This Instrument Prepared by:
Charles G. Cornelius
Cornelius & Collins, LLP
511 Union Street, Suite 1500
Nashville, TN 37219

QUITCLAIM DEED

Address New Owners:	Send Tax Bills To:	Map/Parcel Numbers
Anne N. Hosfield 668 Hill Road Brentwood, TN 37027	Same	100-00-0-029.00

Karen Johnson Davidson County
Batch# 857171 DEEDQC
05/17/2022 12:44:05 PM 12 pgs
Fees: $62.00 Taxes: $0.00
20220517-0056808

Larry B. Northcutt
3357 North Main Street
Crossville, TN 38555

Philip C. Northcutt Special Needs Trust
c/o Anne Hosfield and Larry B. Northcutt, Co-Trustees
668 Hill Road
Brentwood, TN 37027

William Green Northcutt Trust
c/o Anne Hosfield and Larry B. Northcutt, Co-Trustees
668 Hill Road
Brentwood, TN 37027

Bankston Lyle Northcutt Trust
c/o Anne Hosfield and Larry B. Northcutt, Co-Trustees
668 Hill Road
Brentwood, TN 37027

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration given for this conveyance is $ 0.00.

Affiant – Anne N. Hosfield

Sworn to and subscribed to before me this 09th day of May, 2022.

Notary Public
My Commission Expires: 8-14-2024

SHANNON A PEW
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

FOR AND IN CONSIDERATION OF the Wills of Dixon L. Northcutt and Isabel S. Northcutt (and no monetary consideration), Anne N. Hosfield and Larry B. Northcutt, Co-Executors of the Estate of Dixon L. Northcutt and Estate of Isabel S. Northcutt, each estate owning a one-half undivided interest, by these presents do hereby quitclaim and convey a one-third (1/3) undivided interest of ninety-five percent (95%) to Anne Hosfield and also to Larry B. Northcutt, a one-sixth (1/6) undivided interest of ninety-five percent (95%) to Anne N. Hosfield and Larry B. Northcutt, Co-Trustees of the William Green Northcutt Trust and a one-sixth (1/6) undivided interest of ninety-five percent (95%) to Anne N. Hosfield and Larry B. Northcutt, Co-Trustees of the Bankston Lyle Northcutt Trust, and a five percent (5%) undivided interest (in the entire property) to Anne N. Hosfield and Larry B. Northcutt, Co-Trustees of the Philip Northcutt Special Needs Trust U/W of Dixon L. Northcutt and U/W of Isabel S. Northcutt, in and to a certain tract and parcel of land, described as follows, to wit:

ALL THAT TRACT OF LAND LOCATED IN DAVIDSON COUNTY, TENNESSEE AND BEING MORE FULLY DESCRIBED IN EXHIBITS "A" AND "B" ATTACHED HERETO

Being the same property conveyed to Dixon L. Northcutt and Isabel S. Northcutt by Deed of Record in Document No.: 20110519-0038470, Register's Office for Davidson County, Tennessee, and further being the same property conveyed to Grantees by the Wills of Dixon L. Northcutt and Isabel S. Northcutt of record in the Seventh Circuit Court of Davidson County, Tennessee, Probate Division.

This conveyance is subject to all easements and restrictive covenants shown on Exhibit A and recorded in the Register's Office for Davidson County, and any other matters which might affect the property, Grantors' intent being only to convey whatever interest in the property they have.

This is improved property known as 8234 Old Pond Creek Road, Nashville, Tennessee, 37209.

IN WITNESS WHEREOF, Grantors have set their hands this 2 day of MAY, 2022.

Anne N. Hosfield, Co-Executor of the Estate of Dixon L. Northcutt and the Estate of Isabel S. Northcutt

Larry B. Northcutt, Co-Executor of the Estate of Dixon L. Northcutt and the Estate of Isabel S. Northcutt

STATE OF TENNESSEE)
)
COUNTY OF Rutherford)

Before me, a Notary Public in and for said County and State, personally appeared **Anne N. Hosfield**, Co-Executor of the Estate of Dixon L. Northcutt and Co-Executor of the Estate of Isabel S. Northcutt, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal at office in Murfreesboro Tennessee, this 09th day of May, 2022.

Shannon R Pew
NOTARY PUBLIC
My Commission Expires: 8-19-24

SHANNON R PEW
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE)
)
COUNTY OF Cumberland)

Before me, a Notary Public in and for said County and State, personally appeared **Larry B. Northcutt**, Co-Executor of the Estate of Dixon L. Northcutt and Co-Executor of the Estate of Isabel S. Northcutt, the within-named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal at office in Crossville, Tennessee, this 2 day of May, 2022.

Blain Dorn
NOTARY PUBLIC
My Commission Expires: 3/8/25

BLAIN DORN
STATE OF TENNESSEE NOTARY PUBLIC
CUMBERLAND COUNTY
My Commission Expires 3/8/25

EXHIBIT "A"

Property Located in the 35th Councilmanic District of Nashville, Davidson County, Tennessee, Being Parcel 29.00 on Davidson County Property Map No. 100 and Being More Particularly Described According to a Survey Prepared by Wamble & Associates, PLLC Dated March 22, 2011, a copy of which is attached as Exhibit "B" hereto as Follows:

Beginning at an Iron Rod (Old) in the Center of Old Pond Creek Road, Being the Southeast Corner of the John David Clay Loftis Property as of Record in Deed Book 11441, Page 436, R.O.D.C., Tennessee, Also being the Southwest Corner of the Herein Described Tract;
THENCE, Leaving Said Old Pond Creek Road and Following the East Boundary of Said Loftis North 05 Degrees 59 Minutes 17 Seconds East Passing an Iron Rod (New) at 26.37 Feet Set on the North Right-Of-Way Easement Line of Old Pond Creek Road as of Record in Plat Book 4660, Pages 38 & 39, R.O.D.C., Tennessee and Continuing for a Total Distance of 1001.46 Feet to an Iron Rod (New), Being the Northeast Corner of Said Loftis;
THENCE, Following the North Boundary of Said Loftis North 88 Degrees 07 Minutes 41 Seconds West 218.09 Feet to an Iron Rod (New), Being the Northwest Corner of Said Loftis and the Northeast Corner of the William D. Thompson Property (Parcel 34.00) as of Record in Deed Book 11309, Page 450, R.O.D.C., Tennessee;
THENCE, Following the North Boundary of Said Thompson South 89 Degrees 12 Minutes 49 Seconds West 279.84 Feet to an Iron Rod (New), Being the Northwest Corner of Said Thompson and the Northeast Corner of the William D. & Karen A. Thompson Property (Parcel 65.00) as of Record in Instrument No. 20040304-0024895, R.O.D.C., Tennessee;
THENCE, Following the North Boundary of Said William D. & Karen A. Thompson (Parcel 65.00) South 88 Degrees 01 Minutes 08 Seconds West 200.00 Feet to an Iron Rod (New) Witnessed by a Blazed 12" Hickory, Being the Northwest Corner of Said William D. & Karen A. Thompson (Parcel 65);
THENCE, Following the West Boundary of Said William D. & Karen A. Thompson (Parcel 65.00) South 01 Degrees 13 Minutes 50 Seconds West 6.10 Feet to an Iron Rod (New) Witnessed by a Blazed 12" Persimmon, Being the Northeast Corner of the William D. & Karen A. Thompson Property (Parcel 64.00) as of Record in Instrument No. 20040304-0024895, R.O.D.C., Tennessee;
THENCE, Following the North Boundary of Said William D. & Karen A. Thompson (Parcel 64.00) South 86 Degrees 40 Minutes 50 Seconds West 240.00 Feet to an Iron Rod (New) on the East Bank of a Drainage Way That is a Tributary to Pond Creek in the East Boundary of the John R. Osteen, Et Ux Property as of Record in Deed Book 7455, Page 890, R.O.D.C., Tennessee Witnessed by a Blazed 30" Beech with Wire and Being the Northwest Corner of Said William D. & Karen A. Thompson (Parcel 64.00);
THENCE, Following the East Boundary of Said Osteen North 03 Degrees 14 Minutes 33 Seconds East 165.04 Feet to an Iron Rod (Old), Being the Northeast Corner of Said Osteen and the Southeast Corner of the John A. Mondelli, Et Ux Property as of Record in Instrument No. 20010521-0052285, R.O.D.C., Tennessee;
THENCE, Following the East Boundary of Said Mondelli North 11 Degrees 04 Minutes 42 Seconds West 828.05 Feet to a T-Post (Old) at the Base of a 30" Beech Tree on the West Bank of Said Tributary to Pond Creek;
THENCE, Continuing with the East Boundary of Said Mondelli North 09 Degrees 36 Minutes 23 Seconds West 32.56 Feet and Continuing with the East Boundary of the Bobby F. Webb Property as of Record in Deed Book 11355, Page 700, R.O.D.C., Tennessee for a Total Distance of 468.75 Feet to an Iron Rod (Old) on the East Bank of Said Tributary to Pond Creek, Being the Northeast Corner of Said Webb;
THENCE, Following the North Boundary of Said Webb North 86 Degrees 16 Minutes 21 Seconds West Passing a T-Post (Old) at 505.45 Feet and Continuing Along the Same Bearing Passing a T-Post (Old) Just West of a Dirt Ridge Road at an Additional 109.90 Feet and Continuing for a Total Distance of 1029.23 Feet to a T-Post (Old) in the East Boundary of the John R. & Sandra Louise Radford Property as of Record in Instrument No. 20060418-0044352, R.O.D.C., Tennessee and Being the Northwest Corner of Said Webb;
THENCE, Following the East Boundary of Said Radford North 05 Degrees 29 Minutes 55 Seconds East 631.41 Feet to an Iron Rod (Old), Being the Northeast Corner of Said Radford;

THENCE, Following the North Boundary of Said Radford Crossing the County Line Between Davidson County and Cheatham County North 83 Degrees 17 Minutes 34 Seconds West 579.94 Feet to an Iron Rod (Old), Being the Northwest Corner of Said Radford, Also Being the Northeast Corner of the Thomas E. Parsley Property as of Record in Deed Book 269, Page 334, R.O.C.C., Tennessee, Also Being the Southeast Corner of the Chuck Cooper Property as of Record in Deed Book 153, Page 835, R.O.C.C., Tennessee;
THENCE, Following the East Boundary of Said Cooper and Continuing with the East Boundary of the Chuck Cooper Property as of Record in Deed Book 296, Page 838, R.O.C.C., Tennessee North 05 Degrees 37 Minutes 57 Seconds East 334.57 Feet to a Nail (New) in the Center of Pond Creek Road, Being the Northeast Corner of Said Cooper and the Southeast Corner of the Debbie Graham Property as of Record in Deed Book 39, Page 313, R.O.C.C., Tennessee;
THENCE, Following the East Boundary of Said Graham and Crossing Pond Creek Road North 05 Degrees 37 Minutes 57 Seconds East 64.36 Feet to a Iron Rod (New) in a Fence Line;
THENCE, Continuing Along the East Boundary of Said Graham Following a Fence North 22 Degrees 43 Minutes 06 Seconds East 182.24 Feet to a 30" Tree in the Fence Line;
THENCE, North 17 Degrees 11 Minutes 23 Seconds East 22.87 Feet to an Iron Rod (New) in a Fence Line, Being the Northwest Corner of the Herein Described Property;
THENCE, Leaving the East Boundary of Said Graham South 81 Degrees 23 Minutes 19 Seconds East Passing a Nail (new) in the Center of Pond Creek Road at 19.00 Feet and Continuing for a Total Distance of 44.64 Feet to an Iron Rod (New), Being the Southwest Corner of the Teresa Cantrell Property as of Record in Deed Book 310, Page 208, R.O.C.C., Tennessee;
THENCE, Following the South Boundary of Said Cantrell Along a Line of New Blazed Trees Crossing the County Line Between Davidson County and Cheatham County and Crossing a Dirt Ridge Road South 81 Degrees 23 Minutes 19 Seconds East 657.87 Feet to an Iron Rod (New), Being the Southeast Corner of Said Cantrell and the Southwest Corner of the Austin Powder Company Property as of Record in Deed Book 4613, Page 457, R.O.D.C., Tennessee;
THENCE, Following the South Boundary of Said Austin Powder Company Following the Remains of an Old Fence and Along a Line of New Blazed Trees South 76 Degrees 34 Minutes 33 Seconds East 143.81 Feet to an Iron Rod (New);
THENCE, Continuing With the Same the Next Several Calls South 82 Degrees 07 Minutes 54 Seconds East 119.20 Feet to an Iron Rod (New) Set in a Stump;
THENCE, South 88 Degrees 42 Minutes 23 Seconds East 81.31 Feet to an Iron Rod (New) by a 36" Beech Stump;
THENCE, South 83 Degrees 26 Minutes 53 Seconds East 55.89 Feet to an Iron Rod (New) Set in a Stump;
THENCE, South 78 Degrees 22 Minutes 49 Seconds East 113.09 Feet to an Iron Rod (New) by a Stump;
THENCE, South 83 Degrees 50 Minutes 17 Seconds East 119.49 Feet to an Iron Rod (New) Near the Intersection of Two Tributaries to Pond Creek;
THENCE, South 79 Degrees 45 Minutes 21 Seconds East 227.94 Feet to an Iron Rod (New);
THENCE, South 88 Degrees 08 Minutes 30 Seconds East 76.63 Feet to an Iron Rod (New) by a Stump;
THENCE, South 87 Degrees 31 Minutes 29 Seconds East 238.29 Feet to an Iron Rod (New) by a Stump;
THENCE, South 86 Degrees 06 Minutes 44 Seconds East 107.12 Feet to an Iron Rod (New) Set in a Stump;
THENCE, South 84 Degrees 55 Minutes 29 Seconds East 41.26 Feet to a Blazed 18" Oak with Wire;
THENCE, South 79 Degrees 40 Minutes 11 Seconds East 117.50 Feet to an Iron Rod (New);
THENCE, South 83 Degrees 25 Minutes 13 Seconds East 100.25 Feet to an Iron Rod (New) Set in a Stump;
THENCE, South 81 Degrees 52 Minutes 45 Seconds East 106.24 Feet to an Iron Rod (New);
THENCE, South 89 Degrees 57 Minutes 11 Seconds East 243.47 Feet to an Iron Rod (New);
THENCE, North 88 Degrees 08 Minutes 58 Seconds East 180.24 Feet to an Iron Rod (New);
THENCE, South 77 Degrees 46 Minutes 01 Seconds East 139.52 Feet to an Iron Rod (New) Set in a Stump;
THENCE, South 83 Degrees 50 Minutes 29 Seconds East 102.24 Feet to a 30" Oak at a Fence Corner, Being the Southeast Corner of Said Austin Powder Company and the Southwest Corner of the Collins Farm, L.P. Property as of Record in Deed Book 10757, Page 631, R.O.D.C., Tennessee;

THENCE, With the South Boundary of Said Collins Following an Old Fence South 87 Degrees 20 Minutes 46 Seconds East 203.40 Feet to a 28" Oak in Fence Line;
THENCE, South 75 Degrees 59 Minutes 49 Seconds East 36.94 Feet to a 28" Oak in Fence Line;
THENCE, South 82 Degrees 11 Minutes 41 Seconds East 203.48 Feet to a 30" Oak in Fence Line;
THENCE, South 80 Degrees 33 Minutes 06 Seconds East 152.37 Feet to a 20" Oak in Fence Line;
THENCE, South 71 Degrees 13 Minutes 14 Seconds East 112.23 Feet to an 18" Hickory in Fence Line;
THENCE, South 77 Degrees 14 Minutes 27 Seconds East 37.42 Feet to an 8" Elm in Fence Line;
THENCE, South 78 Degrees 27 Minutes 48 Seconds East 75.15 Feet to an 18" Elm in Fence Line;
THENCE, South 59 Degrees 51 Minutes 19 Seconds East 79.91 Feet to a 30" Elm at a Fence Corner on the South Bank of a Tributary to Collins Lake;
THENCE, Continuing with the West Boundary of Said Collins Following an Old Fence South 12 Degrees 11 Minutes 07 Seconds West 104.75 Feet to an 18" Oak with Wire;
THENCE, South 18 Degrees 44 Minutes 50 Seconds West 63.81 Feet to a 24" Oak with Wire;
THENCE, South 13 Degrees 58 Minutes 04 Seconds West 56.95 Feet to an 18" Oak with Wire;
THENCE, South 24 Degrees 04 Minutes 29 Seconds West 56.46 Feet to a 24" Oak with Wire;
THENCE, South 26 Degrees 23 Minutes 34 Seconds West 163.23 Feet to a 12" Oak with Wire;
THENCE, South 23 Degrees 05 Minutes 40 Seconds West 55.04 Feet to a 30" Oak with Wire;
THENCE, South 20 Degrees 42 Minutes 42 Seconds West 116.45 Feet to an 18" Dead Tree in Fence Line;
THENCE, South 22 Degrees 06 Minutes 25 Seconds West 57.19 Feet to 28" Oak in Fence Line;
THENCE, South 17 Degrees 34 Minutes 25 Seconds West 43.66 Feet to a 24" Dead Oak in Fence Line;
THENCE, South 12 Degrees 43 Minutes 14 Seconds West 104.63 Feet Crossing a Dirt Road on Top of Ridge to a 30" Oak in Fence Line;
THENCE, South 05 Degrees 48 Minutes 11 Seconds West 139.21 Feet to an 18" Oak in Fence Line;
THENCE, South 01 Degrees 17 Minutes 43 Seconds West 48.18 Feet to an 18" Oak in Fence Line;
THENCE, South 05 Degrees 45 Minutes 13 Seconds East 54.60 Feet to a Stump in Fence Line;
THENCE, South 08 Degrees 16 Minutes 49 Seconds West 167.55 Feet to a 20" Poplar in Fence Line;
THENCE, South 05 Degrees 10 Minutes 31 Seconds East 69.36 Feet to a 24" Beech in Fence Line;
THENCE, South 03 Degrees 01 Minutes 21 Seconds East 75.18 Feet to a 24" Oak in Fence Line;
THENCE, South 05 Degrees 49 Minutes 26 Seconds East 64.90 Feet to a 48" Beech in Fence Line;
THENCE, South 02 Degrees 28 Minutes 20 Seconds West 45.61 Feet to a 42" Oak in Fence Line;
THENCE, South 00 Degrees 44 Minutes 12 Seconds East 191.59 Feet to a 24" Oak in Fence Line;
THENCE, South 08 Degrees 48 Minutes 19 Seconds East 44.03 Feet to a 20" Dead Tree in Fence Line;
THENCE, South 01 Degrees 39 Minutes 40 Seconds West 18.60 Feet to a 20" Oak in Fence Line;
THENCE, South 20 Degrees 50 Minutes 25 Seconds East 35.24 Feet to a 12" Oak at a Fence Corner, Being the Southwest Corner of Said Collins and Being on the North Boundary of the Indian Creek Partners Property as of Record in Instrument No. 20000217-0016273, R.O.D.C., Tennessee;
THENCE, Leaving Old Fence Line and Following the North Boundary of Said Indian Creek Partners North 84 Degrees 11 Minutes 42 Seconds West 246.99 Feet to an Iron Rod (Old);
THENCE, North 06 Degrees 23 Minutes 44 Seconds East 65.98 Feet to an Iron Rod (Old);
THENCE, North 83 Degrees 36 Minutes 55 Seconds West 253.15 Feet to an Iron Rod (New) in the Center of a Dirt Ridge Road, Being the Northwest Corner of Said Indian Creek Partners;
THENCE, Following the West Boundary of Said Indian Creek Partners Along a Dirt Ridge Road South 14 Degrees 20 Minutes 14 Seconds East 124.08 Feet to an Iron Rod (Old);
THENCE, Continuing with the Same South 50 Degrees 15 Minutes 04 Seconds West 119.50 Feet to an Iron Rod (Old);
THENCE, South 39 Degrees 42 Minutes 34 Seconds West 121.21 Feet to an Iron Rod (Old);
THENCE, South 20 Degrees 30 Minutes 24 Seconds West 116.72 Feet to an Iron Rod (Old);
THENCE, South 33 Degrees 26 Minutes 36 Seconds West 84.72 Feet to an Iron Rod (New);
THENCE, South 50 Degrees 19 Minutes 34 Seconds West 95.70 Feet to an Iron Rod (Old);
THENCE, South 10 Degrees 27 Minutes 23 Seconds West 99.41 Feet to an Iron Rod (Old);
THENCE, South 05 Degrees 58 Minutes 33 Seconds East 91.95 Feet to an Iron Rod (Old);
THENCE, South 20 Degrees 53 Minutes 35 Seconds East 174.00 Feet to an Iron Rod (Old);
THENCE, South 44 Degrees 23 Minutes 53 Seconds East 124.65 Feet to an Iron Rod (Old), Being the Southwest Corner of the Said Indian Creek Partners and the Northeast Corner of the Salem Radio

Properties, Inc. Property as of Record in Instrument No. 20051010-0122109, R.O.D.C., Tennessee;
THENCE, Following the West Boundary of Said Salem Radio Properties, Inc. South 44 Degrees 23 Minutes 53 Seconds East 31.71 Feet to an Iron Rod (Old), Being the Northernmost Corner of the Benjamin G. and Kirby G. Northcutt Property as of Record in Instrument No. 20040330-0035523, R.O.D.C., Tennessee, Known as Lot 1 on the Final Plat of D.L. Northcutt Subdivision as of Record in Plat Book 9700, Page 979, R.O.D.C., Tennessee;
THENCE, Following the Westerly Boundary of Said Lot 1 With a Curve to the Right Having a Central Angle of 43 Degrees 02 Minutes 59 Seconds, a Radius of 556.81 Feet, an Arc Length of 418.37 Feet and a Chord Bearing and Length of South 07 Degrees 25 Minutes 10 Seconds West 408.60 Feet to an Iron Rod (Old);
THENCE, South 28 Degrees 56 Minutes 39 Seconds West 131.83 Feet to an Iron Rod (New);
THENCE, With a Curve to the Left Having a Central Angle of 10 Degrees 32 Minutes 44 Seconds, a Radius of 674.13 Feet, an Arc Length of 124.08 Feet and a Chord Bearing and Length of South 23 Degrees 40 Minutes 17 Seconds West 123.90 Feet to an Iron Rod (New) on the Northerly Margin of a 50-Foot Right-Of-Way Easement for Old Pond Creek Road as of Record in Plat Book 4660, Pages 38 & 39, Being the Southwest Corner of Said Lot 1;
THENCE, South 22 Degrees 41 Minutes 12 Seconds West 43.73 Feet to a Nail (New) in the Center of Old Pond Creek Road;
THENCE, Following the Center of Old Pond Creek Road North 82 Degrees 30 Minutes 16 Seconds West 45.26 Feet to a Nail (New);
THENCE, Leaving Said Road North 15 Degrees 55 Minutes 51 Seconds East 53.01 Feet to an Iron Rod (New) on the Northerly Margin of the Aforementioned 50-Foot Right-Of-Way Easement for Old Pond Creek Road, Being the Southeast Corner of the Benjamin G. and Kirby G. Northcutt Property as of Record in Instrument No. 20000731-0074963, R.O.D.C., Tennessee, Known as Lot 2 on the Aforementioned D.L. Northcutt Subdivision;
THENCE, Following the Easterly Boundary of Said Lot 2 With a Curve to the Right Having a Central Angle of 10 Degrees 28 Minutes 58 Seconds, a Radius of 724.13 Feet, an Arc Length of 132.49 Feet and a Chord Bearing and Length of North 23 Degrees 42 Minutes 10 Seconds East 132.30 Feet to an Iron Rod (Old);
THENCE, North 28 Degrees 56 Minutes 39 Seconds East 131.83 Feet to an Iron Rod (Old);
THENCE, With a Curve to the Left Having a Central Angle of 35 Degrees 24 Minutes 45 Seconds, a Radius of 506.81 Feet, an Arc Length of 313.25 Feet and a Chord Bearing and Length of North 11 Degrees 14 Minutes 16 Seconds East 308.28 Feet to an Iron Rod (Old), Being the Northeast Corner of Said Lot 2;
THENCE, Following the North Boundary of Said Lot 2 North 87 Degrees 16 Minutes 19 Seconds West 195.02 Feet to an Iron Rod (Old), Being the Northwest Corner of Said Lot 2;
THENCE, Following the West Boundary of Said Lot 2 South 05 Degrees 47 Minutes 25 Seconds West Passing an Iron Rod (New) at 536.95 Feet on the Northerly Margin of the Aforementioned 50-Foot Right-Of-Way Easement for Old Pond Creek Road, Being the Southwest Corner of Said Lot 2 and Continuing for a Total Distance of 593.86 Feet to a Nail (New) in the Center of Old Pond Creek Road;
THENCE, With the Center of Old Pond Creek Road North 82 Degrees 30 Minutes 16 Seconds West 113.25 Feet to a Railroad Spike (Old);
THENCE, Continuing With the Center of Said Road South 87 Degrees 52 Minutes 42 Seconds West 76.00 Feet to the Point of Beginning.

Containing a Gross Area of 6,605,468 Square Feet or 151.64 Acres.

Subject to and Encumbered by the Right-Of-Way Easements That Burden the Northcutt Property as Follows:

Davidson County – A 50-Foot Right-Of-Way Easement for Public Road Use for Ingress and Egress for Old Pond Creek Road Dedicated in Plat Book 4660, Pages 38 & 39, R.O.D.C., Tennessee.

Cheatham County – A 33-Foot Right-Of-Way Easement for Public Road Use for Ingress and

Egress Dedicated by Implication Due to Possession for Over 20 Years for Pond Creek Road.

Harpeth Valley Utility District – A 10-Foot Right-Of-Way Easement Dedicated by Implication Due to Possession for Over 20 Years for a 6" Water Line Use Only along Pond Creek Road and Old Pond Creek Road.

NES – A 20-Foot Right-Of-Way Easement Dedicated by Implication Due to Possession for Over 20 Years Along Pond Creek Road and Old Pond Creek Road.

AT&T – A 20-Foot Right-Of-Way Easement Dedicated by Implication Due to Possession for Over 20 Years Along Old Pond Creek Road.

Access Easement – A Permanent Right-Of-Way Across the Southern Portion of the 50-Foot Wide Strip of Property Near Old Pond Creek Road of the Dixon L. and Isabel S. Northcutt Property for Ingress/Egress/Regress for Access to Lot 1 of the D.L. Northcutt Subdivision, Said Right-Of-Way Reservation of Record in Instrument No. 200000731-0074963, R.O.D.C., Tennessee.

Included With Title to the Northcutt Property are the Easements Across Lands of Others That Benefit the Northcutt Property as Follows:

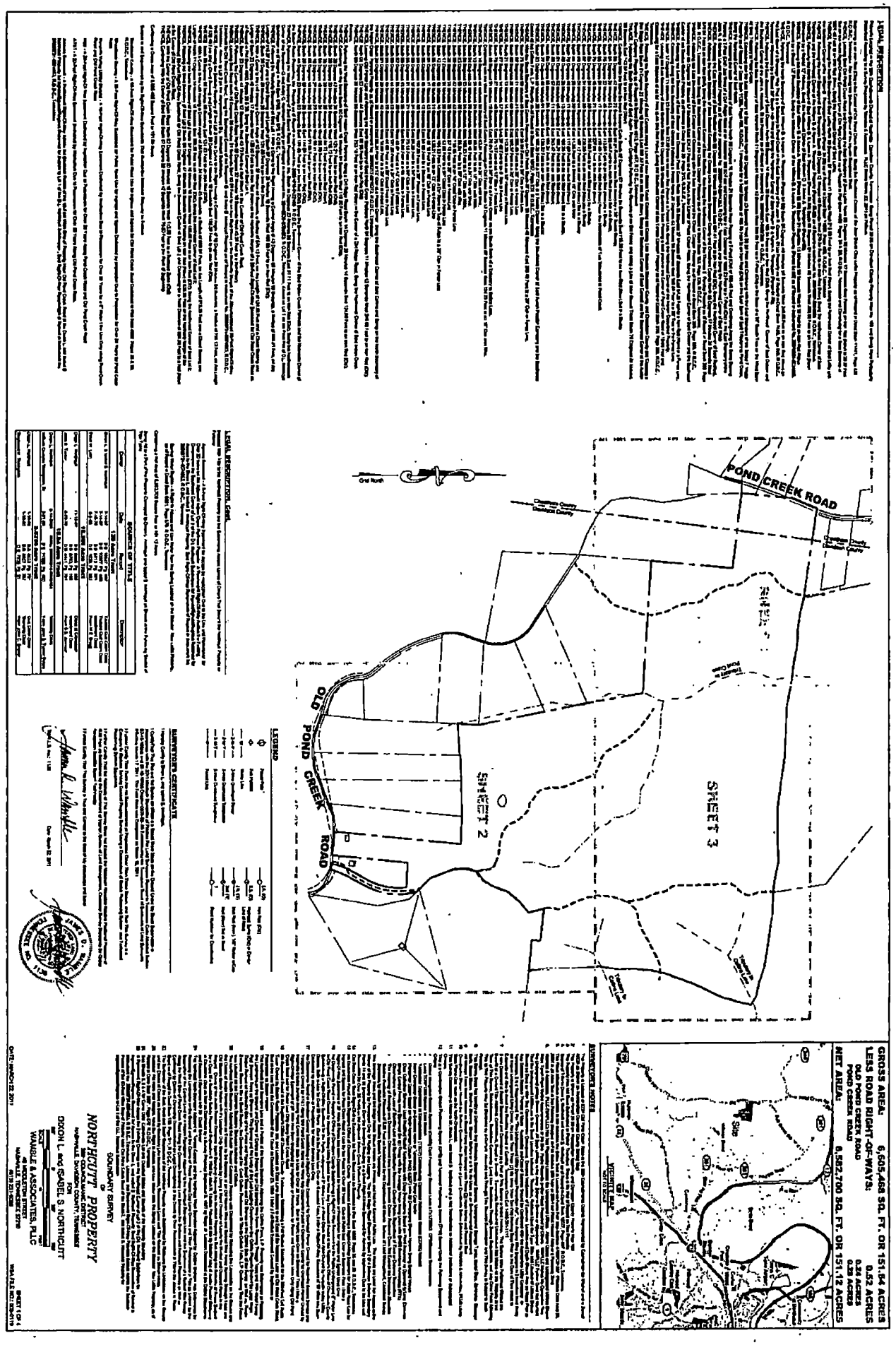
Access Easement – A 5-Foot Right-Of-Way Easement for Access by Implication Due to the Use and Possession for Over 20 years on the Adjacent Indian Creek Partners Property. A Permanent Right-Of-Way Across the Existing Driveway on the Southeast Corner of Lot 2 of the D.L. Northcutt Subdivision for Ingress/Egress/Regress Reserved for Access to the Dixon L. and Isabel S. Northcutt Property, Said Right-Of-Way Reservation of Record in Instrument No. 200000731-0074963, R.O.D.C., Tennessee.

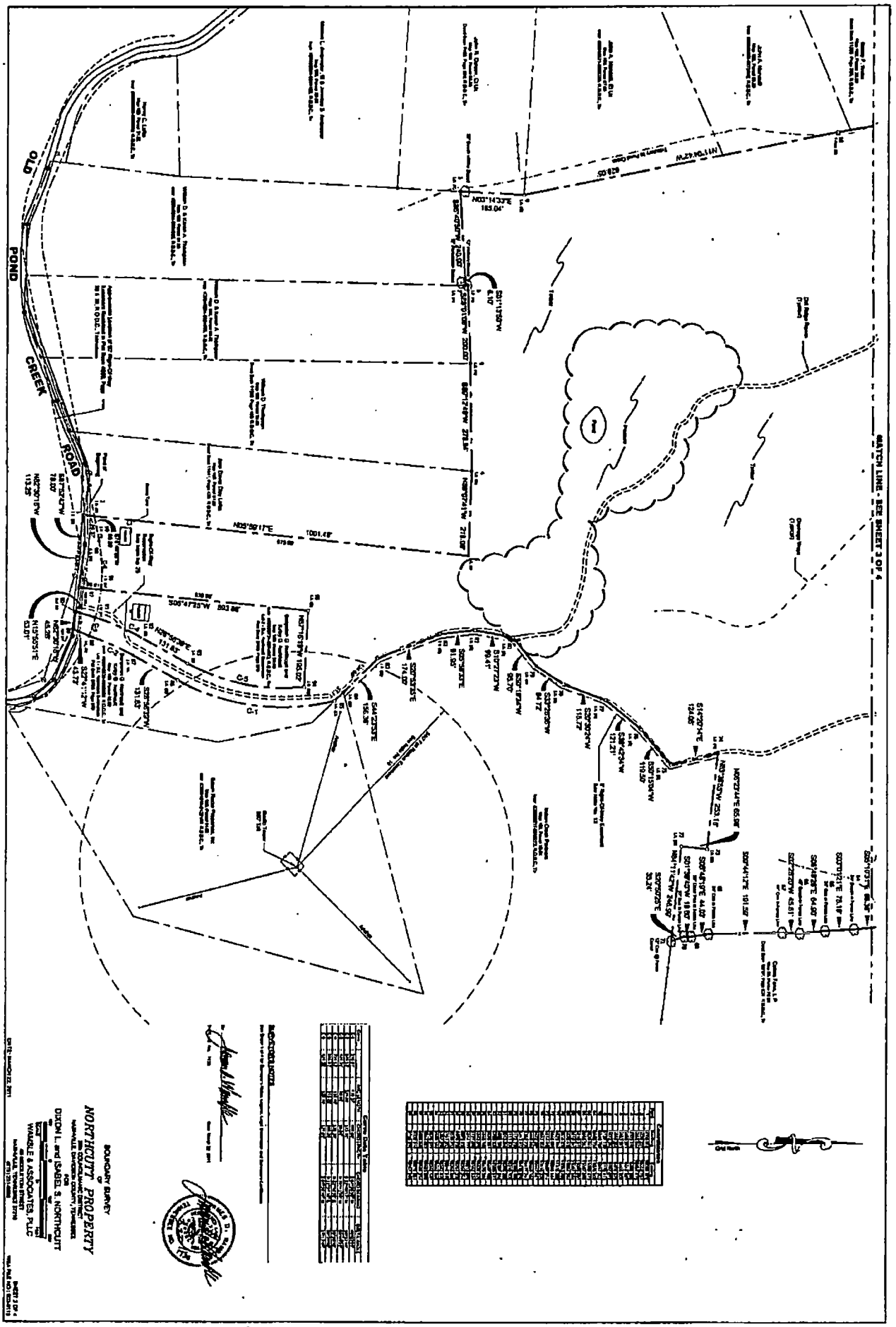
Spring Water Rights – A Right to Access and Use Water from the Spring Located on the Shroder, Now Loftis Property, as of Record in Deed Book 5881, Page 876, R.O.D.C., Tennessee.

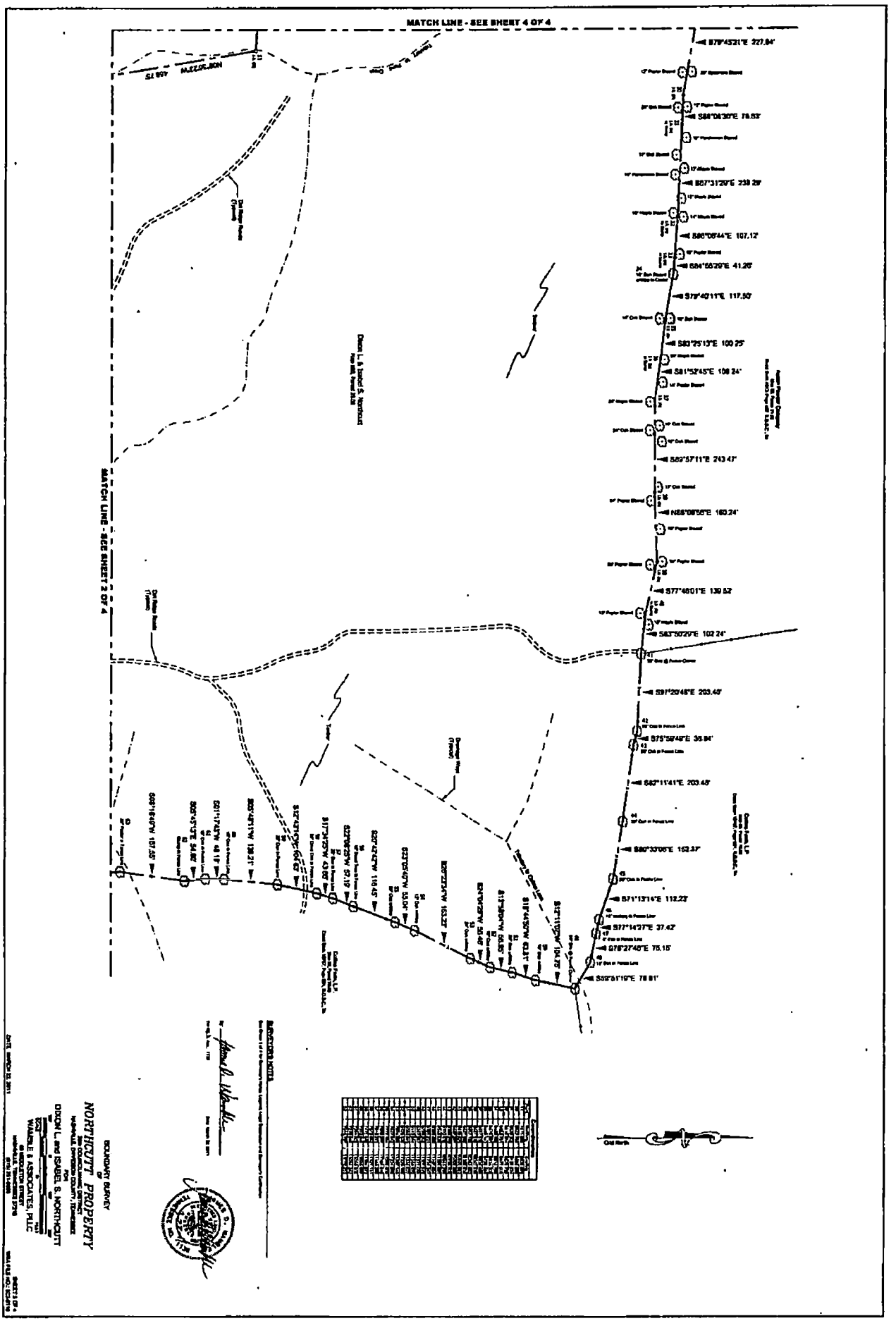
Containing a Net Area of 6,582,700 Square Feet or 151.12 Acres.

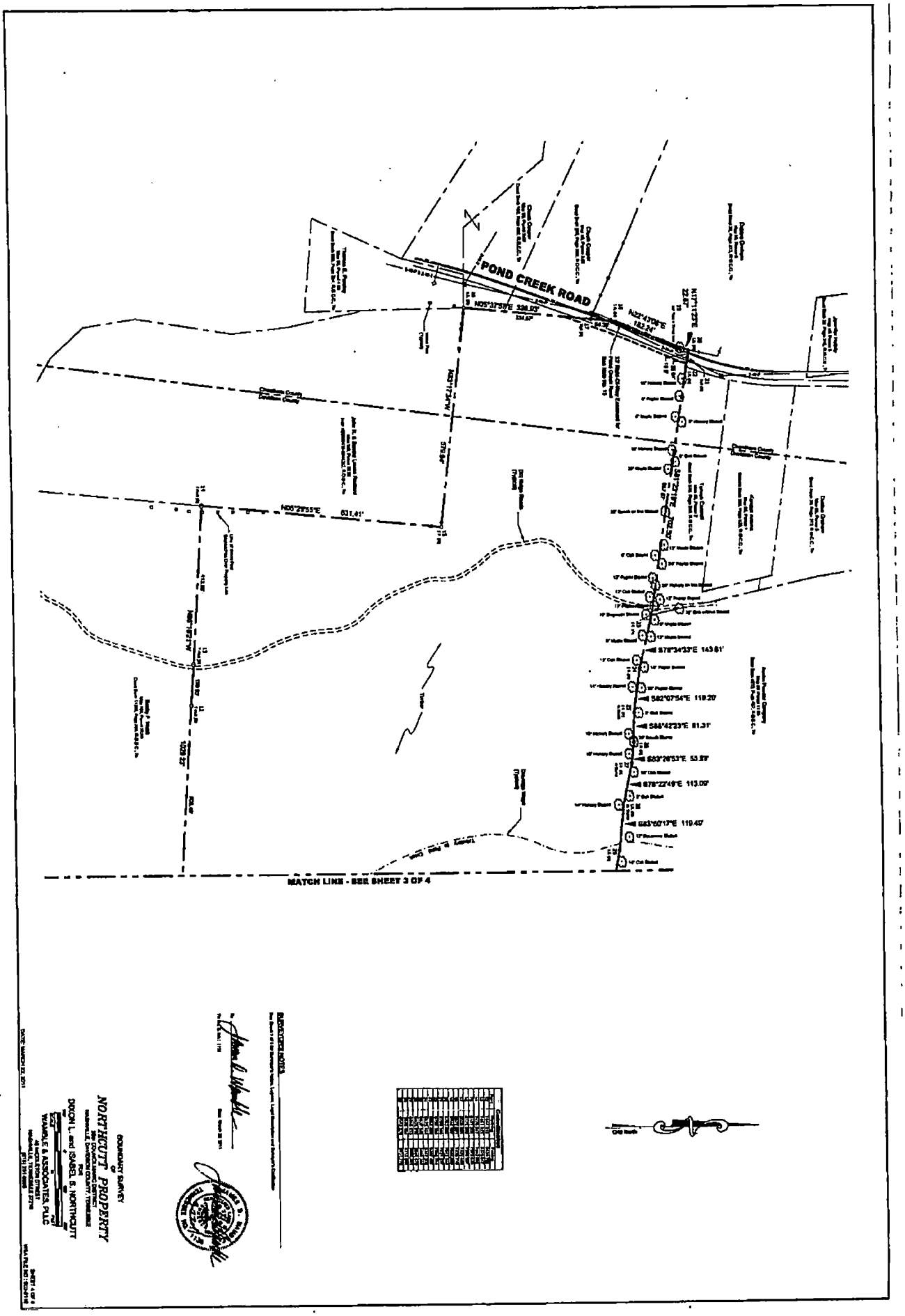
Being part of the Property Conveyed to Dixon L. Northcutt and Isabel S. Northcutt by the deeds of record in Book 10527, page 497; Book 10527, page 499; Book 10527, page 502 and Instrument No. 20080514-0049494, all in the Register's Office for Davidson County, Tennessee.

EXHIBIT "B"


POND CREEK ROAD
OLD POND CREEK ROAD
SHEET 2
SHEET 3
LEGAL DESCRIPTION
LEGAL DESCRIPTION (cont.)
SOURCE OF TITLE
SURVEYOR'S CERTIFICATE
LEGEND
GROSS AREA: 6,605,468 SQ. FT. OR 151.64 ACRES
LESS ROAD RIGHT-OF-WAYS: 0.52 ACRES
OLD POND CREEK ROAD 0.24 ACRES
POND CREEK ROAD 0.28 ACRES
NET AREA: 6,582,700 SQ. FT. OR 151.12 ACRES
VICINITY MAP
BOUNDARY SURVEY
NORTHCUTT PROPERTY
DIXON L. and ISABEL S. NORTHCUTT
TRIANGLE 6 ASSOCIATES, PLLC
DATE: MARCH 22, 2011


MATCH LINE - SEE SHEET 3 OF 4
POND
CREEK
ROAD
670
BOUNDARY SURVEY
NORTHCUTT PROPERTY
DIXON L. and ISABEL S. NORTHCUTT
HAMBLE & ASSOCIATES, PLLC


MATCH LINE - SEE SHEET 4 OF 4
MATCH LINE - SEE SHEET 2 OF 4
BOUNDARY SURVEY
OF
NORTHCUTT PROPERTY
FOR
DIXON L. and ISABEL S. NORTHCUTT
WAMBLE & ASSOCIATES, PLLC


POND CREEK ROAD
MATCH LINE - SEE SHEET 3 OF 4
BOUNDARY SURVEY
OF
NORTHCUTT PROPERTY
DIXON L. and ISABEL S. NORTHCUTT
WAMBLE & ASSOCIATES, PLLC