Karen Johnson Davidson County
Batch# 1128974 DEEDWARR
04/30/2024 11:49:30 AM 12 pgs
Fees: $63.00 Taxes: $2,035.00
20240430-0031367

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **550,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of April, 2024

Notary Public

MY COMMISSION EXPIRES: 11/3/25

(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
LEHMAN TITLE & ESCROW, LLC 1646 WESTGATE CIR, STE 102 BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
C & S Joint Venture	New Owner	17700003500 & 17800006900 & 17800003900 & 17800003600 & 17800003200 & 17800003300
(NAME) P.O Box 681136	(NAME)	
(ADDRESS) Franklin TN 37068	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

CHARLIE B. MITCHELL, JR., TRUSTEE OF THE MITCHELL FAMILY TRUST DATED DECEMBER 20, 2022,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

C & S JOINT VENTURE, A TENNESSEE PARTNERSHIP,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

SEE ATTACHED EXHIBIT "A" LEGAL DESCRIPTIONS

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This *Unimproved* property is commonly known as: Fox Hollow Farms, Tracts 25-34, Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders

Witness my/our hand(s) this 29th day of April, 2024

The Mitchell Family Trust dated December 20, 2022

By: _____
Charlie B. Mitchell, Jr., Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said State and County, **Charlie B. Mitchell, Jr.,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument acting the Trustee(s) of **The Mitchell Family Trust**, with the authority to transfer and convey by themselves as the Trustee(s) under the said **The Mitchell Family Trust**

Witness my hand, at office, this 29th day of April, 2024.

_____
Notary Signature
My commission expires: 11/3/25

J. TRENT LEHMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

LT&E File #20835

Tract 25

Property located in the 35th Councilmanic District of Davidson County, TN. and being described according to a survey by Jeffrey Patrick Chandler, RLS #2353, 3421 Cooper Nicholson Road, Pleasant View, TN 37146, Dated: 02-06-23, File Number 2-349, as follows:

Beginning at an existing iron rod having a Tennessee State Plane Coordinate of N:610028.4896, E:1660996.4563 and being located approximately 5,810 feet along Foxvale Lane from the intersection of Highway 96; Thence with the east line of Sandra Carlton (Book 9648, Page 413) NORTH 06 DEGREES 30 MINUTES 02 SECONDS EAST a distance of 274.73 feet to an existing iron rod; Thence NORTH 07 DEGREES 24 MINUTES 27 SECONDS EAST a distance of 177.53 feet to an existing iron rod capped number 1455; Thence NORTH 12 DEGREES 29 MINUTES 14 SECONDS EAST a distance of 146.42 feet to an existing iron rod; Thence with the common line of Kendall Knight (Instr: 20211203-0160714) NORTH 55 DEGREES 30 MINUTES 36 SECONDS EAST a distance of 172.84 feet to an existing iron rod; Thence NORTH 29 DEGREES 33 MINUTES 07 SECONDS WEST a distance of 95.85 feet to an existing iron rod having a TSPC of N:610801.7077, E:1661177.2958; Thence with the common line of Kendall Knight (Instr: 20190503-0041651) NORTH 60 DEGREES 23 MINUTES 15 SECONDS EAST a distance of 309.90 feet to a point in a creek; Thence NORTH 74 DEGREES 30 MINUTES 41 SECONDS EAST a distance of 160.00 feet to a point in a creek; Thence leaving said creek and with the common line of Tract 26 of Charlie Mitchell (part of Instr: 20050207-0013834) SOUTH 28 DEGREES 41 MINUTES 19 SECONDS WEST a distance of 424.08 feet; Thence SOUTH 02 DEGREES 32 MINUTES 38 SECONDS EAST a distance of 300.00 feet to a set iron rod having a TSPC of N:610325.8282, E:1661410.8236; Thence with the north line of John Dillon (Book 7169, Page 994) SOUTH 74 DEGREES 07 MINUTES 57 SECONDS WEST a distance of 122.40 feet; Thence SOUTH 69 DEGREES 46 MINUTES 16 SECONDS WEST a distance of 146.40 feet to a set iron rod; Thence SOUTH 65 DEGREES 53 MINUTES 48 SECONDS WEST a distance of 36.88 feet to a tree; Thence SOUTH 51 DEGREES 37 MINUTES 22 SECONDS WEST a distance of 49.15 feet to an existing iron rod capped "Chapdelaine"; Thence SOUTH 50 DEGREES 51 MINUTES 05 SECONDS WEST a distance of 26.64 feet to an existing iron rod capped "Chapdelaine"; Thence SOUTH 34 DEGREES 16 MINUTES 08 SECONDS WEST a distance of 86.85 feet to a set iron rod; Thence SOUTH 12 DEGREES 21 MINUTES 18 SECONDS WEST a distance of 80.97 feet to an existing iron rod which is the point of beginning, having an area of 217941.83 square feet, 5.00 acres

Tract 26

Property located in the 35th Councilmanic District of Davidson County, TN. and being described according to a survey by Jeffrey Patrick Chandler, RLS #2353, 3421 Cooper Nicholson Road, Pleasant View, TN 37146, Dated: 02-06-23, File Number 2-349, as follows:

Beginning at an existing iron rod having a Tennessee State Plane Coordinate of N:610028.4896, E:1660996.4563 and being located approximately 5,810 feet along Foxvale Lane from the intersection of Highway 96; Thence with the north line of John Dillon (Book 7169, Page 994) NORTH 12 DEGREES 21 MINUTES 18 SECONDS EAST a distance of 80.97 feet to a set iron rod; Thence NORTH 34 DEGREES 16 MINUTES 08 SECONDS EAST a distance of 86.85 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 50 DEGREES 51 MINUTES 05 SECONDS EAST a distance of 26.64 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 51 DEGREES 37 MINUTES 22 SECONDS EAST a distance of 49.15 feet to a tree; Thence NORTH 65 DEGREES 53 MINUTES 48 SECONDS EAST a distance of 36.88 feet to a set iron rod; Thence NORTH 69 DEGREES 46 MINUTES 16 SECONDS EAST a distance of 146.40 feet; Thence NORTH 74 DEGREES 07 MINUTES 57 SECONDS EAST a distance of 122.40 feet to a set iron rod having a TSPC of N:610325.8282, E:1661410.8236, which is the Point of Beginning of this description; Thence with the common line of Tract 26 of Charlie Mitchell (part of Instr: 20050207-0013834) Thence NORTH 02 DEGREES 32 MINUTES 38 SECONDS WEST a distance of 300.00 feet; Thence NORTH 28 DEGREES 41 MINUTES 19 SECONDS EAST a distance of 424.08 feet to a point in a creek; Thence with the common line of Kendall Knight (Instr: 20190503-0041651) NORTH 74 DEGREES 30 MINUTES 41 SECONDS EAST a distance of 147.43 feet to an existing iron rod having a TSPC of

N:611036.9401, E:1661742.9896; Thence with the common line of Tract 27 of Charlie Mitchell (part of Instr: 20050207-0013834) SOUTH 01 DEGREES 09 MINUTES 53 SECONDS EAST a distance of 805.03 feet to a set iron rod having a TSPC of N:610232.0356, E:1661759.6223; Thence with the north line of John Dillon (Book 7169, Page 994) NORTH 80 DEGREES 26 MINUTES 23 SECONDS WEST a distance of 78.74 feet to a tree; Thence NORTH 86 DEGREES 05 MINUTES 07 SECONDS WEST a distance of 107.30 feet to a set iron rod; Thence NORTH 49 DEGREES 21 MINUTES 49 SECONDS WEST a distance of 72.53 feet to a 24inch Beech tree; Thence NORTH 76 DEGREES 30 MINUTES 59 SECONDS WEST a distance of 112.06 feet to a set iron rod which is the point of beginning, having an area of 219354.38 square feet, 5.04 acres.

Tract 27

Property located in the 35th Councilmanic District of Davidson County, TN. and being described according to a survey by Jeffrey Patrick Chandler, RLS #2353, 3421 Cooper Nicholson Road, Pleasant View, TN 37146, Dated: 02-06-23, File Number 2-349, as follows:

Beginning at an existing iron rod having a Tennessee State Plane Coordinate of N:610028.4896, E:1660996.4563 and being located approximately 5,810 feet along Foxvale Lane from the intersection of Highway 96; Thence with the north line of John Dillon (Book 7169, Page 994) NORTH 12 DEGREES 21 MINUTES 18 SECONDS EAST a distance of 80.97 feet to a set iron rod; Thence NORTH 34 DEGREES 16 MINUTES 08 SECONDS EAST a distance of 86.85 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 50 DEGREES 51 MINUTES 05 SECONDS EAST a distance of 26.64 feet to an existing iron rod capped "Chapdelaine": Thence NORTH 51 DEGREES 37 MINUTES 22 SECONDS EAST a distance of 49.15 feet to a tree; Thence NORTH 65 DEGREES 53 MINUTES 48 SECONDS EAST a distance of 36.88 feet to a set iron rod; Thence NORTH 69 DEGREES 46 MINUTES 16 SECONDS EAST a distance of 146.40 feet; Thence NORTH 74 DEGREES 07 MINUTES 57 SECONDS EAST a distance of 122.40 feet to a set iron rod having a TSPC of N:610325.8282, E:1661410.8236; Thence SOUTH 76 DEGREES 30 MINUTES 59 SECONDS EAST a distance of 112.06 feet to a 24inch Beech tree; Thence SOUTH 49 DEGREES 21 MINUTES 49 SECONDS EAST a distance of 72.53 feet to a set iron rod; Thence SOUTH 86 DEGREES 05 MINUTES 07 SECONDS EAST a distance of 107.30 feet to a tree; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 78.74 feet to a set iron rod having a TSPC of N:610232.0356, :1661759.6223 which is the Point of Beginning of this description; Thence with the common line of Tract 26 of Charlie Mitchell (part of Instr: 20050207-0013834) NORTH 01 DEGREES 09 MINUTES 53 SECONDS WEST a distance of 805.03 feet to an existing iron rod having a TSPC of N:611036.9401, E:1661742.9896; Thence with the common line of David Saffold (Instr: 20200623-0067726) NORTH 89 DEGREES 36 MINUTES 09 SECONDS EAST a distance of 132.52 feet; Thence with the common line of Charlie Mitchell (Instr: 20131217-0127486) SOUTH 09 DEGREES 04 MINUTES 45 SECONDS EAST a distance of 501.65 feet; Thence SOUTH 44 DEGREES 26 MINUTES 07 SECONDS EAST a distance of 465.10 feet to a tree; Thence with the north line of John Dillon (Book 7169, Page 994) SOUTH 50 DEGREES 43 MINUTES 47 SECONDS WEST a distance of 36.20 feet to a tree; Thence SOUTH 70 DEGREES 19 MINUTES 32 SECONDS WEST a distance of 87.03 feet to a tree; Thence SOUTH 81 DEGREES 49 MINUTES 40 SECONDS WEST a distance of 67.43 feet to a tree; Thence NORTH 78 DEGREES 43 MINUTES 26 SECONDS WEST a distance of 70.11 feet to a tree; Thence SOUTH 87 DEGREES 04 MINUTES 10 SECONDS WEST a distance of 48.00 feet to a tree; Thence NORTH 68 DEGREES 22 MINUTES 48 SECONDS WEST a distance of 160.04 feet to a set iron rod; Thence NORTH 80 DEGREES 26 MINUTES 23 SECONDS WEST a distance of 79.85 feet to a set iron rod which is the point of beginning, having an area of 217913.53 square feet, 5.00 acres

Tract 28

Property located in the 35th Councilmanic District of Davidson County, TN. and being described according to a survey by Jeffrey Patrick Chandler, RLS #2353, 3421 Cooper Nicholson Road, Pleasant View, TN 37146, Dated: 02-06-23, File Number 2-349, as follows:

Beginning at an existing iron rod having a Tennessee State Plane Coordinate of N:610028.4896, E:1660996.4563 and being located approximately 5,810 feet along Foxvale Lane from the intersection of Highway 96; Thence with the north line of John Dillon (Book 7169, Page 994)

NORTH 12 DEGREES 21 MINUTES 18 SECONDS EAST a distance of 80.97 feet to a set iron rod; Thence NORTH 34 DEGREES 16 MINUTES 08 SECONDS EAST a distance of 86.85 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 50 DEGREES 51 MINUTES 05 SECONDS EAST a distance of 26.64 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 51 DEGREES 37 MINUTES 22 SECONDS EAST a distance of 49.15 feet to a tree; Thence NORTH 65 DEGREES 53 MINUTES 48 SECONDS EAST a distance of 36.88 feet to a set iron rod; Thence NORTH 69 DEGREES 46 MINUTES 16 SECONDS EAST a distance of 146.40 feet; Thence NORTH 74 DEGREES 07 MINUTES 57 SECONDS EAST a distance of 122.40 feet to a set iron rod having a TSPC of N:610325.8282, E:1661410.8236; Thence SOUTH 76 DEGREES 30 MINUTES 59 SECONDS EAST a distance of 112.06 feet to a 24inch Beech tree; Thence SOUTH 49 DEGREES 21 MINUTES 49 SECONDS EAST a distance of 72.53 feet to a set iron rod; Thence SOUTH 86 DEGREES 05 MINUTES 07 SECONDS EAST a distance of 107.30 feet to a tree; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 78.74 feet to a set iron rod having a TSPC of N:610232.0356, E:1661759.6223; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 79.85 feet to a set iron rod; Thence SOUTH 68 DEGREES 22 MINUTES 48 SECONDS EAST a distance of 160.04 feet to a tree; Thence NORTH 87 DEGREES 04 MINUTES 10 SECONDS EAST a distance of 48.00 feet to a tree; Thence SOUTH 78 DEGREES 43 MINUTES 26 SECONDS EAST a distance of 70.11 feet to a tree; Thence NORTH 81 DEGREES 49 MINUTES 40 SECONDS EAST a distance of 67.43 feet to a tree; Thence NORTH 70 DEGREES 19 MINUTES 32 SECONDS EAST a distance of 87.03 feet to a tree; Thence NORTH 50 DEGREES 43 MINUTES 47 SECONDS EAST a distance of 36.20 feet to a tree which is the Point of Beginning of this description; Thence with the common line of Tract 27 of Charlie Mitchell (Instr: 20131217-0127486) NORTH 44 DEGREES 26 MINUTES 07 SECONDS WEST a distance of 465.10 feet; Thence NORTH 09 DEGREES 04 MINUTES 45 SECONDS WEST a distance of 501.65 feet; Thence with the common line of Tract 29 of Charlie Mitchell (Instr: 20140127-0007203) NORTH 89 DEGREES 13 MINUTES 20 SECONDS EAST a distance of 105.31 feet to an existing nail by others; Thence SOUTH 38 DEGREES 44 MINUTES 10 SECONDS EAST a distance of 738.26 feet to a set iron rod having a TSPC of N:610463.4540, E:1662442.8201; Thence with the north line of John Dillon (Book 7169, Page 994) SOUTH 32 DEGREES 57 MINUTES 56 SECONDS WEST a distance of 14.59 feet to a tree; Thence SOUTH 30 DEGREES 26 MINUTES 17 SECONDS WEST a distance of 159.05 feet to a tree; Thence SOUTH 31 DEGREES 26 MINUTES 30 SECONDS WEST a distance of 71.82 feet to a tree; Thence SOUTH 40 DEGREES 43 MINUTES 53 SECONDS WEST a distance of 55.94 feet to a tree which is the point of beginning, having an area of 217800.00 square feet, 5.00 acres.

Tract 29

Property located in the 35th Councilmanic District of Davidson County, TN. and being described according to a survey by Jeffrey Patrick Chandler, RLS #2353, 3421 Cooper Nicholson Road, Pleasant View, TN 37146, Dated: 02-06-23, File Number 2-349, as follows:

Beginning at an existing iron rod having a Tennessee State Plane Coordinate of N:610028.4896, E:1660996.4563 and being located approximately 5,810 feet along Foxvale Lane from the intersection of Highway 96; Thence with the north line of John Dillon (Book 7169, Page 994) NORTH 12 DEGREES 21 MINUTES 18 SECONDS EAST a distance of 80.97 feet to a set iron rod; Thence NORTH 34 DEGREES 16 MINUTES 08 SECONDS EAST a distance of 86.85 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 50 DEGREES 51 MINUTES 05 SECONDS EAST a distance of 26.64 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 51 DEGREES 37 MINUTES 22 SECONDS EAST a distance of 49.15 feet to a tree; Thence NORTH 65 DEGREES 53 MINUTES 48 SECONDS EAST a distance of 36.88 feet to a set iron rod; Thence NORTH 69 DEGREES 46 MINUTES 16 SECONDS EAST a distance of 146.40 feet; Thence NORTH 74 DEGREES 07 MINUTES 57 SECONDS EAST a distance of 122.40 feet to a set iron rod having a TSPC of N:610325.8282, E:1661410.8236; Thence SOUTH 76 DEGREES 30 MINUTES 59 SECONDS EAST a distance of 112.06 feet to a 24inch Beech tree; Thence SOUTH 49 DEGREES 21 MINUTES 49 SECONDS EAST a distance of 72.53 feet to a set iron rod; Thence SOUTH 86 DEGREES 05 MINUTES 07 SECONDS EAST a distance of 107.30 feet to a tree; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 78.74 feet to a set iron rod having a TSPC of N:610232.0356, E:1661759.6223; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 79.85 feet to a set iron rod; Thence SOUTH 68 DEGREES 22 MINUTES 48 SECONDS EAST a distance of 160.04 feet to a tree; Thence NORTH 87 DEGREES 04 MINUTES 10 SECONDS EAST a distance of

48.00 feet to a tree; Thence SOUTH 78 DEGREES 43 MINUTES 26 SECONDS EAST a distance of 70.11 feet to a tree; Thence NORTH 81 DEGREES 49 MINUTES 40 SECONDS EAST a distance of 67.43 feet to a tree; Thence NORTH 70 DEGREES 19 MINUTES 32 SECONDS EAST a distance of 87.03 feet to a tree; Thence NORTH 50 DEGREES 43 MINUTES 47 SECONDS EAST a distance of 36.20 feet to a tree; Thence NORTH 40 DEGREES 43 MINUTES 53 SECONDS EAST a distance of 55.94 feet to a ; Thence NORTH 31 DEGREES 26 MINUTES 30 SECONDS EAST a distance of 71.82 feet to a tree; Thence NORTH 30 DEGREES 26 MINUTES 17 SECONDS EAST a distance of 159.05 feet to a tree; Thence NORTH 32 DEGREES 57 MINUTES 56 SECONDS EAST a distance of 14.59 feet to a set iron rod having a TSPC of N:610463.4540, E:1662442.8201 which is the Point of Beginning of this description; Thence NORTH 38 DEGREES 44 MINUTES 10 SECONDS WEST a distance of 738.26 feet to an existing nail by others; Thence SOUTH 89 DEGREES 13 MINUTES 20 SECONDS WEST a distance of 105.31 feet; Thence with the common line of David Saffold (Instr: 20200623-0067726) NORTH 26 DEGREES 33 MINUTES 34 SECONDS EAST a distance of 87.43 feet to an existing iron rod having a TSPC of N:611116.0619, E:1661914.5975; Thence with the common line of Joshua Thompson (Instr: 20180608-0055169) SOUTH 89 DEGREES 20 MINUTES 19 SECONDS EAST a distance of 202.49 feet to an existing iron rod; Thence NORTH 70 DEGREES 38 MINUTES 00 SECONDS EAST a distance of 150.43 feet to an existing iron rod; Thence NORTH 57 DEGREES 53 MINUTES 56 SECONDS EAST a distance of 71.81 feet; Thence with the common line of Tract 30 of Charlie Mitchell (a portion of Instr: 20050207-0013834) SOUTH 29 DEGREES 07 MINUTES 14 SECONDS EAST a distance of 571.11 feet to a set metal fence post having a TSPC of N:610702.8778, E:1662597.8024; Thence with the north line of John Dillon (Book 7169, Page 994) SOUTH 56 DEGREES 18 MINUTES 52 SECONDS WEST a distance of 41.36 feet to a set iron rod; Thence SOUTH 20 DEGREES 13 MINUTES 53 SECONDS WEST a distance of 75.50 feet to a tree; Thence SOUTH 32 DEGREES 57 MINUTES 56 SECONDS WEST a distance of 173.59 feet to a set iron rod which is the point of beginning, having an area of 218318.38 square feet, 5.01 acres

Tract 30

Property located in the 35th Councilmanic District of Davidson County, TN. and being described according to a survey by Jeffrey Patrick Chandler, RLS #2353, 3421 Cooper Nicholson Road, Pleasant View, TN 37146, Dated: 02-06-23, File Number 2-349, as follows:

Beginning at an existing iron rod having a Tennessee State Plane Coordinate of N:610028.4896, E:1660996.4563 and being located approximately 5,810 feet along Foxvale Lane from the intersection of Highway 96; Thence with the north line of John Dillon (Book 7169, Page 994) NORTH 12 DEGREES 21 MINUTES 18 SECONDS EAST a distance of 80.97 feet to a set iron rod; Thence NORTH 34 DEGREES 16 MINUTES 08 SECONDS EAST a distance of 86.85 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 50 DEGREES 51 MINUTES 05 SECONDS EAST a distance of 26.64 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 51 DEGREES 37 MINUTES 22 SECONDS EAST a distance of 49.15 feet to a tree; Thence NORTH 65 DEGREES 53 MINUTES 48 SECONDS EAST a distance of 36.88 feet to a set iron rod; Thence NORTH 69 DEGREES 46 MINUTES 16 SECONDS EAST a distance of 146.40 feet; Thence NORTH 74 DEGREES 07 MINUTES 57 SECONDS EAST a distance of 122.40 feet to a set iron rod having a TSPC of N:610325.8282, E:1661410.8236; Thence SOUTH 76 DEGREES 30 MINUTES 59 SECONDS EAST a distance of 112.06 feet to a 24inch Beech tree; Thence SOUTH 49 DEGREES 21 MINUTES 49 SECONDS EAST a distance of 72.53 feet to a set iron rod; Thence SOUTH 86 DEGREES 05 MINUTES 07 SECONDS EAST a distance of 107.30 feet to a tree; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 78.74 feet to a set iron rod having a TSPC of N:610232.0356, E:1661759.6223; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 79.85 feet to a set iron rod; Thence SOUTH 68 DEGREES 22 MINUTES 48 SECONDS EAST a distance of 160.04 feet to a tree; Thence NORTH 87 DEGREES 04 MINUTES 10 SECONDS EAST a distance of 48.00 feet to a tree; Thence SOUTH 78 DEGREES 43 MINUTES 26 SECONDS EAST a distance of 70.11 feet to a tree; Thence NORTH 81 DEGREES 49 MINUTES 40 SECONDS EAST a distance of 67.43 feet to a tree; Thence NORTH 70 DEGREES 19 MINUTES 32 SECONDS EAST a distance of 87.03 feet to a tree; Thence NORTH 50 DEGREES 43 MINUTES 47 SECONDS EAST a distance of 36.20 feet to a tree; Thence NORTH 40 DEGREES 43 MINUTES 53 SECONDS EAST a distance of 55.94 feet to a ; Thence NORTH 31 DEGREES 26 MINUTES 30 SECONDS EAST a distance of 71.82 feet to a tree; Thence NORTH 30 DEGREES 26 MINUTES 17 SECONDS EAST a distance of 159.05 feet to a tree; Thence NORTH 32 DEGREES 57

MINUTES 56 SECONDS EAST a distance of 14.59 feet to a set iron rod having a TSPC of N:610463.4540, E:1662442.8201 Thence NORTH 32 DEGREES 57 MINUTES 56 SECONDS EAST a distance of 173.59 feet to a tree; Thence NORTH 20 DEGREES 13 MINUTES 53 SECONDS EAST a distance of 75.50 feet to a set iron rod; Thence NORTH 56 DEGREES 18 MINUTES 52 SECONDS EAST a distance of 41.36 feet to a set metal fence post having a TSPC of N:610702.8778, E:1662597.8024 which is the Point of Beginning of this description; Thence with the common line of Tract 29 of Charlie Mitchell (Instr: 20140127-0007203) NORTH 29 DEGREES 07 MINUTES 14 SECONDS WEST a distance of 571.11 feet; Thence with the common line of Joshua Thompson (Instr: 20180608-0055169) NORTH 57 DEGREES 53 MINUTES 56 SECONDS EAST a distance of 124.34 feet to an existing iron rod capped "Daniels"; Thence with the common line of Zachary Walden (Instr: 20201204-0141129) SOUTH 17 DEGREES 53 MINUTES 11 SECONDS EAST a distance of 84.11 feet to an existing iron rod capped #1455; Thence NORTH 70 DEGREES 24 MINUTES 06 SECONDS EAST a distance of 334.56 feet; Thence with the common line of Tract 31 of Charlie Mitchell (a portion of Instr: 20050207-0013834) SOUTH 19 DEGREES 29 MINUTES 19 SECONDS EAST a distance of 578.95 feet to a tree; Thence with the north line of John Dillon (Book 7169, Page 994) NORTH 74 DEGREES 26 MINUTES 48 SECONDS WEST a distance of 33.83 feet to a tree; Thence SOUTH 84 DEGREES 46 MINUTES 25 SECONDS WEST a distance of 89.89 feet to a tree; Thence SOUTH 71 DEGREES 30 MINUTES 20 SECONDS WEST a distance of 66.10 feet to a set iron rod; Thence SOUTH 79 DEGREES 57 MINUTES 20 SECONDS WEST a distance of 179.51 feet to a set metal fence post which is the point of beginning, having an area of 221166.06 square feet, 5.08 acres

Tract 31

Property located in the 35th Councilmanic District of Davidson County, TN. and being described according to a survey by Jeffrey Patrick Chandler, RLS #2353, 3421 Cooper Nicholson Road, Pleasant View, TN 37146, Dated: 02-06-23, File Number 2-349, as follows:

Beginning at an existing iron rod having a Tennessee State Plane Coordinate of N:610028.4896, E:1660996.4563 and being located approximately 5,810 feet along Foxvale Lane from the intersection of Highway 96; Thence with the north line of John Dillon (Book 7169, Page 994) NORTH 12 DEGREES 21 MINUTES 18 SECONDS EAST a distance of 80.97 feet to a set iron rod; Thence NORTH 34 DEGREES 16 MINUTES 08 SECONDS EAST a distance of 86.85 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 50 DEGREES 51 MINUTES 05 SECONDS EAST a distance of 26.64 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 51 DEGREES 37 MINUTES 22 SECONDS EAST a distance of 49.15 feet to a tree; Thence NORTH 65 DEGREES 53 MINUTES 48 SECONDS EAST a distance of 36.88 feet to a set iron rod; Thence NORTH 69 DEGREES 46 MINUTES 16 SECONDS EAST a distance of 146.40 feet; Thence NORTH 74 DEGREES 07 MINUTES 57 SECONDS EAST a distance of 122.40 feet to a set iron rod having a TSPC of N:610325.8282, E:1661410.8236; Thence SOUTH 76 DEGREES 30 MINUTES 59 SECONDS EAST a distance of 112.06 feet to a 24inch Beech tree; Thence SOUTH 49 DEGREES 21 MINUTES 49 SECONDS EAST a distance of 72.53 feet to a set iron rod; Thence SOUTH 86 DEGREES 05 MINUTES 07 SECONDS EAST a distance of 107.30 feet to a tree; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 78.74 feet to a set iron rod having a TSPC of N:610232.0356, E:1661759.6223; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 79.85 feet to a set iron rod; Thence SOUTH 68 DEGREES 22 MINUTES 48 SECONDS EAST a distance of 160.04 feet to a tree; Thence NORTH 87 DEGREES 04 MINUTES 10 SECONDS EAST a distance of 48.00 feet to a tree; Thence SOUTH 78 DEGREES 43 MINUTES 26 SECONDS EAST a distance of 70.11 feet to a tree; Thence NORTH 81 DEGREES 49 MINUTES 40 SECONDS EAST a distance of 67.43 feet to a tree; Thence NORTH 70 DEGREES 19 MINUTES 32 SECONDS EAST a distance of 87.03 feet to a tree; Thence NORTH 50 DEGREES 43 MINUTES 47 SECONDS EAST a distance of 36.20 feet to a tree; Thence NORTH 40 DEGREES 43 MINUTES 53 SECONDS EAST a distance of 55.94 feet to a ; Thence NORTH 31 DEGREES 26 MINUTES 30 SECONDS EAST a distance of 71.82 feet to a tree; Thence NORTH 30 DEGREES 26 MINUTES 17 SECONDS EAST a distance of 159.05 feet to a tree; Thence NORTH 32 DEGREES 57 MINUTES 56 SECONDS EAST a distance of 14.59 feet to a set iron rod having a TSPC of N:610463.4540, E:1662442.8201Thence NORTH 32 DEGREES 57 MINUTES 56 SECONDS EAST a distance of 173.59 feet to a tree; Thence NORTH 20 DEGREES 13 MINUTES 53 SECONDS EAST a distance of 75.50 feet to a set iron rod; Thence NORTH 56 DEGREES 18 MINUTES 52 SECONDS EAST a distance of 41.36 feet to a set metal fence post having a TSPC of N:610702.8778, E:1662597.8024 Thence NORTH 79 DEGREES 57 MINUTES 20

SECONDS EAST a distance of 179.51 feet to a set iron rod; Thence NORTH 71 DEGREES 30 MINUTES 20 SECONDS EAST a distance of 66.10 feet to a tree; Thence NORTH 84 DEGREES 46 MINUTES 25 SECONDS EAST a distance of 89.89 feet to a tree; Thence SOUTH 74 DEGREES 26 MINUTES 48 SECONDS EAST a distance of 33.83 feet to a tree which is the Point of Beginning of this description; Thence with the common line of Tract 30 of Charlie Mitchell (a portion of Instr: 20050207-0013834) NORTH 19 DEGREES 29 MINUTES 19 SECONDS WEST passing a witness iron rod at 175.33 feet having a TSPC of N:610919.5501, E:1662900.8652 and continuing a total distance of 578.95 feet; Thence with the common line of Zachary Walden (Instr: 20201204-0141129) NORTH 70 DEGREES 22 MINUTES 25 SECONDS EAST a distance of 160.95 feet; Thence with the common line of Kevin Mcgavock (Book 9067, Page 290) NORTH 74 DEGREES 23 MINUTES 37 SECONDS EAST a distance of 236.01 feet; Thence with the common line of Tract 32 of Charlie Mitchell (a portion of Instr: 20050207-0013834) SOUTH 21 DEGREES 31 MINUTES 59 SECONDS EAST passing a witness iron rod at 376.01 feet having a TSPC of N:611067.8199, E:1663283.0909 and continuing a total distance of 491.44 feet to a set iron rod; Thence with the north line of John Dillon (Book 7169, Page 994) SOUTH 75 DEGREES 07 MINUTES 53 SECONDS WEST a distance of 134.80 feet to set railroad spike having a TSPC of N:610926.0104, E:1663194.6808; Thence SOUTH 26 DEGREES 55 MINUTES 08 SECONDS WEST a distance of 143.22 feet to a tree; Thence SOUTH 75 DEGREES 36 MINUTES 09 SECONDS WEST a distance of 176.56 feet to a tree which is the point of beginning, having an area of 220764.26 square feet, 5.07 acres.

Tract 32

Property located in the 35th Councilmanic District of Davidson County, TN. and being described according to a survey by Jeffrey Patrick Chandler, RLS #2353, 3421 Cooper Nicholson Road, Pleasant View, TN 37146, Dated: 02-06-23, File Number 2-349, as follows:

Beginning at an existing iron rod having a Tennessee State Plane Coordinate of N:610028.4896, E:1660996.4563 and being located approximately 5,810 feet along Foxvale Lane from the intersection of Highway 96; Thence with the north line of John Dillon (Book 7169, Page 994) NORTH 12 DEGREES 21 MINUTES 18 SECONDS EAST a distance of 80.97 feet to a set iron rod; Thence NORTH 34 DEGREES 16 MINUTES 08 SECONDS EAST a distance of 86.85 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 50 DEGREES 51 MINUTES 05 SECONDS EAST a distance of 26.64 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 51 DEGREES 37 MINUTES 22 SECONDS EAST a distance of 49.15 feet to a tree; Thence NORTH 65 DEGREES 53 MINUTES 48 SECONDS EAST a distance of 36.88 feet to a set iron rod; Thence NORTH 69 DEGREES 46 MINUTES 16 SECONDS EAST a distance of 146.40 feet; Thence NORTH 74 DEGREES 07 MINUTES 57 SECONDS EAST a distance of 122.40 feet to a set iron rod having a TSPC of N:610325.8282, E:1661410.8236; Thence SOUTH 76 DEGREES 30 MINUTES 59 SECONDS EAST a distance of 112.06 feet to a 24inch Beech tree; Thence SOUTH 49 DEGREES 21 MINUTES 49 SECONDS EAST a distance of 72.53 feet to a set iron rod; Thence SOUTH 86 DEGREES 05 MINUTES 07 SECONDS EAST a distance of 107.30 feet to a tree; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 78.74 feet to a set iron rod having a TSPC of N:610232.0356, E:1661759.6223; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 79.85 feet to a set iron rod; Thence SOUTH 68 DEGREES 22 MINUTES 48 SECONDS EAST a distance of 160.04 feet to a tree; Thence NORTH 87 DEGREES 04 MINUTES 10 SECONDS EAST a distance of 48.00 feet to a tree; Thence SOUTH 78 DEGREES 43 MINUTES 26 SECONDS EAST a distance of 70.11 feet to a tree; Thence NORTH 81 DEGREES 49 MINUTES 40 SECONDS EAST a distance of 67.43 feet to a tree; Thence NORTH 70 DEGREES 19 MINUTES 32 SECONDS EAST a distance of 87.03 feet to a tree; Thence NORTH 50 DEGREES 43 MINUTES 47 SECONDS EAST a distance of 36.20 feet to a tree; Thence NORTH 40 DEGREES 43 MINUTES 53 SECONDS EAST a distance of 55.94 feet to a ; Thence NORTH 31 DEGREES 26 MINUTES 30 SECONDS EAST a distance of 71.82 feet to a tree; Thence NORTH 30 DEGREES 26 MINUTES 17 SECONDS EAST a distance of 159.05 feet to a tree; Thence NORTH 32 DEGREES 57 MINUTES 56 SECONDS EAST a distance of 14.59 feet to a set iron rod having a TSPC of N:610463.4540, E:1662442.8201 Thence NORTH 32 DEGREES 57 MINUTES 56 SECONDS EAST a distance of 173.59 feet to a tree; Thence NORTH 20 DEGREES 13 MINUTES 53 SECONDS EAST a distance of 75.50 feet to a set iron rod; Thence NORTH 56 DEGREES 18 MINUTES 52 SECONDS EAST a distance of 41.36 feet to a set metal fence post having a TSPC of N:610702.8778, E:1662597.8024 Thence NORTH 79 DEGREES 57 MINUTES 20 SECONDS EAST a distance of 179.51 feet to a set iron rod; Thence NORTH 71 DEGREES 30 MINUTES 20 SECONDS

EAST a distance of 66.10 feet to a tree; Thence NORTH 84 DEGREES 46 MINUTES 25 SECONDS EAST a distance of 89.89 feet to a tree; Thence SOUTH 74 DEGREES 26 MINUTES 48 SECONDS EAST a distance of 33.83 feet to a tree; Thence NORTH 75 DEGREES 36 MINUTES 09 SECONDS EAST a distance of 176.56 feet to a tree; Thence NORTH 26 DEGREES 55 MINUTES 08 SECONDS EAST a distance of 143.22 feet to a set railroad spike having a TSPC of N:610926.0104, E:1663194.6808; Thence NORTH 75 DEGREES 07 MINUTES 53 SECONDS EAST a distance of 134.80 feet to a set iron rod which is the Point of Beginning of this description; Thence with the common line of Tract 31 of Charlie Mitchell (a portion of Instr: 20050207-0013834) NORTH 21 DEGREES 31 MINUTES 59 SECONDS WEST passing a set iron witness rod at 115.43 feet having a TSPC of N:611067.8199, E:1663283.0909 and continuing a total distance of 491.44 feet; Thence with the common line of Kevin Mcgavock (Book 9067, Page 290) NORTH 74 DEGREES 23 MINUTES 37 SECONDS EAST a distance of 264.81 feet; Thence with the common line of Scott Tripp (Instr: 20200826-0096725) SOUTH 30 DEGREES 26 MINUTES 07 SECONDS EAST a distance of 123.66 feet to an existing iron rod having a TSPC of N:611382.2771, E:1663462.7992; Thence NORTH 58 DEGREES 24 MINUTES 29 SECONDS EAST a distance of 133.89 feet; Thence with the common line of Tract 33 of Charlie Mitchell (a portion of Instr: 20050207-0013834) SOUTH 34 DEGREES 23 MINUTES 51 SECONDS EAST passing a set iron witness rod at 190.19 feet and another at 293.8 feet and continuing a total distance of 533.58 feet; Thence NORTH 84 DEGREES 10 MINUTES 28 SECONDS WEST a distance of 260.22 feet to an existing iron rod having a TSPC of N:611038.4674, E:1663619.3624; Thence SOUTH 75 DEGREES 07 MINUTES 53 SECONDS WEST a distance of 304.11 feet to a set iron rod which is the point of beginning, having an area of 219976.72 square feet, 5.05 acres.

Tract 33

Property located in the 35th Councilmanic District of Davidson County, TN. and being described according to a survey by Jeffrey Patrick Chandler, RLS #2353, 3421 Cooper Nicholson Road, Pleasant View, TN 37146, Dated: 02-06-23, File Number 2-349, as follows:

Beginning at an existing iron rod having a Tennessee State Plane Coordinate of N:610028.4896, E:1660996.4563 and being located approximately 5,810 feet along Foxvale Lane from the intersection of Highway 96; Thence with the north line of John Dillon (Book 7169, Page 994) NORTH 12 DEGREES 21 MINUTES 18 SECONDS EAST a distance of 80.97 feet to a set iron rod; Thence NORTH 34 DEGREES 16 MINUTES 08 SECONDS EAST a distance of 86.85 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 50 DEGREES 51 MINUTES 05 SECONDS EAST a distance of 26.64 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 51 DEGREES 37 MINUTES 22 SECONDS EAST a distance of 49.15 feet to a tree; Thence NORTH 65 DEGREES 53 MINUTES 48 SECONDS EAST a distance of 36.88 feet to a set iron rod; Thence NORTH 69 DEGREES 46 MINUTES 16 SECONDS EAST a distance of 146.40 feet; Thence NORTH 74 DEGREES 07 MINUTES 57 SECONDS EAST a distance of 122.40 feet to a set iron rod having a TSPC of N:610325.8282, E:1661410.8236; Thence SOUTH 76 DEGREES 30 MINUTES 59 SECONDS EAST a distance of 112.06 feet to a 24inch Beech tree; Thence SOUTH 49 DEGREES 21 MINUTES 49 SECONDS EAST a distance of 72.53 feet to a set iron rod; Thence SOUTH 86 DEGREES 05 MINUTES 07 SECONDS EAST a distance of 107.30 feet to a tree; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 78.74 feet to a set iron rod having a TSPC of N:610232.0356, E:1661759.6223; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 79.85 feet to a set iron rod; Thence SOUTH 68 DEGREES 22 MINUTES 48 SECONDS EAST a distance of 160.04 feet to a tree; Thence NORTH 87 DEGREES 04 MINUTES 10 SECONDS EAST a distance of 48.00 feet to a tree; Thence SOUTH 78 DEGREES 43 MINUTES 26 SECONDS EAST a distance of 70.11 feet to a tree; Thence NORTH 81 DEGREES 49 MINUTES 40 SECONDS EAST a distance of 67.43 feet to a tree; Thence NORTH 70 DEGREES 19 MINUTES 32 SECONDS EAST a distance of 87.03 feet to a tree; Thence NORTH 50 DEGREES 43 MINUTES 47 SECONDS EAST a distance of 36.20 feet to a tree; Thence NORTH 40 DEGREES 43 MINUTES 53 SECONDS EAST a distance of 55.94 feet to a ; Thence NORTH 31 DEGREES 26 MINUTES 30 SECONDS EAST a distance of 71.82 feet to a tree; Thence NORTH 30 DEGREES 26 MINUTES 17 SECONDS EAST a distance of 159.05 feet to a tree; Thence NORTH 32 DEGREES 57 MINUTES 56 SECONDS EAST a distance of 14.59 feet to a set iron rod having a TSPC of N:610463.4540, E:1662442.8201 Thence NORTH 32 DEGREES 57 MINUTES 56 SECONDS EAST a distance of 173.59 feet to a tree; Thence NORTH 20 DEGREES 13 MINUTES 53 SECONDS EAST a distance of 75.50 feet to a set iron rod; Thence NORTH 56 DEGREES 18 MINUTES 52 SECONDS EAST a distance of 41.36 feet to a set metal fence

post having a TSPC of N:610702.8778, E:1662597.8024 Thence NORTH 79 DEGREES 57 MINUTES 20 SECONDS EAST a distance of 179.51 feet to a set iron rod; Thence NORTH 71 DEGREES 30 MINUTES 20 SECONDS EAST a distance of 66.10 feet to a tree; Thence NORTH 84 DEGREES 46 MINUTES 25 SECONDS EAST a distance of 89.89 feet to a tree; Thence SOUTH 74 DEGREES 26 MINUTES 48 SECONDS EAST a distance of 33.83 feet to a tree; Thence NORTH 75 DEGREES 36 MINUTES 09 SECONDS EAST a distance of 176.56 feet to a tree; Thence NORTH 26 DEGREES 55 MINUTES 08 SECONDS EAST a distance of 143.22 feet to a set railroad spike having a TSPC of N:610926.0104, E:1663194.6808; Thence NORTH 75 DEGREES 07 MINUTES 53 SECONDS EAST a distance of 134.80 feet to a set iron rod; Thence NORTH 75 DEGREES 07 MINUTES 53 SECONDS EAST a distance of 304.11 feet to a set iron rod having a TSPC of N:611038.4674, E:1663619.3624; Thence SOUTH 84 DEGREES 10 MINUTES 28 SECONDS EAST a distance of 260.22 feet to the Point of Beginning of this description; Thence with the common line of Tract 32 of Charlie Mitchell (a portion of Instr: 20050207-0013834) NORTH 34 DEGREES 23 MINUTES 51 SECONDS WEST passing a set iron witness rod at 239.78 feet and again at 343.39 feet and continuing a total distance of 533.58 feet; Thence with the common line of Scott Tripp (Instr: 20200826-0096725) NORTH 58 DEGREES 24 MINUTES 29 SECONDS EAST a distance of 327.57 feet to an existing iron rod having a TSPC of N:611623.8766, E:1663855.6281; Thence with the common line of Tract 34 of Charlie Mitchell (a portion of Instr: 20050207-0013834) SOUTH 15 DEGREES 55 MINUTES 00 SECONDS EAST a distance of 235.34 feet to a set iron rod having a TSPC of N:611397.6216, E:1663920.3589; Thence SOUTH 52 DEGREES 03 MINUTES 23 SECONDS EAST a distance of 572.09 feet to a set iron rod on the west margin of Tennessee State Highway 96; Thence with said margin SOUTH 03 DEGREES 28 MINUTES 07 SECONDS EAST a distance of 84.80 feet to an iron spike in the remnants of an old asphalt road; Thence with the common line of Rebecca Bledsoe (Instr: 20110809-0061231) NORTH 84 DEGREES 10 MINUTES 28 SECONDS WEST passing a set iron witness rod at 339.76 feet and continuing a total distance of 501.01 feet to the point of beginning, having an area of 219846.16 square feet, 5.05 acres.

Tract 34

Property located in the 35th Councilmanic District of Davidson County, TN. and being described according to a survey by Jeffrey Patrick Chandler, RLS #2353, 3421 Cooper Nicholson Road, Pleasant View, TN 37146, Dated: 02-06-23, File Number 2-349, as follows:

Beginning at an existing iron rod having a Tennessee State Plane Coordinate of N:610028.4896, E:1660996.4563 and being located approximately 5,810 feet along Foxvale Lane from the intersection of Highway 96; Thence with the north line of John Dillon (Book 7169, Page 994) NORTH 12 DEGREES 21 MINUTES 18 SECONDS EAST a distance of 80.97 feet to a set iron rod; Thence NORTH 34 DEGREES 16 MINUTES 08 SECONDS EAST a distance of 86.85 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 50 DEGREES 51 MINUTES 05 SECONDS EAST a distance of 26.64 feet to an existing iron rod capped "Chapdelaine"; Thence NORTH 51 DEGREES 37 MINUTES 22 SECONDS EAST a distance of 49.15 feet to a tree; Thence NORTH 65 DEGREES 53 MINUTES 48 SECONDS EAST a distance of 36.88 feet to a set iron rod; Thence NORTH 69 DEGREES 46 MINUTES 16 SECONDS EAST a distance of 146.40 feet; Thence NORTH 74 DEGREES 07 MINUTES 57 SECONDS EAST a distance of 122.40 feet to a set iron rod having a TSPC of N:610325.8282, E:1661410.8236; Thence SOUTH 76 DEGREES 30 MINUTES 59 SECONDS EAST a distance of 112.06 feet to a 24inch Beech tree; Thence SOUTH 49 DEGREES 21 MINUTES 49 SECONDS EAST a distance of 72.53 feet to a set iron rod; Thence SOUTH 86 DEGREES 05 MINUTES 07 SECONDS EAST a distance of 107.30 feet to a tree; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 78.74 feet to a set iron rod having a TSPC of N:610232.0356, E:1661759.6223; Thence SOUTH 80 DEGREES 26 MINUTES 23 SECONDS EAST a distance of 79.85 feet to a set iron rod; Thence SOUTH 68 DEGREES 22 MINUTES 48 SECONDS EAST a distance of 160.04 feet to a tree; Thence NORTH 87 DEGREES 04 MINUTES 10 SECONDS EAST a distance of 48.00 feet to a tree; Thence SOUTH 78 DEGREES 43 MINUTES 26 SECONDS EAST a distance of 70.11 feet to a tree; Thence NORTH 81 DEGREES 49 MINUTES 40 SECONDS EAST a distance of 67.43 feet to a tree; Thence NORTH 70 DEGREES 19 MINUTES 32 SECONDS EAST a distance of 87.03 feet to a tree; Thence NORTH 50 DEGREES 43 MINUTES 47 SECONDS EAST a distance of 36.20 feet to a tree; Thence NORTH 40 DEGREES 43 MINUTES 53 SECONDS EAST a distance of 55.94 feet to a ; Thence NORTH 31 DEGREES 26 MINUTES 30 SECONDS EAST a distance of 71.82 feet to a tree; Thence NORTH 30 DEGREES

26 MINUTES 17 SECONDS EAST a distance of 159.05 feet to a tree; Thence NORTH 32 DEGREES 57 MINUTES 56 SECONDS EAST a distance of 14.59 feet to a set iron rod having a TSPC of N:610463.4540, E:1662442.8201Thence NORTH 32 DEGREES 57 MINUTES 56 SECONDS EAST a distance of 173.59 feet to a tree; Thence NORTH 20 DEGREES 13 MINUTES 53 SECONDS EAST a distance of 75.50 feet to a set iron rod; Thence NORTH 56 DEGREES 18 MINUTES 52 SECONDS EAST a distance of 41.36 feet to a set metal fence post having a TSPC of N:610702.8778, E:1662597.8024 Thence NORTH 79 DEGREES 57 MINUTES 20 SECONDS EAST a distance of 179.51 feet to a set iron rod; Thence NORTH 71 DEGREES 30 MINUTES 20 SECONDS EAST a distance of 66.10 feet to a tree; Thence NORTH 84 DEGREES 46 MINUTES 25 SECONDS EAST a distance of 89.89 feet to a tree; Thence SOUTH 74 DEGREES 26 MINUTES 48 SECONDS EAST a distance of 33.83 feet to a tree; Thence NORTH 75 DEGREES 36 MINUTES 09 SECONDS EAST a distance of 176.56 feet to a tree; Thence NORTH 26 DEGREES 55 MINUTES 08 SECONDS EAST a distance of 143.22 feet to a set railroad spike having a TSPC of N:610926.0104, E:1663194.6808; Thence NORTH 75 DEGREES 07 MINUTES 53 SECONDS EAST a distance of 134.80 feet to a set iron rod; Thence NORTH 75 DEGREES 07 MINUTES 53 SECONDS EAST a distance of 304.11 feet to a set iron rod having a TSPC of N:611038.4674, E:1663619.3624; Thence SOUTH 84 DEGREES 10 MINUTES 28 SECONDS EAST a distance of 260.22 feet; Thence with the common line of Tract 33 of Charlie Mitchell (a portion of Instr: 20050207-0013834) and with the northerly common line of Rebecca Bledsoe (Instr: 20110809-0061231) SOUTH 84 DEGREES 10 MINUTES 28 SECONDS EAST passing a set iron witness rod at 161.25 feet located on the east bank of South Harpeth River and continuing a total distance of 501.01 feet to an iron spike in the remnants of an old asphalt road and on the west margin of Tennessee State Highway 96; Thence with said margin NORTH 03 DEGREES 28 MINUTES 07 SECONDS WEST a distance of 84.80 feet to a set iron rod and being the Point of Beginning of this description; Thence with the common line of Tract 33 of Charlie Mitchell (a portion of Instr: 20050207-0013834) NORTH 52 DEGREES 03 MINUTES 23 SECONDS WEST a distance of 572.09 feet to a set iron rod having a TSPC of N:611397.6216, E:1663920.3589; Thence NORTH 15 DEGREES 55 MINUTES 00 SECONDS WEST a distance of 235.34 feet to an existing iron rod having a TSPC of N:611623.8766, E:1663855.6281; Thence with the common line of Scott Tripp (Instr: 20200826-0096725) NORTH 31 DEGREES 36 MINUTES 02 SECONDS WEST a distance of 125.50 feet to an existing iron rod having a TSPC of N:611730.7201, E:1663789.9602; Thence with the common line of Mark Blossom (Instr: 20140703-0058769) NORTH 79 DEGREES 59 MINUTES 51 SECONDS EAST a distance of 459.67 feet to a point on the west margin of Tennessee State Highway 96 and located SOUTH 71 DEGREES 52 MINUTES 50 SECONDS WEST a distance of 4.43 feet from an existing concrete highway monument; Thence with the margin of Tennessee State Highway 96 SOUTH 03 DEGREES 01 MINUTES 32 SECONDS EAST a distance of 357.53 feet; Thence crossing the South Harpeth River SOUTH 26 DEGREES 30 MINUTES 18 SECONDS EAST a distance of 217.31 feet; Thence SOUTH 03 DEGREES 28 MINUTES 07 SECONDS EAST a distance of 213.70 feet to a set iron rod; Thence NORTH 52 DEGREES 03 MINUTES 23 SECONDS WEST a distance of 572.09 feet to a setir; which is the point of beginning, having an area of 219819.37 square feet, 5.05 acres

Being part of the same property conveyed to Charlie B. Mitchell, Jr., Trustee of The Mitchell Family Trust dated December 20, 2022 by Deed dated December 30, 2022 from Charlie B. Mitchell, Jr., recorded April 10, 2023, in Instrument Number 20230410-0026112, in the Official Records of Davidson County, Tennessee.

LT&E File #20835

I, J. Trent Lehman, hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 4/29/24 (date of document).

Affiant Signature

4/29/24
Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 29 day of April, 2024.

Notary's Signature
MY COMMISSION EXPIRES: 9/21/25
Notary's Seal (if on paper)

KARLY PICKERIGN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY