



November 22, 2023

To whom it may concern:

I am the general counsel of AHF, LLC (“AHF”), and am writing in respect of the plot of land described on Exhibit A hereto (the “**Property**”).

On behalf of AHF, I respectfully request that the Property be transferred to AHF and that this matter be added to the agenda for the Crossville City Council Meeting scheduled to be held on December 12, 2023.

AHF recently acquired substantially all of the assets of Crossville, Inc. (“**Crossville**”), including all of Crossville’s rights in the Property. AHF, Crossville and their predecessors in title have paid taxes on the Property since at least 1989, and it has been mapped for decades as part of a parcel of land owned by AHF. Upon information and belief, the Property was intended to be transferred to AHF’s predecessor in title, Crossville Ceramics, in exchange for the property that Crossville Ceramics deeded to the City of Crossville in connection with the adjustment to Sweeney Drive years ago. The transfer of the Property today is necessary to clear or clean up the title to the land owned by AHF.

Please reach out to me with any questions.

Sincerely,

A handwritten signature in black ink, appearing to read 'Timothy Nieman', written in a cursive style.

Timothy Nieman

Exhibit A

The tract of land, lying and being in the FIRST CIVIL DISTRICT of Cumberland County, Tennessee, bounded and described as follows:

Beginning at a ½" rebar (found) being the northwestern corner of this described parcel located in the southern right-of-way of Sweeney Road as well as being located S 27°27'20" E 119.12 feet from a fire hydrant and furthermore being located N 55°29'41" W 1131.29 feet from a GPS Base Point having State Plane Coordinates Northing 601786.54 Easting 2259370.32; thence going with the said right-of-way S 22°03'25" E 84.43 feet; thence S 32°39'20" E 37.41 feet; thence S 44°42'46" E 40.41 feet to a point in the right-of-way; thence leaving Sweeney Road and going with the Crossville, Inc. property N 55°17'57" W 130.14 feet to a point; thence leaving Crossville, Inc. and going with the Forbus Investments, LLC property N 22°30'12" E 69.68 feet to the beginning being 0.08 acres as surveyed by Christopher M. Vick R.L.S. #2164 on 21 September 2023.

Being the same tax parcel as the property acquired by Crossville, Inc., by virtue of a Trustee's Deed dated December 28, 2012, from Timothy J. Curran, Co-Trustee under the J .H. Curran Irrevocable Life Insurance Trust dated November 1, 1984, Timothy J. Curran, Co-Trustee under the Linda R. Curran Irrevocable Grantor Annuity Trust dated October 31, 1998, William Curran Co-Trustee under the William Curran Irrevocable Grantor Annuity Trust dated April 1, 1999 and William Curran, Co-Trustee under the Patricia A. Curran Irrevocable Grantor Annuity Trust dated April I, 1999, of record at Book 1400, page 10, Register's Office, Cumberland County, Tennessee.