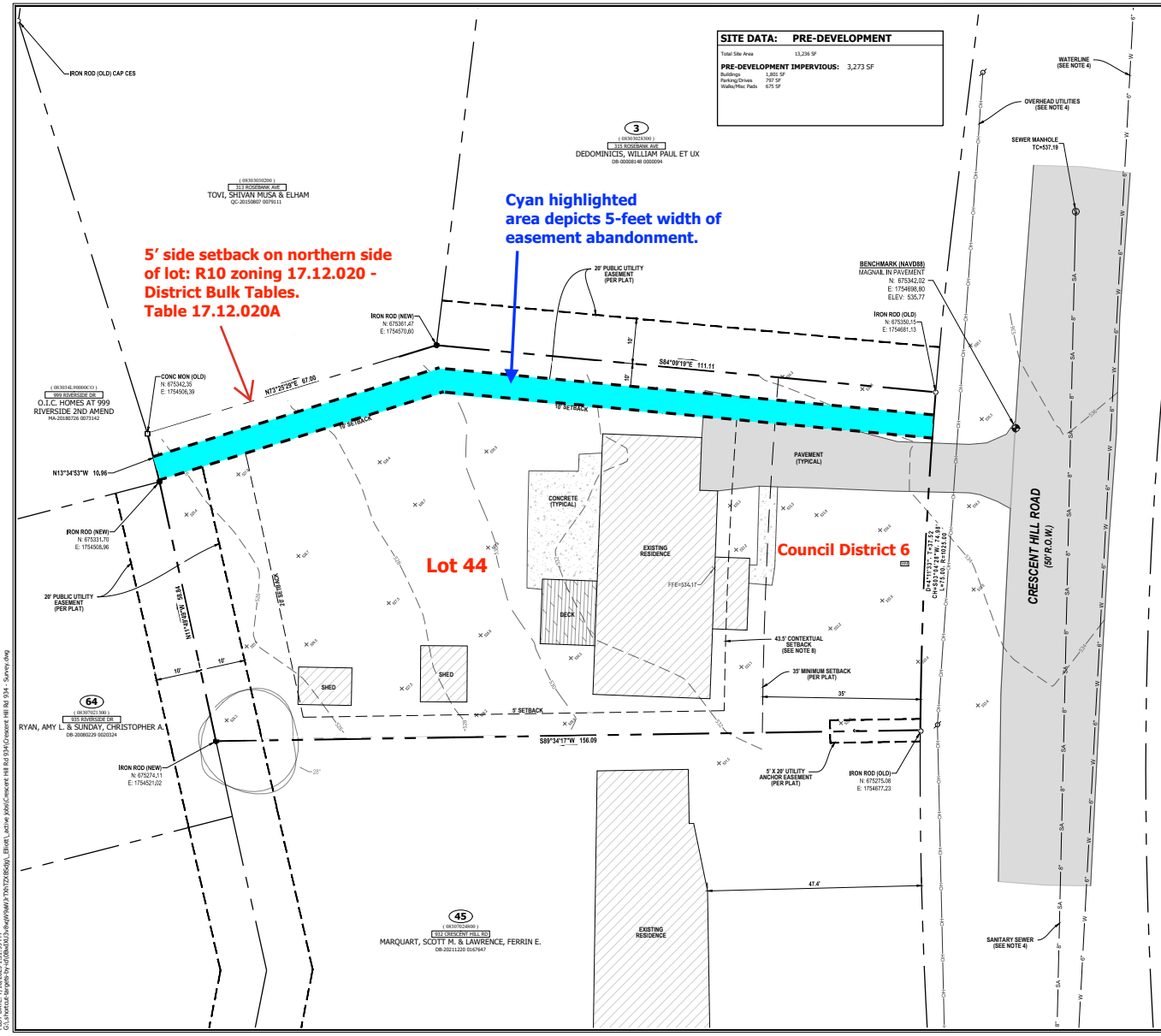
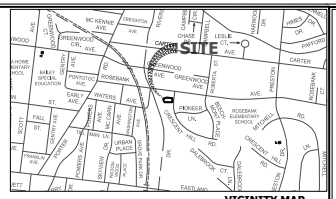
EXHIBIT 1
ABANDONMENT OF EASEMENT RIGHTS FOR PARCEL ID: 08307024900





VICINITY MAP
1" = 1000'

TOTAL LOT AREA

13,236 SF OR 0.303 ACRES±

MAP REFERENCE

Parcel ID for subject property is (08307024900) on Davidson County Property Map.

DEED REFERENCE

Owner : PERRY, GENEVA C., as of record in QC-00011282 0000521 Registers Office, Davidson County, Tennessee.

PLAT REFERENCE

Being Lot # 44 on the Plan of Roselawn, as of record in Book 2133, Page 1, Register's Office for Davidson County, Tn.

SURVEYOR'S NOTES

1. This Property is located in the 6th Council District of Davidson County Tennessee.
2. Bearings, Elevations and Coordinates shown are based on Tennessee State Plane NAD83. (NAVD88)
3. The property is located in areas designated as "Zone X" (areas determined to be outside the 0.2 % annual chance floodplain) as noted on the current FEMA Firm Community Panel # 47037C0261J, effective on 6-20-2024.
4. Utilities shown hereon were taken from visible structures and other sources available to me at this time. Verification of existence, size, location and depth should be confirmed with the appropriate utility sources.
5. A Title Report was not provided for the preparation of this survey. Therefore this survey is subject to the findings of an accurate title search.
6. No Stream determinations were provided to this surveyor, therefore this survey does not address the existence or non-existence of any water of the state, jurisdictional stream buffers or wetlands.
7. This survey does not address the owner of any fence nor address any adverse claim of ownership of any adjoining property. Removal of any property line fence should be coordinated with adjacent owner.
8. Property is currently Zoned R10. Setbacks per current zoning, verify with Metro Codes Administration.
   Front Building Setback = Contextual Average + 43.5' Minimum
   Rear Building Setback = 20' Minimum
   Side Building Setback = 5' Minimum & 10' Minimum (Easement)
9. This survey was prepared for the exclusive use of the persons or entities named on the certification hereon. Said certificate does not extend to any unnamed person or entity without an express re-certification by the surveyor.

GPS NOTES

1. The (TDOT) Tennessee Geodetic Reference Network was used for this survey.
2. GPS locations used for this survey were established using a VRS network consisting of multiple reference stations.
3. GPS data was collected with a Spectra Precision 80 receiver.
4. This survey was prepared without the use of a scale factor. Except in the instance of initial survey control, all distances or coordinates were derived from measurements taken by a total station. Coordinates used for the initial survey control were generated with the use of GPS observations and used as the basis for the coordinate system used for this survey.
5. The date of the field work for this survey was: 7/14/2025.

SURVEYOR'S CERTIFICATE

To: Adagio Development Group, LLC

I hereby certify that this survey was actually made on the ground under my direct supervision, using the latest recorded deeds, and other information; that there are no encroachments or projections other than those shown; and that this survey exceeds the minimum requirements for a Category 1 Urban Land Survey pursuant to Chapter 0820-3, Section .05 of the Department of Insurance Standards of Practice for Land Surveyors; and that this survey is true and correct to the best of my knowledge and belief.

Jason A. Garrett, TN RLS # 2861

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CLINT ELLIOTT SURVEY
P.O. Box 331875
Nashville, TN 37203
clint@elliottsurvey.com
(615) 499-5238

Boundary & Topographic Survey

934 Crescent Hill Road
Nashville, Davidson County, Tennessee 37206

Rev.	Date	Revision Description

JASON A. GARRETT — TENNESSEE NO. 2861 — 07/16/2025

Issue Date:	7-16-2025
Project ID:	CRESCENT HILL 934
Drafted By:	JG/SS
Field Crew:	JS
Checked By:	JG

Sheet Title: Boundary & Topographic Survey

Sheet No. V-1.00

PLOT DATE: 7/16/2025 1:21:59 PM
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