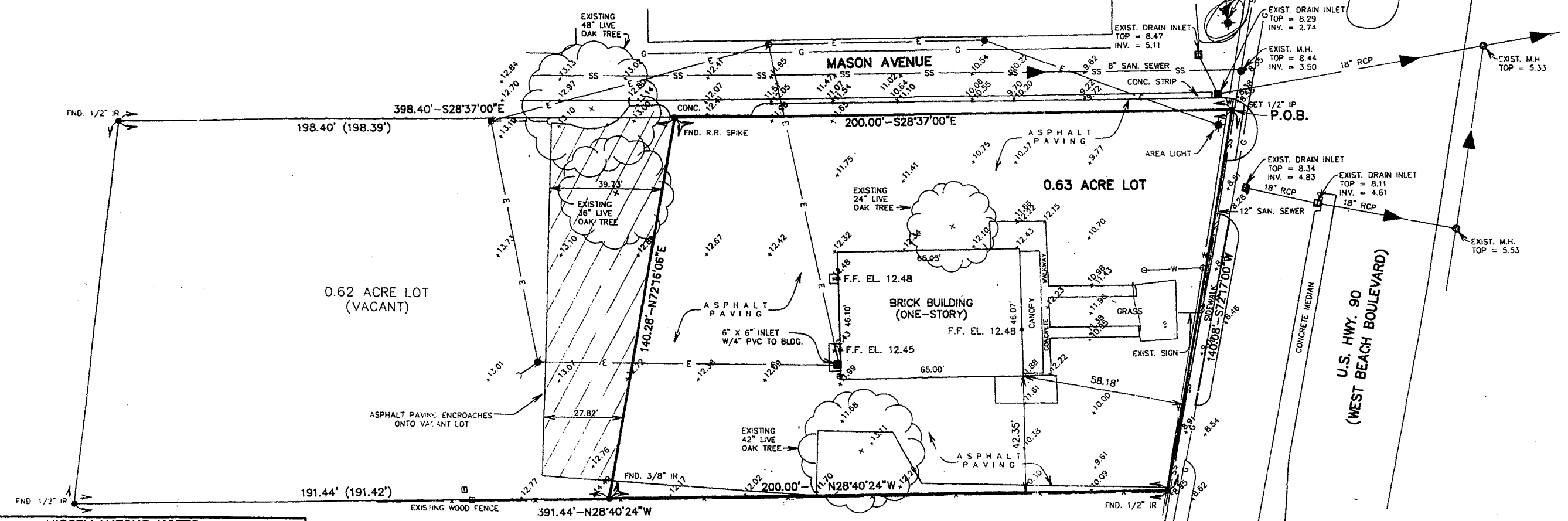
I HEREBY CERTIFY TO TACO BELL CORP., A CALIFORNIA CORPORATION, AND FIRST AMERICAN TITLE INSURANCE COMPANY, A CALIFORNIA CORPORATION, THAT THE PLAT SHOWN HEREON ACCURATELY REPRESENTS A SURVEY MADE BY ME ON THE 13th DAY OF OCT., 1994 OF THE REAL ESTATE DESCRIBED AS FOLLOWS: A 0.63 ACRE LOT BEING A PORTION OF LOT 55 OF THE HENDERSON-SHIPMAN-HUGHES PARTITION OF THE B. PELLERIN CLAIM LOCATED IN SECTION 13, T8S, R12W, HARRISON COUNTY, MISSISSIPPI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE INTERSECTION OF THE NORTH RIGHT-OF-WAY OF WEST BEACH BLVD. (U.S. 90) WITH THE WESTERN RIGHT-OF-WAY OF MASON AVENUE SAID POINT BEING THE POINT OF BEGINNING, THENCE, ALONG THE RIGHT-OF-WAY OF U.S. 90, S72°17'00"W A DISTANCE OF 140.08 FEET TO A POINT; THENCE, DEPARTING SAID RIGHT-OF-WAY, N28°40'24"W A DISTANCE OF 200.00 FEET TO A POINT; THENCE, N72°16'06"E A DISTANCE OF 140.28 FEET TO A POINT, SAID POINT BEING ON THE WESTERN RIGHT-OF-WAY LINE OF MASON AVENUE; THENCE, S28°37'00"E A DISTANCE OF 200.00 FEET TO THE POINT-OF-BEGINNING.

I FURTHER CERTIFY THAT THERE ARE NO ENCROACHMENTS UPON SAID REAL ESTATE BY ANY IMPROVEMENTS LOCATED ON, OR FENCES OR WALLS ENCLOSING ADJACENT PROPERTIES AND THAT THERE IS NO PHYSICAL EVIDENCE OF POSSIBLE UNRECORDED EASEMENTS ON, ABOVE OR BELOW THE SURFACE OF THE REAL ESTATE DISCERNIBLE FROM INSPECTION OF THE PROPERTY.

I FURTHER CERTIFY THAT THIS SURVEY WAS MADE IN ACCORDANCE WITH TACO BELL CORP. "ALTA" TOPOGRAPHICAL SURVEY REQUIREMENTS DATED MARCH 26, 1992 AND THE "MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS", JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND ACSM IN 1992.

CERTIFIED THIS 20th DAY OF OCTOBER 1994

Michael B. Songy
MICHAEL B. SONGY, P.L.S.
STATE OF MISSISSIPPI
REG. NO. 02497



MISCELLANEOUS NOTES

REFERENCE MAP: PLAT OF SURVEY OF "A PARCEL OF LAND SITUATED IN LOT 55 OF THE HENDERSON-SHIPMAN-HUGHES PARTITION OF THE B. PELLERIN CLAIM, SECTION 13, T8S, R12W, CITY OF LONGBEACH, MS. (BK. 731, PG. 480)", DATED 11-26-86, PREPARED BY JAMES R. CLARKE, R.L.S..

BEARINGS BASED ON REF. MAP LISTED ABOVE.

PROPERTY ZONING: C-2 (COMMERCIAL)

FIRE ZONING: UNSPECIFIED

CITY ENGINEERS: JOHN CAMPTON
601-863-0667

BUILDING OFFICIAL: VICTOR LASSABE
601-863-1554
P.O. BOX 929
LONGBEACH, MS. 39560

NO ATTEMPT HAS BEEN MADE BY CHENEVERT-SONGY-RODI-SODERBERG TO VERIFY TITLE, ACTUAL LEGAL OWNERSHIP DEED RESTRICTIONS, SERVITUDES, EASEMENTS, RIGHT-OF-WAY, OR OTHER BURDENS ON THE PROPERTY THAN THAT FURNISHED BY THE CLIENT OR HIS REPRESENTATIVE.

REFERENCE BENCHMARK: TBM AND ELEVATIONS ARE REFERENCED TO CORPS OF ENGINEERS BENCHMARK B-35 (1958) (EL. = 10.59) LOCATED ON TOP OF SEAWALL NEAR INTERSECTION OF MASON AVENUE AND U.S. HWY. 90.

UTILITY NOTE: THE UNDERGROUND UTILITIES DEPICTED ON THIS MAP SHOWS THE LOCATION MARKED BY "MS. ONE CALL" (TICKET NO. 94101208150014) OR AS DETERMINED FROM OBSERVABLE EVIDENCE ON THE GROUND. SUR-VEYOR HAS NOT PHYSICALLY LOCATED THE U/G UTILITIES. THE SURVEYOR DOES NOT CERTIFY THAT THE U/G UTILITIES ARE IN THE EXACT LOCATION AS INDICATED, ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE.

IN ACCORDANCE WITH FEMA FLOOD INSURANCE RATE MAP

MAP SHOWING BOUNDARY & TOPOGRAPHIC SURVEY
OF A
0.63 ACRE TRACT
BEING A PORTION OF LOT 55 OF THE
HENDERSON-SHIPMAN-HUGHES PARTITION
OF THE B. PELLERIN CLAIM
LOCATED IN SECTION 13, T8S, R12W
HARRISON COUNTY, MISSISSIPPI
FOR
TACO BELL CORPORATION
17901 VON KARMAN, IRVINE, CALIFORNIA 92714 714-863-3871
DATE: OCTOBER 20, 1994 SCALE: 1" = 20'

Henry Duvon

CSRS
CHENEVERT-SONGY-RODI-SODERBERG
An Engineering/Architectural Corporation
10725 Perkins Road Suite 200
Baton Rouge, La 70810
Phone (504) 769-0538
Fax (504) 767-0080

TACO BELL

LOCATED AT: 204 WEST BEACH BLVD.
(U.S. HWY. 90)
LONGBEACH, MISSISSIPPI 39560
SITE: 05-2204