

JOINT APPLICATION
FOR
A DEPARTMENT OF THE ARMY, CORPS OF ENGINEERS PERMIT,
STATE OF GEORGIA MARSHLAND PROTECTION PERMIT,
REVOCABLE LICENSE AGREEMENT
AND REQUEST FOR
WATER QUALITY CERTIFICATION
AS APPLICABLE

INSTRUCTIONS FOR SUBMITTING APPLICATION:

Every Applicant is Responsible to Complete The Permit Application and Submit as Follows: One copy each of application, location map, drawings, copy of deed and any other supporting information to addresses 1, 2, and 3 below. If water quality certification is required, send only application, location map and drawing to address No. 4.

1. For Department of the Army Permit, mail to: Commander, U.S. Army Engineer District, Savannah ATTN: CESAS-OP-F, P.O. Box 889, Savannah, Georgia 31402-0889. Phone (912) 652-5347 and/or toll free, Nationwide 1-800-448-2402.

2. For State Permit - State of Georgia (six coastal counties only) mail to: Habitat Management Program, Coastal Resources Division, Georgia Department of Natural Resources, 1 Conservation Way, Brunswick, Georgia 31523. Phone (912) 264-7218.

3. For Revocable License - State of Georgia (six coastal counties plus Effingham, Long, Wayne, Brantley and Charlton counties only) - Request must have State of Georgia's assent or a waiver authorizing the use of State owned lands. All applications for dock permits in the coastal counties, or for docks located in tidally influenced waters in the counties listed above need to be submitted to Real Estate Unit. In addition to instructions above, you must send two signed form letters regarding revocable license agreement to: Ecological Services Coastal Resources Division, Georgia Department of Natural Resources, 1 Conservation Way, Brunswick, Georgia 31523. Phone (912) 264-7218.

4. For Water Quality Certification State of Georgia, mail to: Water Protection Branch, Environmental Protection Division, Georgia Department of Natural Resources, 4220 International Parkway, Suite 101, Atlanta, Georgia 30354 (404) 675-1631.

The application must be signed by the person authorized to undertake the proposed activity. The applicant must be the owner of the property or be the lessee or have the authority to perform the activity requested. Evidence of the above may be furnished by copy of the deed or other instrument as may be appropriate. The application may be signed by a duly authorized agent if accompanied by a statement from the applicant designating the agent. See item 6, page 2.

1. Application No. _____

2. Date _____

3. For Official Use Only _____

4. Name and address of applicant. Sea Island Acquisition, LLC
c/o Yates Anderson
P.O. Box 30351
Sea Island, GA 31561

Location where the proposed activity exists or will occur.

Lat. 31.1806° Long. -81.3519°

<u>Glynn</u>	<u>G.M.D. 25</u>	<u>Sea Island</u>
County	Military District	In City or Town

<u>St. Simons Island</u>	<u>Sea Island</u>	<u>Cloister Complex West</u>
Near City or Town	Subdivision	Lot No.

<u>24.423</u>	<u>10'</u>	<u>Georgia</u>
Lot Size	Approximate Elevation of Lot	State

<u>Black Bank River</u>	<u>Gould's Inlet</u>
Name of Waterway	Name of Nearest Creek, River, Sound, Bay or Hammock

CESAS Form 19

After recording return to:

M.F. Martin, III

Gilbert, Harrell, Sumerford & Martin, P.C.

P.O. Box 190

Brunswick, Georgia 31521

STATE OF GEORGIA
COUNTY OF GLYNN

A CONVEYANCE, made this 15th day of December, 2010, from **SEA ISLAND COMPANY**, a Georgia corporation having its principal office and place of business in Glynn County, Georgia, and **SEA ISLAND COASTAL PROPERTIES, LLC**, a Georgia limited liability company having its principal office and place of business in Glynn County, Georgia, as the First Parties, to **SEA ISLAND ACQUISITION, LLC**, a Delaware limited liability company, having an office and place of business in Glynn County, Georgia, as the Second Party,

WITNESSETH

For and in consideration of the sum of Ten Dollars (\$10.00), cash to First Parties in hand paid by the Second Party, at or before the sealing and delivery of these presents, the receipt of which is confessed, and of other good and valuable consideration, the First Parties hereby grant, bargain, sell and convey unto the Second Party, its successors and assigns, all of their right, title and interest in and to the following described real property, to-wit:

All of the following, lots, tracts or parcels of land situate, lying and being in Glynn County, in the State of Georgia, which are more particularly described and identified according to Exhibit "A", attached hereto and made a part hereof:

GLYNN COUNTY:

Parcel 1-Legal Description, Cloister Hotel and Resort-West of Sea Island Drive.

Parcel 2-Legal Description, Black Banks River Residences, a Condominium.

Parcel 3-Legal Description, Beach Club Condominiums, Resort Units Parking Units and Parking Decks.

Parcel 4-Legal Description, Cloister Ocean Residences

Parcel 5-Legal Description, Hotel and Beach Club Assets east of Sea Island Drive and south of Fourth Street.

Parcel 6-Legal Description, Oceanfront strip.

Parcel 7-Intentionally Omitted; conveyed in a separate deed.

Parcel 8-Legal Description, Lots 30 and 31, Ocean Cottages at Ocean Forest.

Parcel 9-Legal Description, Ocean Forest Club House, Golf Course, etc., at the north end of Sea Island.

Parcel 10-Legal Description, The Lodge and other improvements at the south end of St. Simons Island, together with Plantation and Seaside 18-hole golf courses.

Parcel 11-Legal Description, Retreat Club House and other improvements and 18-hole golf course, bounded southwest by Kings Way, north by Demere Road, and east by Retreat Avenue and the St. Simons Airport.

Parcel 12-Intentionally Omitted.

Parcel 13-Legal Description, Black Banks Residential Tract.

Parcel 14-Legal Description, Support Services Campus-South.

Parcel 15-Legal Description, Support Services Campus-North.

Parcel 16-Intentionally Omitted.

Parcel 17-Intentionally Omitted.

Parcel 18-Legal Description, Frederica North Subdivision Lots 201, 219 and 232, Phase IV, and Lot 240, Phase V.

Parcel 19-Intentionally Omitted.

Parcel 20-Intentionally Omitted.

Parcel 21-Intentionally Omitted.

Parcel 22-Intentionally Omitted.

Parcel 23-Intentionally Omitted.

Parcel 24-Intentionally Omitted.

Parcel 25-Intentionally Omitted.

Parcel 26- (a) Legal Description, Lots 3, 6, 7, 12, 13, 14, 16 and 17, Dune Cottages at Ocean Forest.

(b) Legal Description, Lots 9 and 10, Dune Cottages at Ocean Forest.

Parcel 27-Legal Description, Ocean Forest-Expansion Property.

Parcel 28-Intentionally Omitted.

Parcel 29-Legal Description, Lot 9, Old Seaside Subdivision.

Parcel 29 (a)-Legal Description, Lot 8, Old Seaside Subdivision.

Parcel 30-Legal Description, Old Seaside Expansion Property.

Parcel 31-Legal Description, Lake Cottages Lots 8 and 9, Phase 1, and Lots 37 and 38, Phase 4.

Parcel 32-Legal Description, Lake Cottages Expansion Property.

Parcel 33-Legal Description, Frederica North Lots 202, Phase IV and 251, Phase V.

Parcel 34-Intentionally Omitted.

Parcel 35-Legal Description, Tract IX, Cloister Residences East.

Parcel 36-Legal Description, Tract V, Cloister Residences East.

Parcel 37-Legal Description, Parcel 37 (I), Tract 1, West Point Plantation, Parcel 37 (II), Intentionally Omitted, Parcel 37 (III) Lot 12, Marsh Point Subdivision, Parcel 37 (IV), Lot 19, Vassar Point Subdivision, Parcel 37 (V), Lot 122, Phase II-B, Oak Forest Subdivision, Parcel 37 (VI), 5.302 acres, Black Banks Subdivision.

Parcel 38-(a) Legal Description, Unit BCOR1, Beach Club North Residences Condo, (b) Legal Description, Unit BCOR2, Beach Club North Residences Condo.

Parcel 39-Legal Description, Unit OCNR 3, Ocean Club North Residences Condo.

Parcel 40-Legal Description, Unit BCO 6, Beach Club South Residences Condo.

Parcel 41-Legal Description, Resort Unit, Beach Club North Residences Condo.

Parcel 42-Legal Description, Resort Unit, Ocean Club North Residences Condo.

Parcel 43-Legal Description, Resort Unit, Beach Club Residences South Condo.

Parcel 44-Legal Description, Kings Point Subdivision-Lot 13.

Parcel 45-Legal Description, Kings Point Subdivision-Lot 15.

Parcel 46-Intentionally Deleted.

Parcel 47-Legal Description, Lot 46, Frederica North Subdivision.

Parcel 48-Legal Description, Lot 131, Frederica Subdivision Phase III (one-half interest).

Parcel 49-Legal Description, Lot 38, Dune Cottages at Ocean Forest.

Parcel 50-Intentionally Omitted; conveyed in a separate Camden County Deed.

Parcel 51-Legal Description, Tabby House at Malcolm McKinnon Airport, St. Simons Island.

Parcel 52-Legal Description, Salt Marsh, Frederica Tract.

Parcel 53-Intentionally Omitted; conveyed in a separate deed.

Parcel 54-Intentionally Omitted; conveyed in a separate deed.

Parcel 55-Legal Description, Salt Marsh and Hammocks lying to the west of the Plantation and Seaside Golf Courses and south of Kings Way.

Parcel 56-Legal Description, South End of Sea Island.

Parcel 57-Legal Description, Salt marsh and high ground west of Sea Island Subdivision No. 1 bounded north by Hampton River and southwest and south by Black Banks River and Village Creek.

Parcel 58-Intentionally Omitted; conveyed in a separate deed.

Parcel 59-Intentionally Omitted; conveyed in a separate deed.

Parcel 60-Legal Description, Marshlands around Hawkins Island bounded south by property of Epworth, by Hamilton Landing Subdivision, etc.

Parcel 61-Legal Description, Lanier Island.

Parcel 62-Legal Description, Sea Island Resorts Beach Club Condominium, Beach Club Suite "CC".

Parcel 63-Intentionally Omitted; conveyed in separate Camden County deed.

Parcel 64-Legal Description, Twitty Park, lying north of Sea Island Road.

Parcel 65-Legal Description, Old Seaside Drive.

Parcel 66-Legal Description, 400 Sea Island Drive Subdivision, Streets and Buffers.

Parcel 67-Legal Description, Strip of land between Sea Island Road and Epworth Subdivision.

Parcel 68-Legal Description, St. Perpetua Church lot.

Parcel 69-Legal Description, St. Simons Island Club Streets Tract

TO HAVE AND TO HOLD the real property above described and hereby conveyed, together with the improvements thereon, and all and singular the rights, members and appurtenances thereunto belonging or in any manner appertaining unto the Second Party, its successors and assigns, forever in fee simple, subject, however, to the matters set out in Exhibit "B" hereof, as to the various parcels described and conveyed herein.

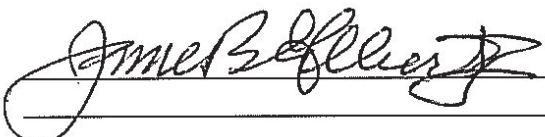
And the First Parties hereby warrant and will forever defend unto the Second Party, its successors and assigns, the right and title hereby conveyed in and to the real property above described as against the lawful claims and demands of all persons owning, holding or claiming by, through or under First Parties.

IN WITNESS WHEREOF, the First Parties have hereunto set their hands and affixed their seals and delivered these presents on this the day and year first above written.

SEA ISLAND COMPANY

BY: 
ITS: David B. Basmor
Its: President, COO

ATTEST:

BY: 
ITS: _____

(CORPORATE SEAL)

James B. Gilbert, Jr.
its Senior Vice-President, General Counsel

Signed, sealed and delivered
in the presence of:



Unofficial Witness

Kathy Hutcheson
Notary Public
(NOTARIAL SEAL)



SEA ISLAND COASTAL PROPERTIES, LLC

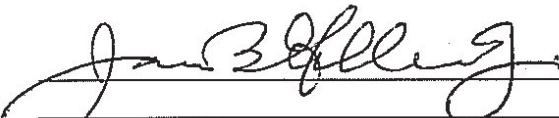
BY: SEA ISLAND COMPANY, MANAGER OF SEA ISLAND
COASTAL PROPERTIES, LLC

SEA ISLAND COMPANY

BY: 
ITS: _____

David B. Bansmer
Its: President, COO

ATTEST:

BY: 
ITS: _____

James B. Gilbert, Jr.
(CORPORATE SEAL)
Its: Senior Vice President, General Counsel

Signed, sealed and delivered
in the presence of:



Unofficial Witness

Kathy Hutcheson

Notary Public
(NOTARIAL SEAL)



EXHIBIT "A"

(Legal Description)

Parcel 1-Legal Description for Cloister Hotel and Resort – West of Sea Island Drive

All that certain lot, tract or parcel of land lying, situate and being in the 25th G.M.D., Sea Island, Glynn County, Georgia, being described by reference to that certain plat of survey prepared by Robert N. Shupe, Georgia Registered Land Surveyor No. 2224, dated April 26, 2007, entitled "SURVEY OF: CLOISTER CAMPUS WEST", and being more particularly described as the following real property, to wit: Commence at the intersection of the western right-of-way line of Sea Island Drive (a 100' private right-of-way) and the southern right-of-way line of Fourth Street (a 50' private with-of-way), which point is the PLACE AND POINT OF BEGINNING; thence from said beginning point run south 38 degrees 03 minutes 40 seconds west for a distance of 966.00 feet to a point; thence run along line L70 south 51 degrees 56 minutes 20 seconds east for a distance of 20.00 feet to a point; thence run south 38 degrees 03 minutes 40 seconds west for a distance of 205.58 feet to a point of curvature; thence run along the arc of curve C7, concave to the northwest a distance of 266.56 feet (said curve having a radius of 236.49 feet, and a chord bearing of south 70 degrees 21 minutes 10 seconds west for a distance of 252.67 feet) to a point; thence run north 77 degrees 21 minutes 20 seconds west for a distance of 98.29 feet to a point; thence run along line L75 north 05 degrees 42 minutes 06 seconds east for a distance of 4.05 feet to a point; thence run along line L76 north 29 degrees 34 minutes 30 seconds east for a distance of 36.89 feet to a point; thence run in a general northerly direction along lines L1 through L68, consecutive and inclusive (the bearings and lengths of set lines being set forth in detail on the Cloister West Line and Curve Chart on the following page, attached hereto and incorporated herein by this reference (the "Cloister West Line and Curve Chart")); thence running along the arcs of the following curves in a general southeasterly direction, said curves having curve data as set out on the Cloister West Line and Curve Chart set out on the next page hereof: along curve C1, concave to the north, for a distance of 1.04 feet to a point which is found by following the chord of said curve north 68 degrees 35 minutes 56 seconds east for a distance of 1.04 feet; thence along the arc of curve C2, concave to the southwest, for a distance of 22.23 feet to a point which is found by following the chord of said curve south 69 degrees 04 minutes 40 seconds east for a distance of 20.25 feet; thence along the arc of curve C3, concave to the northeast, for a distance of 58.10 feet to a point which is found by following the chord of said curve south 37 degrees 57 minutes 59 seconds east for a distance of 57.73 feet; thence running along the arc of curve C4, concave to the northeast, for a distance of 100.18 feet to a point which is found by following the chord of said curve south 72 degrees 51 minutes 56 seconds east for a distance of 97.38 feet; thence running along line L69 north 83 degrees 34 minutes 58 seconds east for a distance of 35.99 feet; thence running along the arc of curve C5, concave to the southwest and having curve data as set out on said curve chart, for a distance of 17.82 feet to a point which is found by following the chord of said curve south 68 degrees 32 minutes 50 seconds east for a distance of 17.12 feet, said point being the point of intersection of the northwesterly right of way line of Hudson Place with the southwesterly right of way of line of Fourth Street; thence running along the southwesterly right of way line of Fourth Street along the arc of curve C6, concave to the northeast and having curve data as set out on said plat, for a distance of 472.83 feet to a point which is found by following the chord of said curve south 46 degrees 00 minutes 06 seconds east

for a distance of 471.98 feet; thence run south 51 degrees 56 minutes 20 seconds east for a distance of 120.00 feet to the point and place of beginning herein described. Said tract contains 23.423 acres, more or less, according to said plat.

Also conveyed hereby is the salt marsh lying between the 23.423 acre tract hereinabove described and the northeasterly high water line of Black Banks River, which tract is bounded according to said plat (and according to a second plat which is referred to herein below) as follows: on the south by the northerly right of way line of the Sea Island Causeway, which line runs from the south end of line L75, as shown on the Cloister Campus West plat, north 77 degrees 21 minutes 20 seconds west for a distance of 20 feet, more or less, to the high water line of the Black Banks River; on the west by the easterly high water line of the Black Banks River; on the east by lines L75, L76, and L1 through L45, consecutive and inclusive, as set out on the Cloister Campus West line chart, set out on the next page hereof; and on the northeast by the boundary between said 23.423-acre tract, as described above, and by the southwesterly boundary of Black Banks River Residences, a Condominium (which Condominium is described according to a plat entitled "Condominium Plat of Black Banks River Residences, a Condominium", by Robert N. Shupe, Georgia Registered Surveyor Number 2224, dated February 16, 2007, recorded in said Clerk's office at Plat Cabinet 2, Plats 283-A and 283-B), which boundary is herein defined as Line L46, as shown on said plat of said 23.423-acre tract, if extended through said marsh south 81 degrees 57 minutes 36 seconds west for a distance of 180 feet, more or less, to said high water line.

LESS AND EXCEPT: Well Sites # 1, 2 and 3, as described on Exhibit "A-1"; Parcel 1 (a), pages 1, 2 and 3, attached.



Cloister West Line and Curve Chart

LINE	BEARING	DISTANCE
L1	N 04°31'54" E	57.26'
L2	N 14°41'38" E	24.57'
L3	N 03°00'51" W	23.22'
L4	N 02°53'33" E	42.12'
L5	N 02°05'31" W	52.30'
L6	N 03°19'01" E	26.73'
L7	N 01°59'36" E	53.29'
L8	N 08°26'10" W	33.64'
L9	N 68°25'30" W	19.51'
L10	N 07°21'22" W	30.76'
L11	N 43°27'33" E	19.81'
L12	N 20°14'35" W	33.00'
L13	N 09°14'11" W	48.37'
L14	N 08°33'30" W	60.44'
L15	N 07°53'57" W	76.51'
L16	N 12°03'13" W	26.19'
L17	N 71°21'24" W	18.67'
L18	N 25°53'58" W	36.12'
L19	N 44°02'51" W	15.81'
L20	N 20°35'39" W	14.22'
L21	N 11°58'59" W	12.16'
L22	N 20°59'44" W	9.17'
L23	N 15°32'29" W	30.65'
L24	N 11°58'29" W	17.22'
L25	N 16°45'29" W	13.32'
L26	N 10°47'15" W	18.57'
L27	S 65°44'31" W	14.45'
L28	S 72°12'14" W	7.40'
L29	N 15°47'20" W	64.40'
L30	S 71°50'01" W	1.61'
L31	N 13°37'16" W	18.49'
L32	N 76°26'54" E	1.59'
L33	N 14°34'14" W	45.79'
L34	S 74°06'07" W	1.57'
L35	N 14°53'16" W	34.29'
L36	N 73°16'29" E	1.50'
L37	N 15°25'24" W	45.76'

L38	S 74°34'36" W	1.50'
L39	N 15°48'23" W	18.29'
L40	N 74°55'43" E	1.68'
L41	N 15°14'24" W	64.12'
L42	N 79°26'49" E	6.61'
L43	N 04°10'48" W	39.66'
L44	N 01°28'53" W	24.19'
L45	N 48°34'08" W	10.21'
L46	N 81°57'36" E	41.75'
L47	N 08°02'24" W	33.72'
L48	N 81°57'36" E	52.87'
L49	N 76°00'51" E	51.35'
L50	N 81°50'33" E	60.16'
L51	N 38°20'10" E	38.96'
L52	N 12°31'46" E	30.01'
L53	N 59°43'05" E	29.36'
L54	S 73°05'36" E	31.96'
L55	N 79°00'24" E	50.24'
L56	N 10°59'36" W	38.67'
L57	N 81°57'35" E	45.71'
L58	N 08°02'25" W	44.97'
L59	N 36°12'15" E	19.53'
L60	S 08°02'25" E	91.78'
L61	N 81°57'35" E	59.00'
L62	S 08°02'25" E	10.67'
L63	N 81°57'35" E	61.00'
L64	N 08°02'25" W	34.58'
L65	N 81°57'35" E	61.00'
L66	N 08°02'25" W	10.67'
L67	N 81°57'35" E	59.00'
L68	N 08°02'25" W	115.85'
L69	N 83°34'58" E	35.99'
L70	S 51°56'20" E	20.00'
L71	S 08°02'25" E	17.34'
L72	N 39°27'44" W	14.53'
L73	S 39°27'44" E	14.53'
L74	S 51°48'29" E	54.72'
L75	N 05°42'06" E	4.05'
L76	N 29°34'30" E	36.89'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	220.81'	1.04'	1.04'	N 68°35'56" E
C2	15.00'	22.23'	20.25'	S 69°04'40" E
C3	146.69'	58.10'	57.73'	S 37°57'59" E
C4	121.85'	100.18'	97.38'	S 72°51'56" E
C5	18.31'	17.82'	17.12'	S 68°32'50" E
C6	2281.48'	472.83'	471.98'	S 46°00'06" E
C7	236.49'	266.56'	252.67'	S 70°21'10" W
C8	58.62'	85.55'	78.16'	S 49°50'55" E
C9	235.00'	176.57'	172.45'	S 60°59'13" E
C10	385.98'	211.82'	209.17'	S 23°44'28" E
C11	130.00'	125.98'	121.11'	S 72°12'39" E
C12	75.00'	60.49'	58.86'	N 74°54'51" W
C13	345.98'	189.86'	187.49'	N 23°44'28" W
C14	195.00'	196.07'	187.91'	S 68°16'01" E

WELL SITE #1

COMMENCING AT A ½" CAPPED IRON PIN SET (SSC PC, LSF 317) WHICH MARKS THE INTERSECTION OF THE SOUTHWESTERN RIGHT-OF-WAY OF 4TH STREET (50' PRIVATE R/W) AND THE NORTHWESTERN RIGHT-OF-WAY OF SEA ISLAND DRIVE (PRIVATE 100' R/W); THENCE PROCEED ALONG THE SAID RIGHT-OF-WAY OF SEA ISLAND DRIVE SOUTH 38 DEGREES 03 MINUTES 40 SECONDS WEST FOR A DISTANCE OF 238.14 FEET TO A POINT; THENCE ALONG WESTERN RIGHT-OF-WAY OF A MAINTENANCE ACCESS EASEMENT THE FOLLOWING COURSES AND DISTANCES: A CURVE CONCAVE TO THE NORTHEAST WITH AN ARC LENGTH OF 94.15 FEET (SAID CURVE HAVING A RADIUS OF 85.67 FEET, A CHORD BEARING OF NORTH 20 DEGREES 42 MINUTES 03 SECONDS WEST AND A CHORD LENGTH OF 89.49 FEET) TO A POINT; THENCE NORTH 10 DEGREES 46 MINUTES 55 SECONDS EAST FOR A DISTANCE OF 136.39 FEET TO A POINT; THENCE A CURVE CONCAVE TO THE NORTHWEST WITH AN ARC LENGTH OF 23.36 FEET (SAID CURVE HAVING A RADIUS OF 100.00 FEET, A CHORD BEARING OF NORTH 04 DEGREES 05 MINUTES 22 SECONDS EAST AND A CHORD LENGTH OF 23.31 FEET) TO A POINT; THENCE A CURVE CONCAVE TO THE NORTHWEST WITH AN ARC LENGTH OF 48.10 FEET (SAID CURVE HAVING A RADIUS OF 59.84 FEET, A CHORD BEARING OF NORTH 25 DEGREES 37 MINUTES 43 SECONDS WEST AND A CHORD LENGTH OF 46.81 FEET) TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317) AND THE POINT OR PLACE OF BEGINNING; PROCEED THENCE SOUTH 12 DEGREES 03 MINUTES 10 SECONDS EAST FOR A DISTANCE OF 13.33 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE SOUTH 08 DEGREES 23 MINUTES 21 SECONDS EAST FOR A DISTANCE OF 34.31 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE SOUTH 81 DEGREES 43 MINUTES 08 SECONDS WEST FOR A DISTANCE OF 17.08 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE NORTH 06 DEGREES 54 MINUTES 42 SECONDS WEST FOR A DISTANCE OF 64.79 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317) LOCATED ON THE WESTERN RIGHT-OF-WAY OF A MAINTENANCE ACCESS EASEMENT; THENCE ALONG SAID RIGHT-OF-WAY OF MAINTENANCE ACCESS EASEMENT SOUTH 48 DEGREES 39 MINUTES 15 SECONDS EAST FOR A DISTANCE OF 22.53 FEET TO THE POINT OR PLACE OF BEGINNING. SAID LOT, TRACT OR PARCEL OF LAND CONTAINS 907 SQ. FT.

WELL SITE #2

COMMENCING AT A ½" CAPPED IRON PIN SET (SSC PC, LSF 317) WHICH MARKS THE INTERSECTION OF THE SOUTHWESTERN RIGHT-OF-WAY OF 4TH STREET (50' PRIVATE R/W) AND THE NORTHWESTERN RIGHT-OF-WAY OF SEA ISLAND DRIVE (PRIVATE 100' R/W); THENCE PROCEED ALONG THE SAID RIGHT-OF-WAY OF SEA ISLAND DRIVE SOUTH 38 DEGREES 03 MINUTES 40 SECONDS WEST FOR A DISTANCE OF 238.14 FEET TO A POINT; THENCE ALONG WESTERN RIGHT-OF-WAY OF A MAINTENANCE ACCESS EASEMENT THE FOLLOWING COURSES AND DISTANCES: A CURVE CONCAVE TO THE NORTHEAST WITH AN ARC LENGTH OF 94.15 FEET (SAID CURVE HAVING A RADIUS OF 85.67 FEET, A CHORD BEARING OF NORTH 20 DEGREES 42 MINUTES 03 SECONDS WEST AND A CHORD LENGTH OF 89.49 FEET) TO A POINT; THENCE NORTH 10 DEGREES 46 MINUTES 55 SECONDS EAST FOR A DISTANCE OF 136.39 FEET TO A POINT; THENCE A CURVE CONCAVE TO THE NORTHWEST WITH AN ARC LENGTH OF 23.36 FEET (SAID CURVE HAVING A RADIUS OF 100.00 FEET, A CHORD BEARING OF NORTH 04 DEGREES 05 MINUTES 22 SECONDS EAST AND A CHORD LENGTH OF 23.31 FEET) TO A POINT; THENCE A CURVE CONCAVE TO THE NORTHWEST WITH AN ARC LENGTH OF 48.10 FEET (SAID CURVE HAVING A RADIUS OF 59.84 FEET, A CHORD BEARING OF NORTH 25 DEGREES 37 MINUTES 43 SECONDS WEST AND A CHORD LENGTH OF 46.81 FEET) TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE NORTH 48 DEGREES 39 MINUTES 15 SECONDS WEST FOR A DISTANCE OF 59.00 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317) AND THE POINT OR PLACE OF BEGINNING; PROCEED THENCE SOUTH 81 DEGREES 58 MINUTES 48 SECONDS WEST FOR A DISTANCE OF 55.00 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE NORTH 53 DEGREES 01 MINUTES 12 SECONDS WEST FOR A DISTANCE OF 12.73 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE SOUTH 81 DEGREES 58 MINUTES 48 SECONDS WEST FOR A DISTANCE OF 50.83 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE NORTH 53 DEGREES 01 MINUTES 12 SECONDS WEST FOR A DISTANCE OF 11.30 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE NORTH 07 DEGREES 50 MINUTES 24 SECONDS WEST FOR A DISTANCE OF 118.18 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317) LOCATED ON THE WESTERN RIGHT-OF-WAY OF A MAINTENANCE ACCESS EASEMENT; THENCE ALONG THE SAID MAINTENANCE ACCESS EASEMENT THE FOLLOWING COURSES AND DISTANCES: A CURVE CONCAVE TO THE SOUTHEAST WITH AN ARC LENGTH OF 48.48 FEET (SAID CURVE HAVING A RADIUS OF 107.76 FEET, A CHORD BEARING OF SOUTH 58 DEGREES 44 MINUTES 44 SECONDS EAST AND A CHORD LENGTH OF 48.07 FEET) TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE SOUTH 45 DEGREES 51 MINUTES 30 SECONDS EAST FOR A DISTANCE OF 72.14 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE SOUTH 48 DEGREES 39 MINUTES 15 SECONDS EAST FOR A DISTANCE OF 62.95 FEET TO THE POINT OR PLACE OF BEGINNING. SAID LOT, TRACT OR PARCEL OF LAND CONTAINS 8,331 SQ. FT.

WELL SITE #3

COMMENCING AT A ½" CAPPED IRON PIN SET (SSC PC, LSF 317) WHICH MARKS THE INTERSECTION OF THE NORTHWESTERN RIGHT-OF-WAY OF HUDSON PLACE (65' PRIVATE R/W) AND THE SOUTHWESTERN RIGHT-OF-WAY OF 4TH STREET (50' PRIVATE R/W); PROCEED THENCE ALONG THE SOUTHERN RIGHT-OF-WAY OF CLOISTER COTTAGES DRIVE (40' PRIVATE R/W) THE FOLLOWING COURSES AND DISTANCES: A CURVE CONCAVE TO THE SOUTHWEST WITH AN ARC LENGTH OF 17.82 FEET (SAID CURVE HAVING A RADIUS OF 18.31 FEET, A CHORD BEARING OF NORTH 68 DEGREES 32 MINUTES 50 SECONDS WEST AND A CHORD LENGTH OF 17.12 FEET) TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE SOUTH 83 DEGREES 34 MINUTES 58 SECONDS WEST FOR A DISTANCE OF 35.99 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE A CURVE CONCAVE TO THE NORTHWEST WITH AN ARC LENGTH OF 100.18 FEET (SAID CURVE HAVING A RADIUS OF 121.85 FEET, A CHORD BEARING OF NORTH 72 DEGREES 51 MINUTES 56 SECONDS WEST AND A CHORD LENGTH OF 97.38 FEET) TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317) AND THE POINT OR PLACE OF BEGINNING; THENCE PROCEED SOUTH 43 DEGREES 57 MINUTES 23 SECONDS WEST FOR A DISTANCE OF 16.14 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE NORTH 82 DEGREES 22 MINUTES 15 SECONDS WEST FOR A DISTANCE OF 25.57 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE NORTH 07 DEGREES 37 MINUTES 45 SECONDS EAST FOR A DISTANCE OF 15.00 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE SOUTH 82 DEGREES 22 MINUTES 15 SECONDS EAST FOR A DISTANCE OF 17.98 FEET TO A ½" CAPPED IRON PIN SET (SSC PC, LSF 317); THENCE NORTH 43 DEGREES 57 MINUTES 23 SECONDS EAST FOR A DISTANCE OF 8.47 FEET TO A POINT LOCATED ON THE SOUTHERN RIGHT-OF-WAY OF CLOISTER COTTAGES DRIVE; THENCE ALONG SAID RIGHT-OF-WAY OF CLOISTER COTTAGES DRIVE A CURVE CONCAVE TO THE SOUTHEAST WITH AN ARC LENGTH OF 15.01 FEET (SAID CURVE HAVING A RADIUS OF 146.69 FEET, A CHORD BEARING OF SOUTH 46 DEGREES 32 MINUTES 52 SECONDS EAST AND A CHORD LENGTH OF 15.00 FEET TO THE POINT OR PLACE OF BEGINNING. SAID LOT, TRACT OR PARCEL CONTAINS 509 SQ. FT.

BE IT UNDERSTOOD that well sites #1, #2, and #3 are described and identified according to a plat of survey entitled "SURVEY OF: CLOISTER CAMPUS WEST, SEA ISLAND, GEORGIA", by Robert N. Shupe, Georgia Registered Surveyor No. 2224, dated August 17, 2010, consisting of nine sheets, which is recorded in the office of the Clerk of Superior Court of Glynn County, Georgia at Plat Book 31, Pages 460 through 467, inclusive.

ALSO CONVEYED HEREBY is a non-exclusive easement for purposes of ingress and egress over and across the Maintenance Access Easement, as shown on the plat of survey by Robert N. Shupe to which reference has been made in the preceding paragraph hereof.

6. Name, address, and title of applicant's authorized agent for permit application coordination.

Resource & Land Consultants, LLC
Mr. Daniel H. Bucey
41 Park of Commerce Drive, Suite 101
Savannah, Georgia 31405

Statement of Authorization: I Hereby designate and authorize the above named person to act in my in my behalf as my agent in the processing of this permit application and to furnish, upon request, supplemental information in support of this application.



Signature of Applicant

8.19.21.

Date

7. Describe the proposed activity, its purpose and intended use, including a description of the type of structures, if any to be erected on fills, piles, of float-supported platforms, and the type, composition and quantity of materials to be discharged or dumped and means of conveyance. If more space is needed, use remarks section on page 4 or add a supplemental sheet. (See Part III of the Guide for additional information required for certain activities.) Maintenance of existing private single-family dock. Work will include replacement of pilings, support framing, and decking in its current original footprint. Existing dock consists of a 6' x 138' walkway and a 20.3'x 19.8' fixed deck. The dock extends approximately 15' into the tributary that is approximately 59' wide at low tide.

8. Proposed use: Private X Public _____ Commercial _____ Other _____ (Explain)

9. Names and addresses of adjoining property owners whose property also adjoins the waterway.

Black Banks River Residences
100 Salt Marsh Drive
St. Simons Island, GA 31522

10. Date activity is proposed to commence. Upon Approval
Date activity is expected to be completed. 3 years

11. Is any portion of the activity for which authorization is sought now complete x Y N

A. If answer is "Yes", give reasons in the remarks in the remarks section.
Indicate the existing work on the drawings.

B. If the fill or work is existing, indicate date of commencement and completion.
Existing dock present on 1988 aerial imagery; no permit found

C. If not completed, indicate percentage completed.

12. List of approvals or certifications required by other Federal, State or local agencies for any structures, construction discharges, deposits or other activities described in this application. Please show zoning approval or status of zoning for this project.

<u>Issuing Agency</u>	<u>Type Approval</u>	<u>Identification No.</u>	<u>Date/Application</u>	<u>Date/Approval</u>
GADNR	CMPA & RL	CMPA #709	Concurrent	Pending

13. Has any agency denied approval for the activity described herein or for any activity directly related to the activity described herein? ___ Yes X NO (If "yes", explain).

Note: Items 14 and 15 are to be completed if you want to bulkhead, dredge or fill. N/A

14. Description of operation: (If feasible, this information should be shown on the drawing).

A. Purpose of excavation or fill _____

1. Access channel length _____ depth _____ width _____

2. Boat basin length _____ depth _____ width _____

3. Fill area length _____ depth _____ width _____

4. Other _____ length _____ depth _____ width _____

(Note: If channel, give reasons for need of dimensions listed above.)

B. 1.If bulkhead, give dimensions _____

2.Type of bulkhead construction (material) _____

Backfill required: Yes _____ No _____ Cubic yards _____

Where obtained _____

C. Excavated material

1.Cubic yards _____

2.Type of material _____

15.Type of construction equipment to be used _____

A. Does the area to be excavated include any wetland? Yes _____ No _____

B. Does the disposal area contain any wetland? Yes _____ No _____

C. Location of disposal area _____

D. Maintenance dredging, estimated amounts, frequency, and disposal sites to be utilized: _____

E. Will dredged material be entrapped or encased? _____

F. Will wetlands be crossed in transporting equipment to project site? _____

G. Present rate of shoreline erosion (if known) _____

16. Description of Avoidance, Minimization and Compensation: Provide a brief explanation describing how impacts to waters of the United States are being avoided and minimized on the project site. Also, provide a brief description of how impacts to waters of the United States will be compensated for, or a brief statement explaining why compensatory mitigation should not be required for those impacts.

Applicant is proposing to modify the existing dock by eliminating two (2) mountable drive-on floats, eliminating one 6' x 40 aluminum ramp, relocating seven (7) floating dock sections that are approximately 85' long by 8'7" wide, relocating existing 5' +/-24' floating dock, adding an 8'7" wide by 23' long floating dock, and adding +/-104' long by 10'-6" wide floating dock.

17. **WATER QUALITY CERTIFICATION:** In some cases, Federal law requires that a Water Quality Certification from the State of Georgia be obtained prior to issuance of a Federal license or permit. Applicability of this requirement to any specific project is determined by the permitting Federal agency. The information requested below is generally sufficient for the Georgia Environmental Protection Division to issue such a certification if required. Any item which is not applicable to a specific project should be so marked. Additional information will be requested if needed.

A. Please submit the following:

1. A plan showing the location and size of any facility, existing or proposed, for handling any sanitary or industrial waste waters generated on your property. N/A
2. A plan of the existing or proposed project and your adjacent property for which permits are being requested. Please refer to drawings titled *Cloister Dock* dated 7/22/2021.
3. A plan showing the location of all points where petro-chemical products (gasoline, oils, cleaners) used and stored. Any above-ground storage areas must be diked, and there should be no storm drain catch basins within the diked areas. All valving arrangements on any petro-chemical transfer lines should be shown. N/A.
4. A contingency plan delineating action to be taken by you in the event of spillage of petro-chemical products or other materials from your operation. N/A
5. Plan and profile drawings showing limits of areas to be dredged, areas to be used for placement of spoil, locations of any dikes to be constructed showing locations of any weir(s), and typical cross sections of the dikes.

B. Please provide the following statements:

1. A statement that all activities will be performed in a manner to minimize turbidity in the stream. ALL ACTIVITIES WILL BE PERFORMED IN A MANNER TO MINIMIZE TURBIDITY IN THE STREAM.
2. A statement that there will be no oils or other pollutants released from the proposed activities which will reach the stream. NO OILS OR OTHER POLLUTANTS WILL BE RELEASED FROM THE PROPOSED ACTIVITIES.
3. A statement that all work performed during construction will be done in a manner to prevent interference with any legitimate water uses. ALL WORK PERFORMED DURING CONSTRUCTION WILL BE DONE IN A MANNER TO PREVENT INTERFERENCE WITH LEGITIMATE WATER USES.

18. Application is hereby made for a permit or permits to authorize the activities described herein, Water Quality Certification from the Georgia Environmental Protection Division is also requested if needed. I certify that I am familiar with the information contained in this application, and that to the best of my knowledge and belief such information is true, complete and accurate. I further certify that I possess the authority to undertake the proposed activities.



Signature of Applicant

8.19.21.

Date

18. U.S.C. Section 1001 provides that: Whoever, in any matter within the jurisdiction of any department or agency of the United States, knowingly and willfully falsifies, conceals, or covers up by any trick, scheme, or device a material fact or makes any false, fictitious, or fraudulent statements or representations, or makes or uses false writing or document knowing same to contain any false, fictitious or fraudulent statement or entry, shall be fined no more than \$10,000 or imprisoned not more than 5 years or both.

PRIVACY ACT NOTICE

The Department of the Army permit program is authorized by Section 10 of the Rivers and Harbors Act of 1899, Section 404 of the Clean Water Act and Section 103 of the Marine Protection, Research and Sanctuaries Act of 1972. These laws require permits authorizing structures and work in or affecting navigable waters of the United States, the discharge of dredged or fill material into waters of the United States, and the transportation of dredged material for the purpose of dumping it into ocean waters. Information provided will be used in evaluating the application for a permit. Information in the application is made a matter of public record through issuance of a public notice. Disclosure of the information requested is voluntary, however, the data requested are necessary in order to communicate with the applicant and to evaluate the permit application. If necessary information is not provided, the permit application cannot be processed nor can a permit be issued.

SUPPORTING REMARKS: Existing dock configuration was authorized by Department of the Army Letter of Permission dated 11/30/2015 (SAS-2005-01418) and CMPA Permit #709 issued 9/23/2015. Due to shoaling along the northern portion of the dock, applicant proposes to eliminate and/or move portions of floating docks in that area, and to construct additional floating docks to accommodate existing and additional fishing and recreational vessels.

STATE OF GEORGIA

REQUEST FOR A REVOCABLE LICENSE FOR THE USE OF TIDAL WATERBOTTOMS

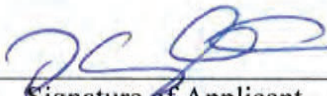
APPLICANT NAME(S): Sea Island Acquisition LLC c/o Yates Anderson
MAILING ADDRESS: P.O. Box 30351 Sea Island Georgia 31561
(Street) (City) (State) (Zip)
PROJECT ADDRESS/LOCATION: 100 Cloister Drive Sea Island Georgia 31561
COUNTY: Glynn WATERWAY: Black Banks River
LOT, BLOCK & SUBDIVISION NAME FROM DEED: Cloister Hotel and Resort; West of Sea Island Drive

Georgia Department of Natural Resources
Coastal Resources Division
One Conservation Way
Brunswick, Georgia 31520-8687

I am requesting that I be granted a revocable license from the State of Georgia to encroach on the beds of tidewaters, which are state owned property. Attached hereto and made a part of this request is a copy of the plans and description of the project that will be the subject of such a license. I certify that all information submitted is true and correct to the best of my knowledge and understand that willful misrepresentation or falsification is punishable by law.

I understand that if permission from the State is granted, it will be a revocable license and will not constitute a license coupled with an interest. I acknowledge that this revocable license does not resolve any actual or potential disputes regarding the ownership of, or rights in, or over the property upon which the subject project is proposed, and shall not be construed as recognizing or denying any such rights or interests. I acknowledge that such a license would relate only to the property interests of the State and would not obviate the necessity of obtaining any other State license, permit, or authorization required by State law. I recognize that I waive my right of expectation of privacy and I do not have the permission of the State of Georgia to proceed with such project until the Commissioner of DNR or his/her designee has executed a revocable license in accordance with this request.

Sincerely,

By:  Date: 7/17/21
Signature of Applicant

SIA; Vice President, Development & Services
Title, if applicable

By: _____ Date: _____
Signature of Applicant

Title, if applicable

Attachments