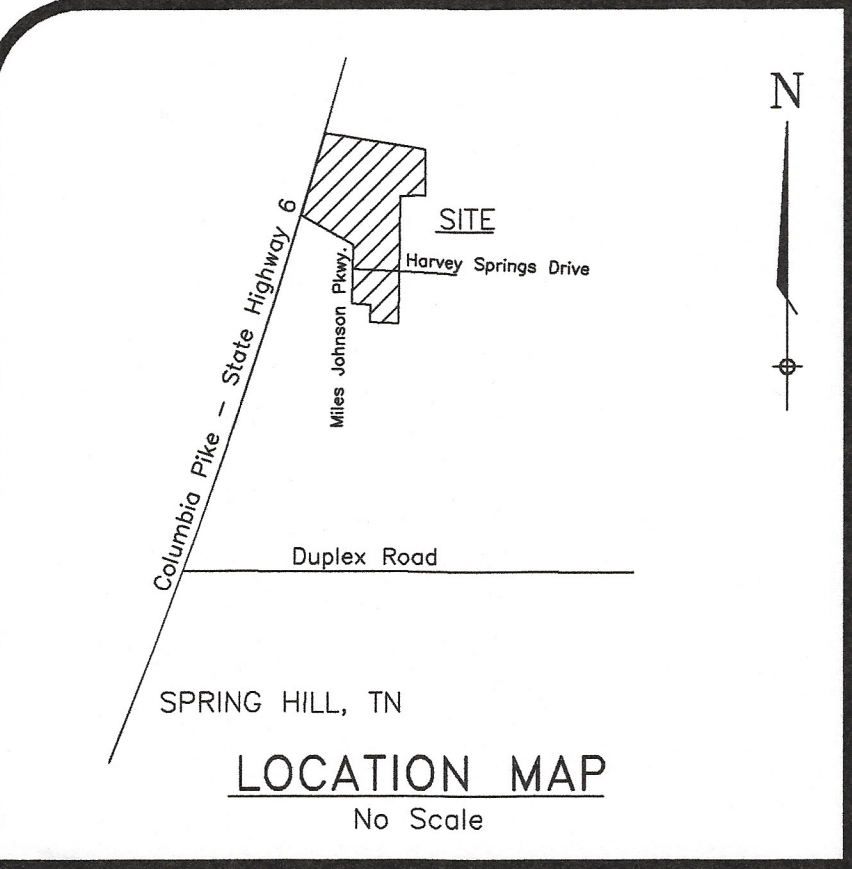




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NOTES PERTAINING TO COMMITMENT FOR TITLE
INSURANCE by CHICAGO TITLE INSURANCE COMPANY
(Order Number 12690923 2025-1601 dated
September 19, 2025 at 08:00A.M.)
TITLE SEARCH REPORT / ABSTRACT EXCEPTIONS
(Page 5 of 9)

10. Right of Way Easement to American Telephone and Telegraph Company of Tennessee of record Book 75, Page 274, in the Register's Office for Williamson County, Tennessee. This item does affect the property and is shown hereon.

11. Easement Agreement of record in Book 2565, Page 517, in the Register's Office for Williamson County, Tennessee. This item does affect the property.

12. Easements to the City of Spring Hill of record in Book 3137, Page 229, in the Register's Office for Williamson County, Tennessee. This item describes the dedication of Miles Johnson Parkway.

13. Utility Easements to the City of Spring Hill of record in Book 3236, Page 904, in the Register's Office for Williamson County, Tennessee. This item does not affect the property. Easement described is located on the west side of Columbia Pike.

14. Non-Exclusive Access Easement of record in Book 3752, Page 779, in the Register's Office for Williamson County, Tennessee. This item describes the dedication of Harvey Springs Drive.

15. Permanent Gravity Sewer Line Easement of record in Book 4404, Page 1, in the Register's Office for Williamson County, Tennessee. This item does not affect the property. Easement described is located on the west side of Miles Johnson Parkway.

16. Easements to the State of Tennessee of record in Book 6355, Page 409 and Book 6355, Page 420, in the Register's Office for Williamson County, Tennessee. Book 6355, Page 409 does not affect the property. Easement described is located on the west side of Miles Johnson Parkway. Book 6355, Page 420 does affect the property. Document described is actually a Right of Way Dedication and is shown hereon.

17. Grant of Sewer Easement to the City of Spring Hill of record in Book 6546, Page 884 and Book 6815, Page 297, in the Register's Office for Williamson County, Tennessee. These two items do affect the property and are shown hereon.

GENERAL NOTES

1. This survey meets or exceeds the minimum requirements of a "Category I" survey as per Standards of Practice as adopted by the Board of Examiners for Land Surveyors, State of Tennessee.

2. Bearings are based on State Plane Datum using the TDOT Reference Network. Horizontal datum NAD83.

3. Title Search Report Issued by Chicago Title Insurance Company was furnished to this surveyor; Order Number 12690923, 2025-1601 for period ending 9/19/25 at 8:00am.

4. Subject property is a part of known as parcel 012.00 on Williamson County Property Map No. 167.

5. This surveyor has not physically located the underground utilities. Above grade and underground utilities shown were taken from visible structures at the site, public records, and/or maps prepared by others. The surveyor makes no guarantee that the underground utilities shown comprise all such utilities in the area, either in service or abandoned. The surveyor further does not warrant that the underground utilities shown are in the exact location indicated. Therefore, reliance upon the type, size, and location of utilities shown should be done so with this circumstance considered. Detailed verification of existence, location, and depth should also be made prior to any decision relative thereto is made. Availability and cost of service should be confirmed with the appropriate utility company. In Tennessee, it is a requirement, per "The Underground Utility Damage Protection Act", that anyone who engages in excavation must notify all known underground utility owners, no less than three (3) nor more than ten (10) working days prior to the intent to excavate and also to avoid any possible hazard or conflict. Tennessee One Call 1-815-366-1987 or 1-800-351-1111.

6. By graphic plotting only, this property is located in "Zone X" as shown on National Flood Insurance Program, Flood Insurance Rate Map No. 47187C0343F, dated 9/29/2006 (Williamson County) and .Map No. 47119C0070E, dated 4/16/2007 (Williamson County & City of Spring Hill)

7. Surveyors liability for this document shall be limited to the original purchaser and does not extend to any un-named person or entity without an expressed re-certification by the surveyor whose name appears hereon.

PROPERTY TITLE REFERENCE

Being a portion of the same property conveyed to DOUGLAS HARVEY and wife, INEZ W. HARVEY of record in Deed Book 121, Page 264; Deed Book 121, Page 428; and Book 240, Page 878 R.O.W.C. TN; .

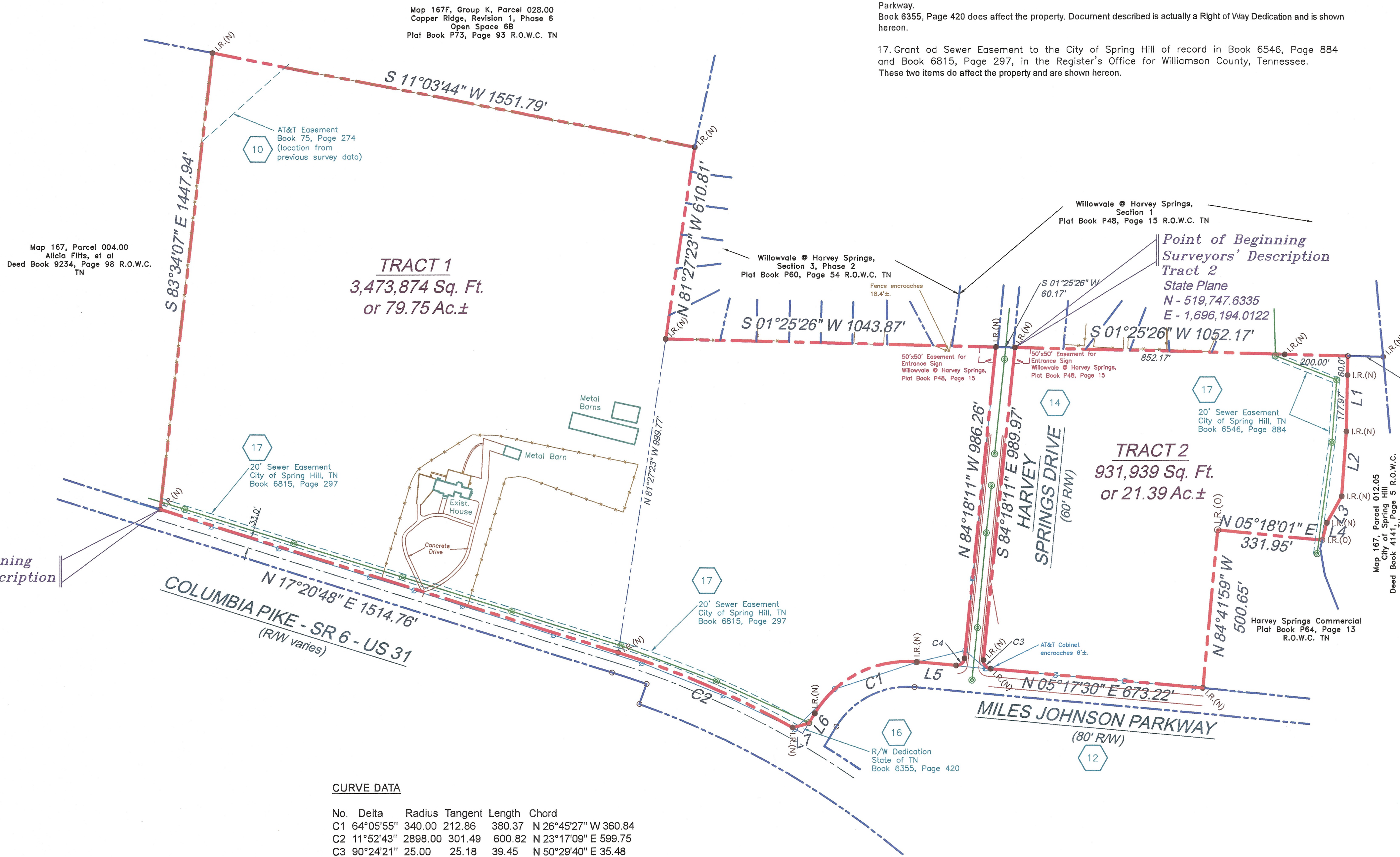
SURVEYORS' CERTIFICATE

To: Chicago Title Insurance Company

I hereby certify to the best of my knowledge, information and belief, and in my professional opinion that this is a "Category 1" survey and the ratio of precision is greater than 1:10,000 or does not exceed 1/10 of a foot of positional error at any corner as shown hereon; and

that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 1, 2, 3, 4, 13, and 14, of Table A thereof. The fieldwork was completed on September 26, 2025.

By Gregory E. Daniels, TN RLS No. 1489 Date 11/7/25



CURVE DATA

No.	Delta	Radius	Tangent	Length	Chord
C1	64°05'55"	340.00	212.86	380.37	N 26°45'27" W 360.84
C2	11°52'43"	2898.00	301.49	600.82	N 23°17'09" E 599.75
C3	90°24'21"	25.00	25.18	39.45	N 50°29'40" E 35.48
C4	89°35'39"	25.00	24.82	39.09	N 39°30'20" W 35.23

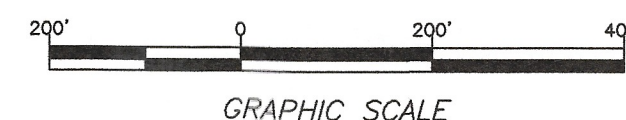
LINE TABLE

No.	Bearing	Distance
L1	N 88°53'18" W	237.97
L2	N 85°52'04" W	205.19
L3	N 60°48'52" W	96.21
L4	N 75° 22'09" W	55.79
L5	N 05°17'30" E	124.24
L6	N 58°48'28" W	36.84
L7	N 14°48'22" W	52.87

LEGEND

- ⊙ I.R.(O) - Existing iron rod
- I.R.(N) - Iron rod set
- C.M.(O) - Existing conc. monument
- X—X—X— - Existing fence line
- ⊕ - Fire hydrant
- ⊙ - Power/Telephone pole
- OHP/T— - Overhead Power/Telephone Lines
- W— - Existing Water Line
- S— - Existing Sewer Line
- R.O.W.C. TN— - Register's Office Williamson County, Tennessee

Note: All new points set were tagged or stamped
"DANIELS - PLS 1489" 1/2" Re-Bar



ALTA/NSPS Land Title Survey
HARVEY PROPERTY

5090 Columbia Pike
Spring Hill, Williamson County, Tennessee

prepared by:
DANIELS & ASSOCIATES, INC.
LAND SURVEYING - LAND PLANNING - CONSULTING
4701 Trousdale Drive, Suite 121
Nashville, Tennessee 37220
615-837-3664 (o) email:gdan3629@bellsouth.net
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Date: November 7, 2025 Scale: 1"=200'
Sheet No. 1 of 1 Project No.: 03-047