 <b>First American Title™</b>	<b>ALTA Commitment for Title Insurance</b>
	ISSUED BY <b>First American Title Insurance Company</b>
<b>Schedule A</b>	

**Transaction Identification Data for reference only:**

Issuing Agent: Brett A. Reynolds  
ALTA® Universal ID:  
Commitment No.: 69-20786-2021  
Property Address: 741 Acres, Hart County, KY  
Revision No.:

Issuing Office: English, Lucas, Priest & Owsley, LLP  
Loan ID  
Issuing Office File No.: 69-20786-2021

**SCHEDULE A**

1. Commitment Date: 22 July 2021 at 8:30 a.m.
2. Policy to be issued:
  - (a)  ALTA® Loan Policy  
Proposed Insured:  
Proposed Policy Amount:
  - (b)  ALTA®  
Proposed Insured:  
Proposed Policy Amount:
  - (c)  ALTA® Owner's Policy  
Proposed Insured:  
Proposed Policy Amount:
3. The estate or interest in the Land described or referred to in this Commitment is fee simple
4. Title to the estate or interest in the Land is at the Commitment Date vested in: Cavemen II, LLC, a Florida limited liability company, pursuant to the following deeds: (a) deed dated 11 April 2019 and of record in Deed Book 350, Page 426; (b) deed dated 19 December 2019 and of record in Deed Book 354, Page 346; (c) deed dated 4 September 2019 and of record in Deed Book 352, Page 481; and (d) deed dated 6 September 2019 and of record in Deed Book 352, Page 474, all in the office of the Hart County Clerk.
5. The Land is described as follows:  
See Exhibit A.

*This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by First American Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I—Requirements; Schedule B, Part II—Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.*

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**FIRST AMERICAN TITLE INSURANCE COMPANY**

Issuing Agent: Brett A. Reynolds  
Issuing Office: English, Lucas, Priest & Owsley, LLP  
Agent ID No.: 4017418  
Address: 1101 College Street  
City, State, Zip: Bowling Green, KY 42101  
Telephone: 270-781-6500


By: \_\_\_\_\_  
Authorized Signatory

**INSURANCE FRAUD WARNING:** ANY PERSON WHO, WITH INTENT TO DEFRAUD OR KNOWING THAT HE IS FACILITATING A FRAUD AGAINST AN INSURER, SUBMITS AN APPLICATION OR FILES A CLAIM CONTAINING A FALSE OR DECEPTIVE STATEMENT IS GUILTY OF FRAUD.

*This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by First American Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I—Requirements; Schedule B, Part II—Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.*

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 <b>First American Title™</b>	<b>ALTA Commitment for Title Insurance</b>
	ISSUED BY <b>First American Title Insurance Company</b>
<b>Schedule BI &amp; BII</b>	

**SCHEDULE B, PART I**

**Requirements**

All of the following Requirements must be met:

1. The Proposed Insured must notify the Company in writing of the name of any party not referred to in this Commitment who will obtain an interest in the Land or who will make a loan on the Land. The Company may then make additional Requirements or Exceptions.
2. Pay the agreed amount for the estate or interest to be insured.
3. Pay the premiums, fees, and charges for the Policy to the Company.
4. Pay all taxable and/or assessments, levied and assessed against the land, which are due and payable.
5. Documents satisfactory to the Company that convey the Title or create the Mortgage to be insured, or both, must be properly authorized, executed, delivered, and recorded in the Public Records.
  - a. Secure and have properly recorded a general warranty deed from Cavemen II, LLC, a Florida limited liability company, to the purchaser, conveying the premises described in Schedule A-5 hereof.

## SCHEDULE B, PART II

### Exceptions

THIS COMMITMENT DOES NOT REPUBLISH ANY COVENANT, CONDITION, RESTRICTION OR LIMITATION CONTAINED IN ANY DOCUMENT REFERRED TO IN THIS COMMITMENT TO THE EXTENT THAT THE SPECIFIC COVENANT, CONDITION, RESTRICTION, OR LIMITATION VIOLATES STATE OR FEDERAL LAW BASED ON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, GENDER IDENTITY, HANDICAP, FAMILIAL STATUS, OR NATIONAL ORIGIN.

The Policy will not insure against loss or damage resulting from the terms and provisions of any lease or easement identified in Schedule A, and will include the following Exceptions unless cleared to the satisfaction of the Company:

1. Any defect, lien, encumbrance, adverse claim, or other matter that appears for the first time in the Public Records or is created, attaches, or is disclosed between the Commitment Date and the date on which all of the Schedule B, Part I-Requirements are met.
2. (a) taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the public records of such agency or by the Public Records.
3. Any facts, rights, interests or claims that are not shown by the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
4. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
5. Any encroachment, encumbrance, violation, variation, or adverse circumstances affecting the Title that would be disclosed by an accurate and complete land survey of the Land and not shown by the Public Records.
6. Any mineral or mineral rights leased, granted or retained by current or prior owners.
7. Any lien or right to lien for services, labor or material imposed by law and now shown by the public records.
8. Taxes and assessments for the year 2021 and subsequent years, not yet due and payable.
9. Subject to all applicable building and use restrictions of record including, but not limited to, those of record in Plat Cabinet B, Slide 124, Plat Cabinet C, Slide 87, Plat Cabinet B, Slide 71, and Plat Cabinet F, Slide 94, in the office of the Hart County Clerk.
10. Subject to that certain right-of-way deed from Cavemen II, LLC, et al, to Hart County, Kentucky, dated 17 January 2020 and of record in Right-of-Way Book 6, Page 665, in the office of the Hart County Clerk.
11. May be subject to that certain boundary line agreement between Jeff Childress, et al, and Brenda W. Fisher dated 10 October 1996 and of record in Deed Book 220, Page 290, in the office of the Hart County Clerk.
12. May be subject to that certain easement from Brenda Fisher to Green River Valley Water District dated 12 March 1996 and of record in Deed Book 220, Page 560, in the office of the Hart County Clerk.
13. May be subject to that certain right-of-way easement from Brenda Fisher to Green River Valley Water District dated 19 March 1997 and of record in Deed Book 239, Page 16, in the office of the Hart County Clerk.
14. Subject to that certain utility easement retained that certain deed to Bobby Jewell and Janet Darlene Jewell dated 21 September 2001 and of record in Deed Book 252, Page 238, in the office of the Hart County Clerk.
15. Subject to that certain utility easement retained in that certain deed to Bobbye Smith-Thompson dated 11 August 2017 and of record in Deed Book 341, Page 698, in the office of the Hart County Clerk.

16. Subject to that certain utility easement retained in that certain deed to Lee Ann Caudill dated 11 August 2017 and or record in Deed Book 341, Page 705, in the office of the Hart County Clerk.
17. May be subject to that certain utility agreement between Earl Goodman and Bernice Goodman and Kentucky Utilities Company dated 28 May 2003 and of record in Deed Book 262, Page 570, in the office of the Hart County Clerk.

EXHIBIT A

**TRACT I:**

Being all of Tract 23 containing 78.51 acres of the Fisher Farm Tract Division as recorded in Plat Cabinet B, Slide 124, in the Office of the Hart County Clerk, and being subject to the easements, rights-of-way and conditions shown thereon, and being more particularly described as follows:

**TRACT 23 (78.51 ACRES)**

Beginning at an iron pin set (all iron pins set are 24"x1/2" rebar with a yellow plastic cap stamped "Anderson 1838") in the center of a 50' R/W, said pin being common to Fisher's Tract 22 (56.00 acres), Tract 17 (23.58 acres) and Tract 16 (42.95 acres) approximately 2550 feet south of Fisher Ridge Road and 1.8 miles west of KY 218 near Horse Cave in Hart County, Kentucky; thence with Tract 16 along the center of said 50' R/W S 24 deg. 38' 36" W 175.51 feet, S 0 deg. 13' 18" W 368.59 feet, S 15 deg. 01' 25" E 271.97 feet, and S 23 deg. 30' 55" E 121.97 feet to an iron pin set common to Fisher's Tract 24 (46.67 acres); thence with Tract 24 and later Tract 25 (45.37 acres) S 82 deg. 24' 19" W 3230.66 feet to an iron pin set in Meadows' (DB 218 PG 140) line; thence with Meadows N 9 deg. 10' 15" E 754.37 feet to a cornerstone found common to Fisher's Tract 21 (107.25 acres); thence with Tract 21 N 5 deg. 47' 54" E 628.19 feet to an iron pin set common to Fisher's Tract 22; thence with Tract 22 S 89 deg. 13' 38" E 2974.34 feet to the beginning. Said tract contains 78.51 acres as surveyed by Ralph Anderson, Jr., L.S. 1838 dated June 27, 2001.

THERE IS EXCEPTED FROM THE ABOVE, the following described tract conveyed to Charles J. Hopper and wife Eileen E. Rudert, from Kent S. Lloyd, Jr. and wife, Dorothy A. Lloyd, by deed dated 8 March 2002 and of record in Deed Book 256, Page 338, in the office of the Hart County Clerk:

**(PORTION OF TRACT 23)**

Beginning at an iron pin set (all iron pins set are 24" x 1/2" rebar with a yellow plastic cap stamped "Anderson 1838") in the center of a 50' r/w; said pin being common to Fisher's Tract 22 (56.00 AC) Tract 17 (23.58 AC) and Tract 16 (42.95 AC) approx.. 2550 feet south of Fisher Ridge Road and 1.8 miles west of KY 218 near Horse Cave in Hart County, KY; thence with Tract 16 along the center of said 50' r/w S 24 deg. 38 min. 36 sec. W 175.51 feet, S 0 deg. 13 min. 18 sec. W 368.59 feet, S 15 deg. 01 min. 25 sec. E 271.97 feet, and S 23 deg. 30 min. 55 sec. E 121.97 feet, to an iron pin set common to Fisher's Tract 24 (46.67 AC); thence with Tract 24 and later Tract 25 (45.37 AC) S 82 deg. 24 min. 19 sec. W 3230.66 feet, to an iron pin set in Meadows (DB 218 PG 140) line; thence with Meadow's N 9 deg. 10 min. 15 sec. E 754.37 feet, to a corner stone found common to Fisher's Tract 21 (108.00 AC); thence with Tract 21 N 5 deg. 47 min. 55 sec. E 100.54 feet, to an iron pin set at a new corner to Tract 23: thence traversing Tract 23 the following new lines: S 61 deg. 21 min. 31 sec. E 181.67 feet, to an iron pin set, N 58 deg. 22 min. 18 sec. E 185.12 feet, to an iron pin set, N 47 deg. 26 min. 05 sec. E 463.27 feet, to an iron pin set, S 84 deg. 48 min. 20 sec. E 290.07 feet, to an iron pin set, S 46 deg. 45 min. 37 sec. E 71.03 feet, to an iron pin set, S 70 deg. 56 min. 07 sec. E 124.56 feet to an iron pin set, and N 48 deg. 14 min. 37 sec. E 447.98 feet, to an iron pin set in the south line of Fisher's Tract 22 (56.00 ACRES); thence with Tract 22 S 89 deg. 13 min. 38 sec. E 1576.73 feet, to the beginning, said tract contains 68.41 acres as surveyed by Ralph Anderson, Jr. L.S. 1838 on May 2, 2001 and partitioned on January 4, 2002.

THERE IS RESERVED an access easement across the above described 68.41 acre tract, said easement being 30' and later 50' in width laying along and 15 or 25 feet either side of an existing unimproved roadway as shown on the attached plat (survey attached to Deed Book 256, Page 338, of record in the office of the Hart County Clerk).

Being all of Tract 26 containing 112.11 acres of the Fisher Farm Tract Division as recorded in Plat Cabinet B, Slide 124, in the Office of the Hart County Clerk, and being subject to the easements, rights-of-way and conditions shown thereon, and being more particularly described as follows:

**TRACT 26 (112.11 ACRES)**

Beginning at an iron pin set (all iron pins set are 24"x1/2" rebar with a yellow plastic cap stamped "Anderson 1838") in the center of a 50' right of way, said pin being common to Fisher's Tract 27 (57.31 acres) and in the line of Fisher's Tract 24 (46.67 acres) approximately 5400 feet south of Fisher Ridge Road and 2.2 miles west of KY 218 near Horse Cave in Hart County, Kentucky; thence with Tract 27 S 27 deg. 30' 02" E 1491.86 feet to an iron pin set and S 68 deg. 42' 05" E 1100.00 feet to a 14" red oak at a fence corner common to Humphries (DB 238 PG 617); thence with Humphries S 25 deg. 20' 22" W 660.62 feet to an 18" white oak, S 27 deg. 43' 13" E 151.80 feet to a corner post, S 1 deg. 29' 14" W 32.28 feet to a corner post and S 22 deg. 31' 45" W 682.85 feet to a corner post common to Hatcher (DB 176 PG 228); thence with Hatcher S 85 deg. 48' 46" W 749.34 feet to a corner post and N 83 deg. 39' 59" W 126.17 feet to a corner stone found; thence with Hatcher N 38 deg. 50' 40" W 1817.59 feet to a 24" red oak, N 12 deg. 30' 41" W 177.67 feet to a corner post and N 20 deg. 48' 35" W 1043.45 feet to a corner post common to Fisher's Tract 25 (45.37 acres); thence with Tract 25 N 10 deg. 53' 13" E 207.44 feet to an iron pin and N 71 deg. 10' 25" E 593.87 feet, passing through the center of a right of way (turn around) 75' in radius, to an iron pin set common to Fisher's Tract 24 (46.67 acres) in the center of a 50' right of way; thence with Tract 24 along the center of said R/W N 71 deg. 31' 39" E 258.40 feet and N 70 deg. 55' 00" E 356.00 feet to the beginning. Said tract contains 112.11 acres as surveyed by Ralph Anderson, Jr., L.S. 1838 dated June 27, 2001.

Being all of Tract 27 containing 57.31 acres of the Fisher Farm Tract Division as recorded in Plat Cabinet B, Slide 124, in the Office of the Hart County Clerk, and being subject to the easements, rights-of-way and conditions shown thereon, and being more particularly described as follows:

#### TRACT 27 (57.31 ACRES)

Beginning at an iron pin set (all iron pins set are 24"x1/2" rebar with a yellow plastic cap stamped "Anderson 1838") in the center of a 50' right of way, said pin being common to Fisher's Tract 28 (71.45 acres) and Tract 24 (46.67 acres) approximately 4400 feet south of Fisher Ridge Road and 1.9 miles west of KY 218 near Horse Cave, in Hart County, Kentucky; thence with Tract 28 S 30 deg. 51' 10" E 1662.18 feet to an iron pin set and S 68 deg. 42' 05" E 1200.00 feet to a stump at a fence corner common to Humphries (DB 238 PG 617); thence with Humphries S 83 deg. 32' 21" W 29.24 feet to a 14" red oak and S 65 deg. 02' 15" W 1088.65 feet to a 14" red oak found common to Fisher's Tract 26 (112.11 acres); thence with Tract 28 N 68 deg. 42' 05" W 1100.00 feet to an iron pin set and N 27 deg. 30' 02" W 1491.86 feet to an iron pin set in the center of said 50' R/W in the line of Fisher's Tract 24 (46.67 acres); thence with Tract 24 along the center of said 50' easement N 51 deg. 33' 25" E 969.44 feet to the beginning. Said tract contains 57.31 acres as surveyed by Ralph Anderson, Jr., L.S. 1838 dated June 27, 2001.

Being all of Tract 28 containing 71.45 acres of the Fisher Farm Tract Division as recorded in Plat Cabinet B, Slide 124, in the Office of the Hart County Clerk. And being subject to the easements, rights-of-way and conditions shown thereon, and being more particularly described as follows:

#### TRACT 28 (71.45 ACRES)

Beginning at an iron pin set (all iron pins set are 24"x1/2" rebar with a yellow plastic cap stamped "Anderson 1838") in the center of a 50' right of way, said pin being common to Fisher's Tract 27 (57.31 acres) and Tract 24 (46.67 acres) approximately 4400 feet south of Fisher Ridge Road and 1.9 miles west of KY 218 near Horse Cave in Hart County, Kentucky; thence with Tract 24 along the center of said 50' R/W N 45 deg. 23' 14" E 420.11 feet, N 19 deg. 03' 10" E 176.49 feet, and N 54 deg. 22' 14" E 186.29 feet to the point of intersection of two 50" R/W's common to Fisher's Tract 16 (42.95 acres); thence with Tract 16 along the center of said 50' R/W S 59 deg. 34' 35" E 473.33 feet and N 89 deg. 21' 54" E 185.33 feet to an iron pin set common to Fisher's Tract 29 (57.77 acres); thence with Tract 29 S 35 deg. 17' 49" E 2846.01 feet to a 10" oak in a fence line common to Humphries (DB 238 PG 617); thence with Humphries S 55 deg. 09' 01" W 526.10 feet to a 10" oak at a fence corner, and N 38 deg. 47' 11" W 548.94 feet to a stump at a fence corner common to Fisher's Tract 27 (57.31 acres); thence with Tract 27 N 68 deg. 42' 05" W 1200.00 feet to an iron pin set and N 30 deg. 51' 10" W 1662.18 feet to the beginning. Said tract contains 71.45 acres as surveyed by Ralph Anderson, Jr., L.S. 1838 dated June 27, 2001.

Being all of Tract 29 containing 57.77 acres of the Fisher Farm Tract Division as recorded in Plat Cabinet B, Slide 124, in the Office of the Hart County Clerk, and being subject to the easements, rights-of-way and conditions shown thereon, and being more particularly described as follows:

**TRACT 29 (57.77 ACRES)**

Beginning at an iron pin set (all iron pins set are 24"x1/2" rebar with a yellow plastic cap stamped "Anderson 1838") in the center of a 50' access easement, said pin being common to Fisher's Tract 30 (60.05 acres) and Tract 15 (26.17 acres) approximately 4650 feet south of Fisher Ridge Road and 1.8 miles west of KY 218 near Horse Cave in Hart County, Kentucky; thence with Tract 30 S 34 deg. 43' 21" E 1757.09 feet to a 22" post oak found in a fence line common to Humphries (DB 238 PG 617); thence with Humphries along said fence S 67 deg. 26' 28" W 53.03 feet to a 22" white oak, S 45 deg. 06' 52" W 212.35 feet to an 18" red oak, S 12 deg. 38' 34" W 47.26 feet to an 8" white oak, S 32 deg. 01' 29" E 45.75 feet to a 12" hickory and S 35 deg. 41' 00" E 567.22 feet to a 14' oak at a fence corner; thence with Humphries S 51 deg. 51' 55" W 112.00 feet to a stump in a fence row, S 54 deg. 50' 44" W 225.72 feet to a 10" oak and S 56 deg. 10' 13" W 390.37 feet to a 10" oak at a fence corner common to Fisher's Tract 28 (71.45 acres); thence with Tract 28 N 35 deg. 17' 49" W 2846.01 feet to an iron pin set in the center of a 50' R/W common to Fisher's Tract 16 (42.95 acres); thence with Tract 16 along the center of said 50' R/W N 82 deg. 42' 39" E 394.68 feet and N 71 deg. 31' 44" E 377.87 feet to an iron pin set common to Fisher's Tract 15 (26.17 acres); thence with Tract 15 along the center of said 50' R/W N 63 deg. 16' 48" E 248.34 feet and S 77 deg. 18' 21" E 126.57 feet to the beginning. Said tract contains 57.77 acres as surveyed by Ralph Anderson, Jr., L.S. 1838 dated June 27, 2001.

This being a portion of Tract I of the property conveyed to Cavemen II, LLC from Kent S. Lloyd, Jr. and wife, Dorothy A. Lloyd, and Cavemen Ltd. II, LLC, dated 11 April 2019 and of record in Deed Book 350, Page 426, in the office of the Hart County Clerk.

**TRACT II:**

**PARCEL NO. I:**

A certain tract or parcel of land lying in Hart County, Ky., approximately 1.8 of a mile west from Horse Cave – I-65 Interchange, fronting the south side of Fisher Ridge Road, being more particularly bounded and described as follows, to-wit:

"Unless" other stated herein, all steel rods, referred to as set, are 1/2" x 18" rebar, with plastic Id. Caps, stamped DE HARDIN, LPLS-3406. Bearings are based on recorded plat of Fisher Farm Tract Division, PC-B, Slide 124, Lots 19 & 22.

Beginning at a 5/8" rebar (found LS-#1838), on the south side of Fisher Ridge Road, and the east side of a 50-ft. access to Lot 20, (DB-250, PG-634), a common corner to Lot 19 & 20; THENCE following the south side of Fisher Ridge Road, approximately 50' parallel to centerline, with a chord bearing and distance of N 69 degrees 43' 23" E 184.33 feet, to a 5/8" rebar (found LS-#1838) in the center of an existing 50-ft. access road, a common corner to Lot 19 and Lot 7; THENCE following the center of said access, a common division to Lot 19, 7 and 18 the next (6) calls, S 15 degrees 37' 42" W 588.88 feet, S 19 degrees 37' 26" W 283.17 feet, S 38 degrees 13' 09" W 215.88 feet, S 11 degrees 54' 39" E 128.66 feet, S 03 degrees 40' 51" E 141.89 feet, S 16 degrees 06' 14" W 265.40 feet, to a 5/8 rebar (found LS-1838), a common corner to Lot 17, 18, 19 & 22; THENCE continuing with center of access, a common division of Lot 17 & 22, the next (3) calls, S 16 degrees 47' 37" W 139.00 feet, S 22 degrees 55' 50" W 579.35 feet, S 30 degrees 01' 59" W 262.71 feet, to a 5/8 rebar (found LS-#1838), a common corner to Lot 16, 17, 22 & 23; THENCE leaving access, following a common boundary to Lot 22 & 23, N 89 degrees 17' 41" W 616.64 feet, to a steel rod (set 6-14-04), a new division corner; THENCE severing Lot 22 and 19, N 11 degrees 40' 51" W 1957.63 feet, to a steel rod (set 6-14-04) on the south side of a 50' access, said being a private easement to Lot 20; THENCE following the south line of said access, now owned by Fred Wallace (DB-250, PG-634), N 89 degrees 29' 02" E 1643.24 feet, to a 5/8 rebar (found LS-#1838), THENCE north with access, N 2 degrees 39' 34" E 417.38 feet, TO THE POINT OF BEGINNING, and CONTAINING 54.00 ACRES, more or less, per survey by Doyle E. Hardin, Ky. LPLS #3406, in May 2005. Being a part of Lot 19 & 22, as shown on plat of Fisher Farm Tract Division, PC-B, Slide 124, conveyed to grantor by deed of record in the Hart County Court Clerk's Office (DB-251, PG-206). Surveyor makes no warranty or guarantee of title, with the above described, subject to all pre-existing easements, rights of way, reservation, restrictions, off conveyances, and/or stipulations found in the chain of title, whether recorded or implied.

**PARCEL NO. II:**



Being all of Tract 7 containing 7.07 acres of the Fisher Farm Tract Division as recorded in Plat Cabinet B, Slide 124, in the Office of the Hart County Clerk, and being subject to the easements, rights-of-way and conditions shown thereon, and being more particularly described as follows:

**TRACT 7 (7.07 ACRES)**

Beginning at an iron pin set (all iron pins set are 24" x 1/2" rebar with yellow plastic cap stamped "Anderson 1838") in the south R/W (50'R/W) of Fisher Ridge Road, said pin being common to Fisher's Tract 8 (13.54 acres) approximately 1.8 miles west of KY 218 near Horse Cave in Hart County, Kentucky; thence with said Tract 8 S 5 degrees 40' 07" E 819.60 feet to an iron pin set common to Fisher's Tract 13 (22.81 acres) and Tract 18 (17.44 acres); thence with said Tract 18 S 85 degrees 37' 28" W 570.91 feet to an iron pin set in the center of a 50' R/W in the line of Fisher's Tract 19 (64.01 acres); thence along the center of said R/W with Tract 19 N 15 degrees 37' 42" E 588.88 feet to an iron pin set in the south R/W of Fisher Ridge Road; thence with said Fisher Ridge Road along a curve of radius 272.18 feet, having a long chord running N 46 degrees 50' 35" E 30.27 feet, N 43 degrees 39' 19" E 192.86 feet and N 52 degrees 55' 33" E 218.62 feet to the beginning. Said tract contains 7.07 acres as surveyed by Ralph Anderson, Jr., L.S. 1838 dated June 27, 2001.

**RIGHT-OF-WAY**

Pursuant to the minutes of the Hart County Planning Commission from a special meeting on May 16, 2001, a copy of which is attached here to and incorporated herein, GRANTEE shall use of the following described right-of-way:

Unless stated otherwise, any monument referred to herein as a "rebar with cap" is a set 5/8" rebar, eighteen (18") in length, with a plastic cap stamped "Joe Houchens PLS 2649". All bearings stated herein are referred to the magnetic meridian as observed on January 24, 2008 along the South line of the above described property:

Beginning a point in Centerline of 50' R/W (being referenced S 88 deg. 21 min. 53 sec. E 25.40 feet from a found 1/2" rebar stamped "PLS 1838") on the R/W of Fisher Ridge Road (50' R/W) (being located 2 miles to Highway #218); a corner to C. Dennison (Deed Book 146 Page 73); thence with the R/W of Fisher Ridge Road as it meanders N 88 deg. 21 min. 53 sec. E 15.41 feet to a point on the R/W of Fisher Ridge Road, thence with the R/W of Fisher Ridge Road as it meanders with a curve having a length of 9.60 feet, a radius of 272.18 feet, and a chord bearing and distance of S 89 deg. 22 min. 30 sec. E 9.60 feet to a found 1/2" rebar stamped "1838" on the R/W of Fisher Ridge Road; a corner to Cavemen LTD. II LLC (Deed Book 276 Page 20), thence with the lines of Cavemen LTD. II, LLC, S 02 deg. 39 min. 34 sec. W 417.38 feet to a found 1/2" rebar stamped "PLS #1838", thence S 89 deg. 29 min. 30 sec. W 1,643.24 feet to a found 1/2" rebar with cap stamped "PLS #3406" (being located N 11 deg. 40 min. 51 sec. E 1,957.63 feet from a found 1/2" rebar #3406); a corner to Cavemen LTD. II, LLC, a corner to Dan Wallace (Deed Book 276 Page 255) and a corner to Fred Wallace (Deed Book 260 Page 634, Plat Cabinet B Slide 124), thence with the lines of Wallace, N 00 deg. 30 min. 58 sec. W 25.00 feet to a point in the Centerline of 50' R/W; a corner to Wallace, thence with the lines of Wallace and the centerline of a 50'R/W, N 89 deg. 29 min. 30 sec. E 1,619.59 feet to a point in Centerline of 50' R/W (being referenced S 43 deg. 55 min. 56 sec. E 34.42 feet from a found stone at fence corner), thence N 02 deg. 39 min. 34 sec. E 393.11 feet to the POINT OF BEGINNING, according to survey by Joe David Houchens, P.L.S. #2649, Pride Engineering & Land Surveying Inc. dated March 7<sup>th</sup>, 2008 and Fred E. and Barbara G. Wallace derived title to the above described property in Deed Book 250 Page 634, dated July 12<sup>th</sup>, 2001 from Todd and Lisa Fisher and said Deed is recorded in the Office of the Hart County Clerk.

**NOTE: THIS PROPERTY IS SUBJECT TO ANY EXISTING RIGHTS OF WAYS OR EASEMENTS.**

See Plat Cabinet D, Slide 173, in the Office of the Hart County Court Clerk.

This being Tract II of the property conveyed to Cavemen II, LLC from Kent S. Lloyd, Jr. and wife, Dorothy A. Lloyd, and Cavemen Ltd. II, LLC, by deed dated 11 April 2019 and of record in Deed Book 350, Page 426, in the office of the Hart County Clerk.

**TRACT III:**

Unless stated otherwise, any monument referred to herein as a "rebar with cap" is a set 5/8" rebar eighteen (18") in length, with a plastic cap stamped "Joe Houchens PLS 2649." All bearing stated herein are referred to the magnetic meridian as observed on October 18<sup>th</sup>, 2006 along the North line of the above described property.

BEGINNING at a set 5/8" rebar with cap stamped "Joe Houchens PLS #2649" on the R/W of Highway #31-E (Assumed 100' R/W) a corner to Caroleen Webb (Deed Book 65 Page 313), THENCE with the R/W of Highway #31-E as it meanders: S 30 deg. 31 min. 09 sec. W 113.98 feet S 32 deg. 35 min. 11 sec. W 106.74 feet S 34 deg. 21 min. 02 sec. W 108.84 feet S 36 deg. 41 min. 55 sec. W 113.39 feet S 37 deg. 33 min. 21 sec. W 104.65 feet to a found 1-1/4" iron pipe at end of fence on the R/W of Highway #31-E and a corner to William Trowbridge (Deed Book 115, Page 273, Deed Book 164 Page 343), THENCE with the lines of Trowbridge, N 52 deg. 36 min. 33 sec. W 150.65 feet to a found 1-1/4" iron pipe, THENCE N 52 deg. 13 min. 04 sec. W 75.76 feet to a found 1" square iron pin; a corner to Trowbridge and a corner to Paul Dennison (Deed Book 252 Page 368) THENCE with the line of Dennison, N 52 deg. 20 min. 39 sec. W 1056.89 feet to a found corner stone (being located N 14 deg. 47 min. 22 sec. E 0.28 feet from a set 5/8" rebar with cap stamped "Joe Houchens PLS #2649" at a fence corner; a corner to Dennison and a corner to Charles Houk (Deed Book 125 Page 73), THENCE with the line of Houk, N 35 deg. 04 min. 12 sec. E 131.20 feet to a set 5/8" rebar with cap stamped "Joe Houchens PLS #2649" (being located N 87 deg. 55 min. 45 sec. E 5.18 feet from a 30" beech at fence corner, THENCE N 52 deg. 24 min. 12 sec. W 594.37 feet to a found corner stone (being located S 28 deg. 08 min. 00 sec. W 0.39 feet from a set 5/8" rebar with cap stamped "Joe Houchens PLS #2649" at a fence corner; a corner to Houk and a corner to Charles Houk (Deed Book 143 Page 630); THENCE with the line of Houk, N 44 deg. 12 min. 29 sec. E 424.54 feet to a set 5/8" rebar with cap stamped "Joe Houchens PLS #2649" at a fence corner post; a corner to Houk and a corner to William Chaney (Deed Book 268 Page 288, Plat Cabinet "B" Slide 71, Deed Book 262 Page 154); THENCE with the line of Chaney, S 52 deg. 20 min. 17 sec. E 1113.15 feet to a found corner stone (being located S 13 deg. 02 min. 15 sec. W 0.29 feet from a set 5/8" rebar with cap stamped "Joe Houchens PLS #2649" at a fence corner; a corner to Chaney and a corner to Caroleen Webb (Deed Book 65 Page 313); THENCE with the line of Webb, S 51 deg. 53 min. 21 sec. E 690.07 feet to the POINT OF BEGINNING and CONTAINING 21.687 ACRES, more or less according to survey by Joe David Houchens, P.L.S. #2649, Pride Engineering & Land Surveying, Inc. dated November 7<sup>th</sup>, 2006.

NOTE: THIS PROPERTY IS SUBJECT TO ANY EXISTING RIGHTS OF WAYS OR EASEMENTS.

THERE IS EXCEPTED FROM THE ABOVE, the following described tract conveyed to Roland Weston and wife, Ada Weston, from Cavemen Ltd. II, LLC, by deed dated 23 December 2008 and of record in Deed Book 298, Page 98, in the office of the Hart County Clerk:

Unless stated otherwise, any monument referred to as a "sucker rod with cap" is a set 5/8" sucker rod, eighteen inches (18") in length, with a plastic cap stamped "Joe Houchens PLS 2649". All bearings stated herein are referred to the magnetic meridian as observed on November 19, 2008, along the North line of the above described property:

Tract 2:

BEGINNING at a found 1 1/4" iron pipe at end of fence on the R/W of Highway #31-E, a corner to William Trowbridge (Deed Book 115 Page 273, Deed Book 164 Page 343, Map 77 Parcel 107), THENCE with the lines of Trowbridge, N 52 deg. 36 min. 33 sec. W. 150.65 feet to a found 1 1/4" iron pipe, THENCE N 52 deg. 13 min. 04 sec. W 75.76 feet to a found 1" square pin, a corner to Trowbridge and a corner to Paul Dennison (Deed Book 252 Page 368, Map 77 Parcel 65), THENCE with the line of Dennison, N 52 deg. 20 min. 39 sec. W 168.00 feet to a set 5/8" sucker rod with cap, a corner to Dennison and a corner to Cavemen LTD II, LLC Tract #1 (being a portion of Deed Book 292 Page 299, Map 77 Parcel 106), THENCE with the lines of Cavemen LTD II, LLC Tract #1, N 36 deg. 38 min. 44 sec. E 159.33 feet to a set 5/8" sucker rod with cap, THENCE S 52 deg. 20 min. 39 sec. E 214.41 feet to a set 5/8" sucker rod with cap, THENCE N 36 deg. 38 min. 47 sec. E 134.00 feet to a set 5/8" sucker rod with cap, THENCE S 52 deg. 32 min. 43 sec. E 178.74 feet to a set 5/8" sucker rod with cap, a corner to Cavemen LTD II, LLC, Tract #1 on the R/W of Highway #31-E (assumed 100' R/W), THENCE with the R/W of Highway #31-E as it meanders: S 34 deg. 21 min. 01 sec. W 75.49 feet, S 36 deg. 41 min. 55 sec. W 113.39 feet, S 37 deg. 33 min. 21 sec. W 104.65 feet to the POINT OF BEGINNING and CONTAINING 2.004 acres,

more or less, according to survey by Joe David Houchens, P.L.S. #2640, Pride Engineering & Land Surveying, Inc., dated November 19, 2008.

NOTE: THIS PROPERTY IS SUBJECT TO ANY EXISTING RIGHTS OF WAY OR EASEMENTS.

This being a portion of Tract III of that property conveyed to Cavemen II, LLC from Kent S. Lloyd, Jr. and wife, Dorothy A. Lloyd, and Cavemen Ltd. II, LLC, by deed dated 11 April 2019 and of record in Deed Book 350, Page 426, in the office of the Hart County Clerk.

**TRACT IV:**

Being all of Tract 24 containing 46.67 acres of the Fisher Farm Tract Division as recorded in Plat Cabinet B, Slide 124, in the Office of the Hart County Clerk, and being subject to the easements, rights-of-way and conditions shown thereof, and being more particularly described as follows:

**TRACT 24 (46.67 ACRES)**

Beginning at an iron pin set (all iron pins set are 24 x ½" rebar with a yellow plastic cap stamped "Anderson 1838") in the center of a 50' R/W, said pin being in the line of Fisher's Tract 16 (42.95 acres) approximately 3450 feet south of Fisher Ridge Road and 1.8 miles west of KY 218 near Horse Cave in Hart County, Kentucky; thence with Tract 16 along the center of said R/W S 25 deg. 44' 11" E 242.64 feet to a point common to Fisher's Tract 28 (71.45 acres); thence with Tract 28 along the center of said 50'R/W S 54 deg. 22' 14" W 186.29 feet, S 19 deg. 03' 10" W 176.49 feet, and S 45 deg. 23' 41" W 420.11 feet to an iron pin set common to Fisher's Tract 27 (57.31 acres); thence with Tract 27 along the center of said 50' R/W S 51 deg. 33' 25" W 969.44 feet to an iron pin set common to Fisher's Tract 26 (112.11 acres); thence with Tract 26 along the center of said 50/ R/W S 70 deg. 55' 00" W 356.00 feet and S 71 deg. 31' 39" W 258.40 feet to an iron pin set common to Fisher's Tract 25 (45.37 acres); thence with Tract 25 N 18 deg. 29' 41" W 1370.26 feet to an iron pin set common to Fisher's Tract 23 (78.51 acres); thence with Tract 23 N 82 deg. 24' 19" E 2197.52 feet to the beginning. Said tract contains 46.67 acres as surveyed by Ralph Anderson, Jr., L.S. 1838 dated June 27, 2001.

Being all of Tract 25 containing 45.37 acres of the Fisher Farm Tract Division as recorded in Plat Cabinet B, Slide 124, in the Office of the Hart County Clerk, and being subject to easements, rights-of-way and conditions shown thereof, and being more particularly described as follows:

**TRACT 25 (45.37 ACRES)**

Beginning at an iron pin set (all iron pins set are 24 x ½" rebar with a yellow plastic cap stamped "Anderson 1838") in the center of a 50' right of way, said pin being common to Fisher's Tract 24 (46.67 acres) and Tract 26 (112.11 acres) approximately 6000 feet south of Fisher Ridge Road and 2.3 miles west of KY 218 near Horse Cave in Hart County, Kentucky; thence with Tract 26 through the center of said right of way (turn around) 75' in radius and continuing S 71 deg. 10' 25" W 593.87 feet to an iron pin set and S 10 deg. 53' 13" W 207.44 feet to a corner post common to Maulden (DB 133 PG 451); thence with Maulden along a fence N 74 deg. 07' 26" W 1102.41 feet to an iron pipe found at a fence corner common to Meadows (DB 218 PG 140); thence with Meadows N 9 deg. 10' 15" E 1272.99 feet to an iron pin set common to Fisher's Tract 23 (78.51 acres); thence with Tract 23 N 82 deg. 24' 19" E 1033.14 feet to an iron pin set common to Fisher's Tract 24; thence with Tract 24 S 18 deg. 29' 41" W 1370.26 feet to the beginning. Said tract contains 45.37 acres as surveyed by Ralph Anderson, Jr., L.S. 1838 dated June 27, 2001.

This being Tract IV of that property conveyed to Cavemen II, LLC from Kent S. Lloyd, Jr. and wife, Dorothy A. Lloyd, and Cavemen Ltd. II, LLC, by deed dated 11 April 2019 and of record in Deed Book 350, Page 426, in the office of the Hart County Clerk.

**TRACT V:**

Unless stated otherwise, any monument referred to herein as a "rebar and cap" is a set 5/8' rebar, eighteen inches (18") in length, with a yellow plastic cap stamped "Joe Houchens P.L.S. 2649". All bearings stated herein are referred to the magnetic meridian as observed on March 1, 2000, along the east line of the above-described tract.

TRACT #3

BEGINNING at a set rebar with cap on the r/w of Marshall Lane (40' r/w), a corner to Christine Marshall Estate Tract #2 (being a portion of Deed Book 20 Page 61 and a portion of Deed Book 20 Page 409 and a portion of Deed Book 20 Page 59) and (being N 89 deg. 53 min. 45 sec. E 586.88 feet from set 5/8" rebar at r/w of Hwy. #31-E, and Marshall Lane) parent tract; THENCE with the r/w of Marshall Lane as it meanders: N 71 deg. 38 min. 11 sec. W 166.25 feet; N 74 deg. 10 min. 59 sec. W 36.34 feet; N 88 deg. 35 min. 03 sec. W 41.76 feet to a set rebar with cap, a corner to Christine Marshall Estate Tract #4 (being all of Deed Book 43 Page 634 and all of Deed Book 46 Page 138 and all of Deed Book 52 Page 47 and a portion of Deed Book 46 Page 140 and a portion of Deed Book 20 Page 59 and a portion of Deed Book 20 Page 409); THENCE with the lines of Tract #4 N 70 deg. 42 min. 12 sec. W 22.98 feet to a set rebar with cap; THENCE N 20 deg. 16 min. 40 sec. E 397.14 feet to a cedar fence post witnessed by a set rebar with cap; THENCE N 19 deg. 40 min. 39 sec. E 753.37 feet to a set rebar with cap at a found corner stone, a corner to Tract #4 and Kay Amos (Deed Book 111 Page 342); THENCE with the line of Kay Amos S 51 deg. 42 min. 56 sec. E 388.79 feet to a set rebar with cap, a corner to Kay Amos and Christine Marshall Tract #2 (being a portion of Deed Book 20 Page 61 and a portion of Deed Book 20 Page 409 and a portion of Deed Book 20 Page 59); THENCE with the line of Tract #2 S 25 deg. 46 min. 22 sec. W 1,012.66 feet to the POINT OF BEGINNING and CONTAINING 7.850 acres, more or less, according to a survey by Joe David Houchens, PLS 2649, Pride Engineering & Land Surveying, Inc. dated March 1, 2000. Plat of this property is duly recorded in Plat Cabinet B, Slide 71, Office of the Hart County Clerk.

NOTE: THIS PROPERTY IS SUBJECT TO ANY EXISTING RIGHTS OF WAY OR EASEMENTS.

Unless stated otherwise, any monument referred to herein as a "rebar and cap" is a set 5/8" rebar, eighteen (18") in length, with a yellow plastic cap stamped "Joe Houchens P.L.S. 2649". All bearings stated herein are referred to the magnetic meridian as observed on March 1, 2000, along the east line of the above-described tract.

TRACT #4

BEGINNING at a set rebar with cap on the r/w of Marshall Lane (40' r/w), a corner to Christine Marshall Estate Tract #3 (being a portion of Deed Book 20 Page 59 and a portion of Deed Book 20 Page 61 and a portion of Deed Book 20 Page 409) and (being N 85 deg. 39 min. 59 sec. W 823.73 feet from a set 5/8" rebar at r/w of Hwy. 31-E and Marshall Lane) parent tract; THENCE with the r/w of Marshall Lane as it meanders: S 80 deg. 37 min. 27 sec. W 56.35 feet; S 89 deg. 37 min. 10 sec. W 41.22 feet; N 78 deg. 06 min. 11 sec. W 85.63 feet; N 67 deg. 57 min. 06 sec. W 32.86 feet; N 45 deg. 44 min. 11 sec. W 26.67 feet; N 19 deg. 54 min. 15 sec. W 36.20 feet; N 22 deg. 18 min. 34 sec. W 31.76 feet; N 18 deg. 16 min. 47 sec. W 37.38 feet; N 30 deg. 30 min. 17 sec. W 66.92 feet; N 25 deg. 31 min. 49 sec. W 56.99 feet; N 27 deg. 25 min. 38 sec. W 53.95 feet; N 37 deg. 45 min. 49 sec. W 44.81 feet to a set rebar with cap, a corner to Charles Houk (Deed Book 143 Page 630); THENCE with the lines of Charles Houk N 44 deg. 52 min. 23 sec. E 180.84 feet to a set rebar with cap; THENCE N 36 deg. 58 min. 24 sec. W 921.59 feet to a set rebar with cap at a found corner stone, a corner to Charles Houk and Caroleen Webb (Deed Book 71 Page 124 and Deed Book 58 Page 86); THENCE with the lines of Caroleen Webb N 57 deg. 41 min. 18 sec. E 25.22 feet to a set rebar with cap at a found corner stone; THENCE N 14 deg. 39 min. 40 sec. W 1,071.37 feet to a set rebar with cap at a found corner stone, a corner to Caroleen Webb and Marvin Sell (Deed Book 165 Page 578); THENCE with the line of Marvin Sell N 75 deg. 35 min. 50 sec. E 1,245.30 feet to a set rebar with cap, a corner to Marvin Sell and Kay Amos (Deed Book 111 Page 342); THENCE WITH the lines of Kay Amos S 11 deg. 43 min. 46 sec. E 1,422.30 feet to a set rebar with cap at a found corner stone; THENCE S 44 deg. 48 min. 59 sec. W 102.21 feet to a set rebar with cap at a found corner stone, a corner to Kay Amos and Christine Marshall Estate Tract #3 (being a portion of Deed Book 20 Page 59 and a portion of Deed Book 20 Page 61 and a portion of Deed Book 20 Page 409); THENCE with the lines of Tract #3 S 19 deg. 40 min. 39 sec. W 753.37 feet to a cedar fence post witnessed by a set rebar with cap; THENCE S 20 deg. 16 min. 40 sec. W 397.14 feet to a set rebar with cap; THENCE S 70 deg. 42 min. 12 sec. E 22.98 feet to the POINT OF BEGINNING and CONTAINING 51.819 acres, more or less, according to a survey by Joe David Houchens, PLS 2649, Pride Engineering & Land Surveying, Inc. date March 1, 2000. Plat of this property is duly recorded in Plat Cabinet B, Slide 71, Office of the Hart County Clerk.

NOTE: THIS PROPERTY IS SUBJECT TO ANY EXISTING RIGHTS OF WAY OR EASEMENTS.

This being Tract V of that property conveyed to Cavemen II, LLC from Kent S. Lloyd, Jr. and wife, Dorothy A. Lloyd, and Cavemen Ltd. II, LLC, by deed dated 11 April 2019 and of record in Deed Book 350, Page 426, in the office of the Hart County Clerk.

**TRACT VI:**

**PARCEL 1:**

Being all of Tract 15 containing 26.17 acres of the Fisher Farm Tract Division as recorded in Plat Cabinet B, Slide 124, in the Office of the Hart County Clerk, and being subject to the easements, rights-of-way and conditions shown thereon, and being more particularly described as follows:

**TRACT 15 (26.17 ACRES)**

Beginning at an iron pin set (all iron pins set are 24"x1/2" rebar with yellow plastic cap stamped "Anderson 1838") in the center of a 50' R/W, said pin being common to Fisher's Tract 14 (32.93 acres), Tract 32 (33.50 acres) and Tract 31 (41.04 acres) approximately 3000 feet south of the Fisher Ridge Road and 1.6 miles west of KY 218 near Horse Cave in Hart County, Kentucky; thence with Tract 31 along the center of said 50' R/W S 21°36'19" W 210.71 feet, S 6°42'05" W 456.79 feet and S 10°31'57" E 261.47 feet to an iron pin set common to Fisher's Tract 30 (60.05 acres); thence with Tract 30 along the center of said 50' R/W S 82°01'09" W 340.09 feet and S 71°12'58" W 398.90 feet to an iron pin set common to Fisher's Tract 29 (57.77 acres); thence with Tract 29 along the center of said 50' R/W N 77°18'21" W 126.57 feet and S 63°16'48" W 248.34 feet to an iron pin set common to Fisher's Tract 16 (42.95 acres); thence with Tract 16 N 4°14'33" W 1202.59 feet to an iron pin common to Fisher's Tract 17 (23.58 acres) and Tract 14 (32.93 acres); thence with Tract 14 S 88°27'32" E 1232.25 feet to the beginning. Said lot contains 26.17 acres as surveyed by Ralph Anderson, Jr., L. S. 1838 dated June 27, 2001.

THERE IS EXCEPTED FROM AND NOT CONVEYED HEREIN that certain real property conveyed to Daniel R. Gerber and Renee Gerber by Deed from Robert W. Smith, a single person, dated April 10, 2015, and duly recorded in Deed Book 329, Page 41, Office of the Hart County Clerk, being more particularly described as follows:

Being a portion of Tract 15 of the Fisher Farm Tract Division as recorded in Plat Cabinet B, Slide 124, in the Office of the Hart County Clerk and being subject to the Easements, Right-of-Ways, and conditions shown thereon and being more particularly described as follows:

Tract 15, portion of being approximate (10 acres). Beginning at an iron pin set. All iron pin set are (24"x1/2") rebar with yellow plastic cap stamped "Anderson 1838". In the center of a 50' Right-of-Way said pin being common to the Fisher Tract 14 (32.33 acres) Tract 32 with (33.50) and Tract 31 (41.04) acres approximately 3000 feet south of the Fisher Ridge Rd. and 1.6 miles west of KY 218 near Horse Cave in Hart County, KY.

Thence West along Tract 14 and 15 1232.25', thence South 360' along tract 15 and 16, thence East running parallel to Tract 14 and 15 to center of road between Tract 15 and 31, thence following center of road to the place of beginning.

**PARCEL 2:**

Being all of Tract 16 containing 42.95 acres of the Fisher Farm Tract Division as recorded in Plat Cabinet B, Slide 124, in the Office of the Hart County Clerk, and being subject to the easements, rights-of-way and conditions shown thereon, and being more particularly described as follows:

**TRACT 16 (42.95 ACRES)**

Beginning at an iron pin set (all iron pins set are 24"x1/2" rebar with a yellow plastic cap stamped "Anderson 1838") in the center of a 50' access easement, said pin being common to Fisher's Tract 23 (78.51 acres), Tract 22 (56.00 acres) and Tract 17 (23.58 acres) approximately 2550 feet south of Fisher

Ridge Road and 1.8 miles west of KY 218 near Horse Cave in Hart County, Kentucky; thence with Tract 17 N 89°34'53" E 1404.36 feet to an iron pin common to Fisher's Tract 14 (32.93 acres) and Tract 15 (26.17 acres); thence with Tract 15 S 4°14'33" E 1202.59 feet to an iron pin set common to Fisher's Tract 29 (57.77 acres) in the center of a 50' access easement; thence with Tract 29 along the center of said 50' easement S 71°31'44" W 377.87 feet and S 82°42'39" W 394.68 feet to an iron pin set common to Fisher's Tract 28 (71.45 acres); thence with Tract 28 along the center of said 50' easement S 89°21'54" W 185.33 feet, N 59°34'35" W 473.33 feet and N 25°44'11" W 242.64 feet to an iron pin set common to Fisher's Tract 23 (78.51 acres); thence with Tract 23 along the center of said 50' easement N 23°30'55" W 121.97 feet, N 15°01'25" W 271.97 feet, N 0°13'18" E 368.59 feet and N 24°38'36" E 175.51 feet to the beginning. Said lot contains 42.95 acres as surveyed by Ralph Anderson, Jr., L.S. 1838 dated June 27, 2001.

**PARCEL 3:**

Being all of Tract 17 containing 23.58 acres of the Fisher Farm Tract Division as recorded in Plat Cabinet B, Slide 124, in the Office of the Hart County Clerk, and being subject to the easements, rights-of-way and conditions shown thereon, and being more particularly described as follows:

**TRACT 17 (23.58 ACRES)**

Beginning at an iron pin set (all iron pins set are 24"x1/2" rebar with a yellow plastic cap stamped "Anderson 1838") in the center of a 50' R/W, said pin being common to Fisher's Tract 22 (56.00 acres), Tract 19 (64.01 acres) and Tract 18 (17.44 acres), said pin being approximately 1600 feet south of Fisher Ridge Road and 1.8 miles west KY 218 near Horse Cave in Hart County, Kentucky; thence with Tract 18 N 89°29'30" E 937.73 feet to an iron pin set common to Fisher's Tract 13 (22.81 acres) and 14 (32.93 acres); thence with Tract 14 S°4 25'17" E 895.55 feet to an iron pin set common to Fisher's Tract 15 (26.17 acres) and Tract 16 (42.95 acres); thence with Tract 16 S°89 34'53" W 1404.36 feet to an iron pin set common to Fisher Tract 23 (78.51 acres) and Tract 22 (56.00 acres) in the center of the aforesaid 50' R/W; thence with Tract 22 along the center of said R/W N 30°01'59" E 262.71 feet, N 22°55'50" E 579.35 feet and N 16°47'37" E 139.77 feet to the beginning. Said tract contains 23.58 acres as surveyed by Ralph Anderson, Jr., L.S. 1838 dated June 27, 2001.

This being Tract VII of that property conveyed to Cavemen II, LLC from Kent S. Lloyd, Jr. and wife, Dorothy A. Lloyd, and Cavemen Ltd. II, LLC, by deed dated 11 April 2019 and of record in Deed Book 350, Page 426, in the office of the Hart County Clerk.

**TRACT VII:**

Being all of Tract 13 containing 22.81 acres of the Fisher Farm Tract Division as recorded in Plat Cabinet B, Slide 124, in the Office of the Hart County Clerk, and being subject to the easements, rights-of-way and conditions shown thereon, and being more particularly described as follows:

**TRACT 13 (22.81 ACRES)**

Beginning at an iron pin set (all iron pins set are 24"x1/2" rebar with a yellow plastic cap stamped "Anderson 1838") in the center of a 50' R/W, said pin being common to Fisher's Tract 9 (10.29 acres), Tract 11 (51.75 acres) and Tract 8 (13.54 acres) approximately 950 feet south of Fisher Ridge Road and 1.6 miles west of KY 218 near Horse Cave in Hart County, Kentucky; thence with Tract 11 along the center of said 50' R/W S 9°35'23" E 343.26 feet, A 26°25'43" E 281.45 feet and S 34°44'55" E 446.59 feet to an iron pin set common to Fisher Tract 12 (52.03 acres) and Tract 14 (32.93 acres); thence with Tract 14 S 84°58'22" W 1223.08 feet to an iron pin set common to Fisher's Tract 17 (23.58 acres) and Tract 18 (17.44 acres); thence with Tract 18 N 5°50'58" W 999.23 feet to an iron pin set common to Fisher's Tract 7 (7.07 acres) and Tract 8 (13.54 acres); thence with Tract 8 N 85°25'49" E 886.03 feet to the beginning. Said tract contains 22.81 acres as surveyed by Ralph Anderson, Jr., L.S. 1838 dated June 27, 2001.

This being Tract VIII of that property conveyed to Cavemen II, LLC from Kent S. Lloyd, Jr. and wife, Dorothy A. Lloyd, and Cavemen Ltd. II, LLC, by deed dated 11 April 2019 and of record in Deed Book 350, Page 426, in the office of the Hart County Clerk.

**TRACT VIII:**

Being Tract #1, of the Fisher Farm Tract Division, recorded in Plat Cabinet B, Slide 124, in the office of the Hart County Court Clerk. Property subject to the easements, right-of-way, and conditions of record.

THERE IS EXCEPTED FROM THE ABOVE, the following described tract conveyed to Jamie L. Cox from Cavemen II, LLC, by deed dated 22 September 2020 and of record in Deed Book 358, Page 226, in the office of the Hart County Clerk:

Lot 1A (1.477 Acres)

Beginning at an iron pin set (all iron pins set are 1/2" rebar with red caps stamped "Hawkins 3894") in the South R/W (50' R/W per Plat Cabinet B Slide 124) of Fisher Ridge Road, said iron pin being a new corner common to Cavemen II, LLC (DB 354 PG 346 and PC B Slide 124 – Lot 1B of this survey), approximately 142 feet west of the centerline of Hunter Ridge Road, near Northtown in Hart County, Kentucky; Thence with the Lot 1B S 15°12'00" E (Bearings are based on Kentucky State Plane Coordinates – South Zone 1602; NAD 83; NAVD 88, Geoid 12) 218.86 feet, to an iron pin set at a new corner common to the aforesaid Cavemen II, LLC (Lot 1C this survey); Thence with Lot 1C S 00°04'05" W 214.25 feet, to an iron pin set common to Darrell and Sheryl Bailey (DB 280 PG 251 – Tract 8 of PC 8 Slide 124); Thence with Bailey D 78°12'01" W 105.70 feet to an iron pin found (1/2" rebar with cap, PLS 1838) and N 15°12'00" W 440.83 feet, to an iron pin found (1/2" rebar with cap, PLS 1838) in the aforesaid South R/W; Thence with said R/W N 83°02'37" E 150.56 feet, and N 74°29'05" E 12.94 feet, to the beginning. Said tract contains 1.477 acres as surveyed by Anderson Engineering and Land Surveying PLLC, Andrew T. Hawkins, L.S. 3894 on July 22, 2020.

This being a portion of the same property conveyed to Cavemen II, LLC, a Florida limited liability company, from Debra Holderman and husband, James Holderman by deed dated 19 December 2019 and recorded on 30 December 2019 in Deed Book 354, Page 346, in the office of the Hart County Clerk.

#### **TRACT IX:**

Tract 18A (10.391 Acres) – to be added to Tract 13 (PC B Slide 124)

Beginning at an iron pin found (all iron pins found are 1/2" rebar with yellow caps stamped "Anderson 1838", unless otherwise noted) at a corner common to Cavemen II, LLC (DB 350 PG 426 – Tract 7 and Tract 13 of PC B Slide 124) and common to Darrell and Sheryl Bailey (DB 280 PG 251 – Tract 8 of PC B Slide 124), said pin being approximately 845 feet south of the centerline of Fisher Ridge Road, near Horse Cave in Hart County, Kentucky; Thence with Cavemen II, LLC (Tract 13) S 05°44' 43" E (Bearings are based on Kentucky State Plane Coordinates – South Zone 1602, NAD 83, NAVD 88, Geoid 12) 998.89 feet, to an iron pin found common to Steven Roy Kleinfelter and Tory Michele Kleinfelter (DB 282 PG 728 – Tract 14 of PC B Slide 124) and common to the aforesaid Cavemen II, LLC (DB 350 PG 426 – Tract 17 of PC B Slide 124); Thence with Tract 17 S 89°33' 50" W 294.91 feet, to an iron pin set (all iron pins set are 1/2" rebar with red caps stamped "Hawkins 3894") at a new corner common to Bobby Jewell and Janet Darlene Jewell (DB 252 PG 238 – Tract 18 of PC B Slide 124); Thence with Jewell for four new lines N 31°56' 02" W 151.08 feet, to an iron pin set, N 66°29' 38" W 171.74 feet, to an iron pin set, N 29°05' 55" W 135.95 feet, to an iron pin set, and N 09°52' 47" E 661.75 feet, to an iron pin set common to the aforesaid Cavemen II, LLC (Tract 7); Thence with Tract 7 running generally along a fence line N 85°44' 20" E 385.94 feet, to the beginning. Said tract contains 10.391 acres as surveyed by Anderson Engineering and Land Surveying PLLC, Andrew T. Hawkins L.S. 3894 on August 12, 2019.

This being the same property conveyed to Cavemen II, LLC, a Florida limited liability company, from Bobby Jewell and wife, Janet Darlene Jewell, by deed dated 4 September 2019 and of record in Deed Book 352, Page 481, in the office of the Hart County Clerk.

#### **TRACT X:**

Survey of the property of David & Sherry Hall, Plat recorded in Plat Book F, Page 94 (Deed Book 343 Page 2, Deed Book 343 Page 5 recorded in the Office of the Hart County Clerk), located in Hart County, Kentucky, and more particularly described as follows:

Unless stated otherwise, any monument referred to herein as a "rebar and cap" is a set 1/2" rebar, eighteen (18") in length, with a plastic cap stamped "Joe Houchens, P.L.S. #2649". All bearings stated herein are

referred to the magnetic meridian as observed on January 15<sup>th</sup>, 2018, along the South line of the above described property.

TRACT 1:

BEGINNING at a set ½" rebar with cap on the Right-of-Way of N. Jackson HWY (31-E, Right-of-Way Varies, Deed Book 2 Page 256, Deed Book 2 Page 295, 50' from centerline), a corner to David & Sherry Hall Tract #3 (being a portion of Deed Book 343 Page 5); THENCE with the lines of Hall Tract #3, N 55 deg. 07 min. 04 sec. W 209.50 feet to a set ½" rebar with cap, THENCE S 24 deg. 21 min. 36 sec. W 210.00 feet to a set ½" rebar with cap, a corner to Hall Tract #3, and a corner to Cavemen LTD. II, LLC. (Deed Book 292 Page 299), THENCE with the line of Cavemen LTD, II, LLC, N 55 deg. 09 min. 34 sec. W 480.22 feet to a found stone (being located S 22 deg. 23 min. 41 sec. W 0.27 feet from a found 5/8" rebar with cap stamped Joe Houchens PLS #2649, a corner to Cavemen LTD, II, LLC, and a corner to William Todd & Deborah Leigh Chaney (Deed Book 262 Page 154, Tract #5, Plat Cabinet 'B' Slide 71), THENCE with the Chaney, N 24 deg. 38 min. 41 sec. E 495.62 feet to a found 5/8" rebar with cap stamped Joe Houchens PLS #2649 in fence, a corner to Chaney on the Marshall Lane (40' Right-of-Way, Plat Cabinet 'B' Slide 71), THENCE with the Right-of-way of Marshall Lane as it meanders:

N 41 deg. 34 min. 52 sec. E 19.42 feet

N 34 deg. 38 min. 56 E 34.76 feet

N 23 deg. 42 min. 51 sec. E 34.64 feet

N 19 deg. 22 min. 47 sec. E 28.93 feet

N 25 deg. 16 min. 07 sec. E 25.51 feet

N 48 deg. 14 min. 40 sec. E 16.18 feet

N 80 deg. 47 min. 56 sec. E 18.52 feet

S 81 deg. 14 min. 30 sec. E 22.96 feet

S 74 deg. 09 min. 54 sec. E 47.48 feet

S 74 deg. 48 min. 53 sec. E 43.27 feet

S 73 deg. 03 min. 36 sec. E 42.55 feet

S 71 deg. 35 min. 32 sec. E 43.71 feet

S 72 deg. 02 min. 28 sec. E 43.20 feet

S 76 deg. 10 min. 28 sec. E 60.93 feet

to a set ½" rebar with cap in fence, on the Right-of-Way of Marshall Lane (40' Right-of-Way, Plat Cabinet 'B' Slide 71), a corner to David D. Mitchell (Deed Book 268 Page 248), THENCE with the lines of Mitchell, S 24 deg. 24 min. 52 sec. W 72.36 feet to a found angle iron at a fence corner, THENCE S 72 deg. 01 min. 53 sec. E 284.32 feet to a set ½" rebar with cap at a corner post, a corner to Mitchell, on the Right-of-Way of N. Jackson HWY (31-E, Right-of-Way Varies, Deed Book 2 Page 256, Deed Book 2 Page 295, 50' from centerline), THENCE continuing with the Right-of-Way of N. Jackson HWY, S 16 deg. 53 min. 37 sec. W 33.17 feet to a set ½" rebar with cap (50' from centerline), THENCE S 73 deg. 06 min. 23 sec. E 15.00 feet to a set ½" rebar with cap (35' from centerline), THENCE S 16 deg. 53 min. 37 sec. W 50.00 feet to a set ½" rebar with cap (35' from centerline), THENCE N 73 deg. 06 min. 23 sec. W 15.00 feet to a set ½" rebar with cap (50' from centerline), THENCE continuing with the Right-of-Way of J. Jackson HWY as it meanders:

S 16 deg. 53 min. 37 sec. W 22.77 feet

S 16 deg. 38 min. 17 sec. W 98.40 feet

S 17 deg. 21 min. 12 sec. W 107.02 feet

S 18 deg. 20 min. 41 sec. W 83.93 feet

S 19 deg. 37 min. 44 sec. W 85.90 feet

S 21 deg. 06 min. 16 sec. W 87.53 feet

S 22 deg. 27 min. 24 sec. W 18.13 feet

to the POINT OF BEGINNING and CONTAINING 10.008 ACRES, more or less according to survey by Joe Houchens, P.L.S. #2649, Pride Land Surveying, Inc., dated January 6<sup>th</sup>, 2017.

NOTE: THIS PROPERTY IS SUBJECT TO ANY EXISTING RIGHTS OF WAYS OR EASEMENTS.

This being a portion of the same property conveyed to David Hall and wife, Sherry Hall, from Caroleen Webb by deed dated 7 November 2017 and of record in Deed Book 343, Page 5, in the office of the Hart County Clerk. This also being the same property retained by David Hall and wife, Sherry Hall, in that deed to Caroleen Webb dated 6 April 2018 and of record in Deed Book 345, Page 542, in said clerk's office.

THERE IS EXCEPTED FROM THE ABOVE, the following described property, which is being retained by David Hall and wife, Sherry Hall:



Lot 1-1 (0.574 Acres)

Beginning at an iron pin found (1/2" rebar with cap, PLS 2649) in the West RW (R/W varies per DB 2 PG 258 and DB 2 PG 295) of S. Jackson Hwy (U.S. 31-E), said pin being 50 feet from the centerline and a new corner common to David and Sherry Hall (DB 345 PG 542 and DB 343 PG 5), approximately 185 feet south of the centerline of Marshall Lane, near Uno in Hart County, Kentucky; Thence with the West RW S 16°56'02" W (Bearings are based on Kentucky State Plane Coordinates – South Zone 1602, NAD 83, NAVD 88, Geoid 12) 22.77 feet, S 16°40'42" W 98.40 feet, and S 17°23'37" W 60.19 feet, to an iron pin set (all iron pins set are 1/2" rebar with red caps stamped "Hawkins 3894") at a new corner common to the aforesaid Hall, said pin being 50 feet from the centerline and being located N 19°33'50" E 322.22 feet from an iron pin found at a parent tract corner; Thence with Hall for three new lines N 72°36'23" W 138.40 feet, to an iron pin set, N 16°56'48" E 179.63 feet, to an iron pin set, and S 73°19'18" E 138.40 feet, to the beginning. Said tract contains 0.574 acres as surveyed by Anderson Engineering and Land Surveying PLLC, Andrew T. Hawkins L.S. 3894 on August 15, 2019.

This being the same property conveyed to Cavemen II, LLC, a Florida limited liability company, from David Hall and wife, Sherry Hall, by deed dated 6 September 2019 and of record in Deed Book 352, Page 474, in the office of the Hart County Clerk.