

WHEN RECORDED MAIL TO:

R. Darrell James  
One Vantage Way, Suite E-220  
Nashville, Tennessee 37228

Shelly L. Yates, Register  
Dickson County Tennessee  
Rec #: 255413 Instrument #: 311680  
Rec'd: 25.00 Recorded  
State: 0.00 4/23/2020 at 1:35 PM  
Clerk: 0.00 in Volume  
Other: 2.00 V1434  
Total: 27.00 PGS 17-21

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

### MEMORANDUM OF OPTION

**THIS MEMORANDUM OF OPTION** (“**Memorandum**”) dated this 27th day of January, 2020 is made by and between R. Darrell James (“**Purchaser**”) and Billy Lynn Fussell and Kathy Ann Fussell (collectively, “**Seller**”).

Notice is hereby given that on January 27, 2020, the Parties entered into that certain Option Agreement (“**Agreement**”) pursuant to which Seller, as owner of certain real property situated in Dickson County, Tennessee and more particularly described in Exhibit A hereto (referred to hereinafter as the “**Property**”), which is incorporated herein by this reference, granted to Purchaser an option (the “**Option**”) to acquire the Property.

The parties desire to enter into this Memorandum which may be recorded to provide notice of the existence of the Option, as set forth in the Agreement.

The undersigned hereby acknowledge and affirm to the below named notaries public that each such party appeared before such notary public and on behalf of the above named party by proper authority and either executed the foregoing document before such notary public or acknowledged to such notary public that the undersigned executed the foregoing document.

This Memorandum may be executed in one or more counterparts, each of which shall be deemed an original instrument, but all of which, together, shall constitute but one and the same instrument. Each party may transmit such execution of this Memorandum to the other Parties by electronic, facsimile or PDF signature and the other parties will be entitled to rely on such electronic, facsimile or PDF signature as evidence that this Memorandum has been duly executed and delivered by such party.

*[signatures on following pages]*

BLF  
AD

IN WITNESS WHEREOF, this Memorandum is executed by the parties hereto as of the date set forth above.

SELLER:

Billy Lynn Fussell  
Billy Lynn Fussell

Kathy Ann Fussell  
Kathy Ann Fussell

PURCHASER:

R. Darrell James  
R. Darrell James

BLF  
KAF

STATE OF TENNESSEE }  
COUNTY OF Dickson }ss.  
}

Personally appeared before me, Robyn H. Smith, Notary Public, the within named Billy Lynn Fussell, the bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 27th day of January 2020.



Robyn H. Smith  
Notary Public  
2/7/22  
My Commission Expires

{Affix Notary Stamp/Seal Above}

STATE OF TENNESSEE }  
COUNTY OF Dickson }ss.  
}

Personally appeared before me, Robyn H. Smith, Notary Public, the within named Kathy Ann Fussell, the bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 27th day of January 2020.



Robyn H. Smith  
Notary Public  
2/7/22  
My Commission Expires

{Affix Notary Stamp/Seal Above}

BLF  
KAD

STATE OF TENNESSEE }  
 } ss.  
COUNTY OF \_\_\_\_\_ }

Personally appeared before me, Robyn H. Smith, Notary Public, the within named **R. Darrell James**, the bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 6<sup>th</sup> day of Feb 2020.



{Affix Notary Stamp/Seal Above}

Robyn H. Smith  
Notary Public

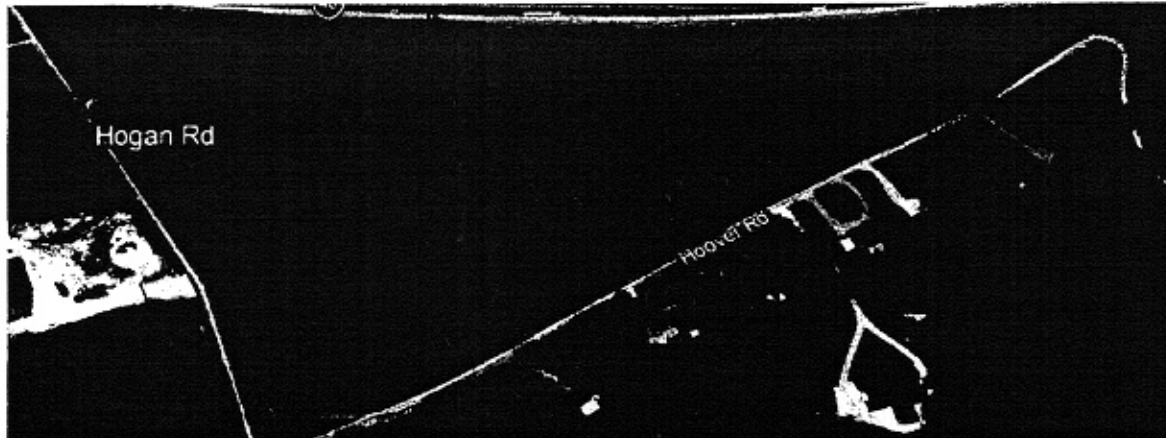
2/07/22  
My Commission Expires

BLF  
H10

**EXHIBIT A**

**The Property**

A certain parcel of land lying in Dickson County, Tennessee, and known in the records of the Assessor for Dickson County as Parcel Number 130 033.01, the boundaries of which are depicted approximately in the below drawing:



Blue = Approximately the Entire 15.8 acre Property and Boundary Lines

BLF  
HJD

WHEN RECORDED MAIL TO:

R. Darrell James  
One Vantage Way, Suite E-220  
Nashville, Tennessee 37228

Shelly L. Yates, Register Dickson County Tennessee	
Rec #: 255413	Instrument #: 311681
Rec'd: 25.00	Recorded
State: 0.00	4/23/2020 at 1:35 PM
Clerk: 0.00	in Volume
Other: 2.00	V1434
Total: 27.00	PGS 22-26

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

**MEMORANDUM OF OPTION**

THIS MEMORANDUM OF OPTION ("Memorandum") dated this 24TH day of MARCH, 2020 is made by and between R. Darrell James ("Purchaser") and David R. Greene and Joyce Ann Greene (collectively, "Seller").

Notice is hereby given that on MARCH 29, 2020, the Parties entered into that certain Option Agreement ("Agreement") pursuant to which Seller, as owner of certain real property situated in Dickson County, Tennessee and more particularly described in Exhibit A hereto (referred to hereinafter as the "Property"), which is incorporated herein by this reference, granted to Purchaser an option (the "Option") to acquire the Property.

The parties desire to enter into this Memorandum which may be recorded to provide notice of the existence of the Option, as set forth in the Agreement.

The undersigned hereby acknowledge and affirm to the below named notaries public that each such party appeared before such notary public and on behalf of the above named party by proper authority and either executed the foregoing document before such notary public or acknowledged to such notary public that the undersigned executed the foregoing document.

This Memorandum may be executed in one or more counterparts, each of which shall be deemed an original instrument, but all of which, together, shall constitute but one and the same instrument. Each party may transmit such execution of this Memorandum to the other Parties by electronic, facsimile or PDF signature and the other parties will be entitled to rely on such electronic, facsimile or PDF signature as evidence that this Memorandum has been duly executed and delivered by such party.

*[signatures on following pages]*

IN WITNESS WHEREOF, this Memorandum is executed by the parties hereto as of the date set forth above.

**SELLER:**

David R. Greene  
David R. Greene

Joyce Ann Greene  
Joyce Ann Greene

**PURCHASER:**

R. Darrell James  
R. Darrell James

STATE OF TENNESSEE }  
COUNTY OF Dickson } ss.  
}

Personally appeared before me, David Greene, Notary Public, the within named David R. Green, the bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.



WITNESS my hand, at office, this 24 day of March, 2020.

Robyn H. Smith  
Notary Public  
2/7/22  
My Commission Expires

{Affix Notary Stamp/Seal Above}

STATE OF TENNESSEE }  
COUNTY OF Dickson } ss.  
}

Personally appeared before me, Joyce Ann Green, Notary Public, the within named Joyce Ann Green, the bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she executed the within instrument for the purposes therein contained.



WITNESS my hand, at office, this 24 day of March, 2020.

Robyn H. Smith  
Notary Public  
2/7/22  
My Commission Expires

{Affix Notary Stamp/Seal Above}



STATE OF TENNESSEE }  
COUNTY OF DICKSON } ss.  
}

Personally appeared before me, Darrell James Notary Public, the within named R. Darrell James, the bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.



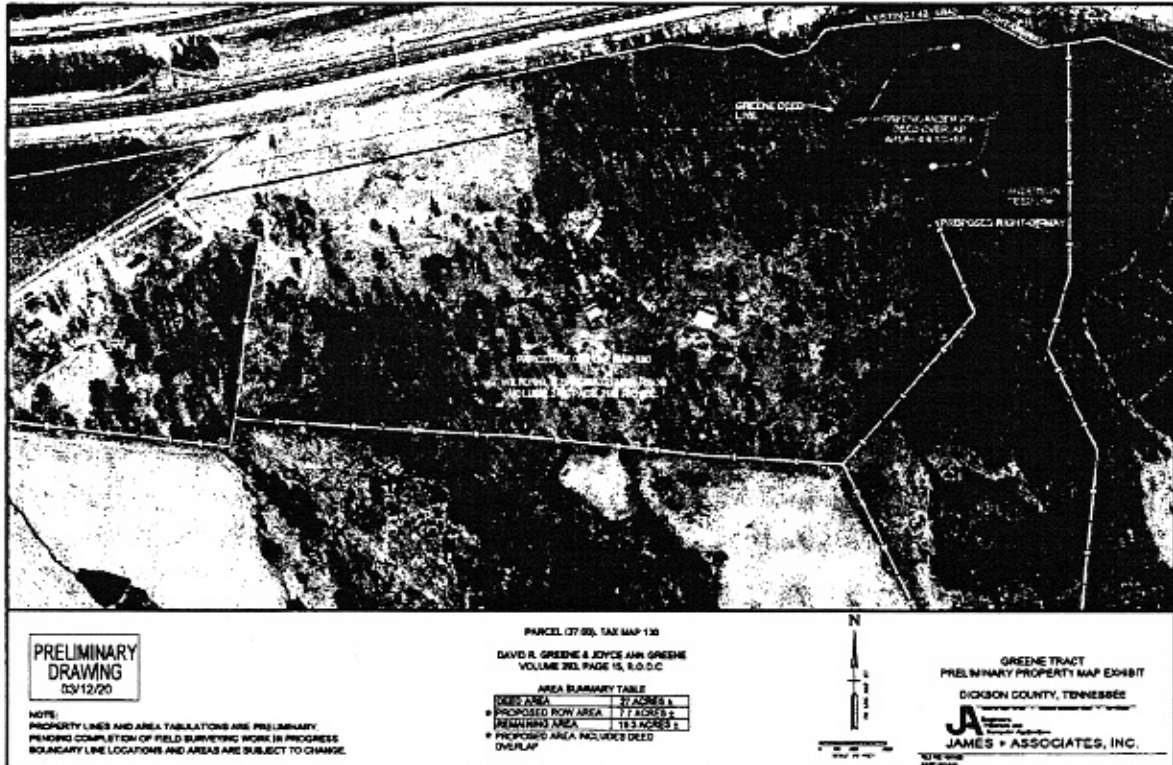
{Affix Notary Stamp/Seal Above}

Witness my hand, at office, this 24 day of March 2020.  
Robyn W. Smith  
Notary Public  
2/1/22  
My Commission Expires

## EXHIBIT A

### The Property

Certain real property known as Parcel No. 130 037.00, conveyed from Morris Albert Baumgardner to David R. Greene and Joyce Ann Greene by Warranty Deed of record in Volume 293, Page 15, Register's Office for Dickson County, Tennessee, less and except that certain tract conveyed from David R. Greene and Joyce Ann Greene to the State of Tennessee by deed of record in Volume 399, Page 158, said Register's Office, and including a certain portion of land constituting the "Greene/Anderson Deed Overlap Area," depicted as follows:



WHEN RECORDED MAIL TO:

R. Darrell James  
One Vantage Way, Suite E-220  
Nashville, Tennessee 37228

	Shelly L. Yates, Register	
	Dickson County Tennessee	
Rec #:	255413	Instrument #: 311682
Rec'd:	20.00	Recorded
State:	0.00	4/23/2020 at 1:35 PM
Clerk:	0.00	in Volume
Other:	2.00	V1434
Total:	22.00	PGS 27-30

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

**MEMORANDUM OF OPTION**

THIS MEMORANDUM OF OPTION ("Memorandum") dated this 1<sup>ST</sup> day of APRIL, 2020 is made by and between R. Darrell James ("Purchaser") and Sandra G. Anderson ("Seller").

Notice is hereby given that on APRIL 1, 2020 the Parties entered into that certain Option Agreement ("Agreement") pursuant to which Seller, as owner of certain real property situated in Dickson County, Tennessee and more particularly described in Exhibit A hereto (referred to hereinafter as the "Property"), which is incorporated herein by this reference, granted to Purchaser an option (the "Option") to acquire the Property.

The parties desire to enter into this Memorandum which may be recorded to provide notice of the existence of the Option, as set forth in the Agreement.

The undersigned hereby acknowledge and affirm to the below named notaries public that each such party appeared before such notary public and on behalf of the above named party by proper authority and either executed the foregoing document before such notary public or acknowledged to such notary public that the undersigned executed the foregoing document.

This Memorandum may be executed in one or more counterparts, each of which shall be deemed an original instrument, but all of which, together, shall constitute but one and the same instrument. Each party may transmit such execution of this Memorandum to the other Parties by electronic, facsimile or PDF signature and the other parties will be entitled to rely on such electronic, facsimile or PDF signature as evidence that this Memorandum has been duly executed and delivered by such party.

*[signatures on following pages]*

IN WITNESS WHEREOF, this Memorandum is executed by the parties hereto as of the date set forth above.

SELLER:

  
Sandra G. Anderson

PURCHASER:

  
R. Darrell James

STATE OF TENNESSEE }  
 }ss.  
COUNTY OF Dickson }

Personally appeared before me, Tia Armstrong, Notary Public, the within named **Sandra G. Anderson**, the bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 1 day of April 2020.



{Affix Notary Stamp/Seal Above}

Tia M. Armstrong  
Notary Public  
2/7/2022  
My Commission Expires

STATE OF TENNESSEE }  
 }ss.  
COUNTY OF Dickson }

Personally appeared before me, Tia Armstrong, Notary Public, the within named **R. Darrell James**, the bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 1 day of April 2020.



{Affix Notary Stamp/Seal Above}

Tia M. Armstrong  
Notary Public  
2/7/2022  
My Commission Expires