



EXHIBIT B

GATEWAY PLANNED ZONING DISTRICT AND
SUBDISTRICTS

FOR

2660 BUCKNER LANE

MARCH 20, 2017



A Division of S&ME

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SoutheastVenture
REAL ESTATE • DESIGN • DEVELOPMENT

COMMERCIAL OFFICE ZONING DESCRIPTION

Being a tract of land lying in the 11th Civil District of Williamson County, Tennessee. Tract being a portion of Buckner Lane Partners, LP as recorded in Deed Book 5470, Page 204, Register's Office of Williamson County, Tennessee (ROWC). Bounded on the north, south and west by the remainder of said Buckner Lane Partners, LP, and on the east by western Right of Way (ROW) of Interstate 65. Tract being more particularly described as follows:

POINT OF COMMENCEMENT lying on the intersection of the western ROW of said Interstate 65 and the southern ROW of Thompson Station Road East; thence with the western ROW of said Interstate 65, South 10°57'54" West 1100.29 feet to the true POINT OF BEGINNING; thence continuing with said ROW of Interstate 65, South 10°57'54" West 1495.94 feet to a point; thence South 11°07'09" West 377.25 feet to a point; thence with a curve to the left having a length of 1101.70 feet, a radius of 11756.58 feet, a central angle of 05°22'09", and having a chord bearing and distance of South 08°16'16" West 1101.29 feet to a point; thence South 05°34'11" West 774.00 feet to a point; thence North 85°21'16" West 30.00 feet to a point; thence South 05°33'36" West 547.76 feet to a point; thence South 84°26'25" East 30.00 feet to a point; thence South 05°33'12" West 2439.16 feet to a point; thence leaving said ROW with a new line, South 89°14'35" West 151.09 feet to a point; thence North 00°45'25" West 182.87 feet to a point; thence North 10°13'59" West 118.44 feet to a point; thence North 21°14'58" West 159.43 feet to a point; thence North 24°43'52" West 263.68 feet to a point; thence North 28°13'48" West 338.58 feet to a point; thence North 28°16'52" West 344.50 feet to a point; thence North 06°00'17" East 49.73 feet to a point; thence North 19°41'00" East 77.33 feet to a point; thence North 13°38'54" West 58.87 feet to a point; thence North 55°47'40" West 98.68 feet to a point; thence North 58°09'16" West 97.18 feet to a point; thence North 00°00'08" West 77.98 feet to a point; thence North 02°37'21" East 134.40 feet to a point; thence North 00°20'09" West 134.72 feet to a point; thence North 46°59'39" East 96.09 feet to a point; thence North 28°28'55" East 94.67 feet to a point; thence North 04°38'35" East 64.35 feet to a point; thence North 13°36'14" West 184.66 feet to a point; thence North 12°59'06" West 247.29 feet to a point; thence North 12°32'55" West 159.84 feet to a point; thence North 02°23'12" West 167.72 feet to a point; thence North 11°07'51" West 98.94 feet to a point; thence North 20°15'19" West 210.66 feet to a point; thence North 05°46'19" West 189.93 feet to a point; thence North 05°16'12" West 134.38 feet to a point; thence North 01°14'56" West 319.67 feet to a point; thence North 15°05'31" West 161.96 feet to a point; thence North 20°54'49" West 182.72 feet to a point; thence North 02°22'12" West 322.13 feet to a point; thence North 06°52'01" West 177.26 feet to a point; thence North 01°24'39" West 151.78 feet to a point; thence North 09°51'32" West 232.78 feet to a point; thence North 15°29'44" West 144.55 feet to a point; thence North 24°51'47" West 136.45 feet to a point; thence North 33°54'13" West 232.27 feet to a point; thence North 42°50'40" West 168.68 feet to a point; thence North 23°00'23" West 124.31 feet to a point; thence North 17°46'10" West 240.96 feet to a point; thence North 12°20'44" West 145.81 feet to a point; thence North 05°31'14" West 142.44 feet to a point; thence North 27°54'12" West 359.49 feet to a point; thence North 20°47'06" West 126.38 feet to a point; thence North 14°12'26" West 221.14 feet to a point; thence South 89°30'42" East 1009.18 feet to a point; thence South 82°59'09" East 612.48 feet to a point; thence South 84°04'39" East 1187.40 feet to the point of beginning.

Tract contains 9,123,808 square feet, or 209.45 acres.

Bearings based on Tennessee State Plane Coordinate System.

COMMERCIAL RETAIL ZONING DESCRIPTION

Being a tract of land lying in the 11th Civil District of Williamson County, Tennessee. Tract being a portion of Buckner Lane Partners, LP as recorded in Deed Book 5470, Page 204, Register's Office of Williamson County, Tennessee (ROWC) and a portion of Lots 14-17 of the Final Plat of Section One of Twin Lakes Subdivision as recorded in Plat Book 12, Page 115, ROWC. Bounded on the north, east and south by the remainder of said Buckner Lane Partners, LP, on the south by the remainder of said Lots 14-17 and by Lot 1 of said Final Plat of Section One of Twin Lakes Subdivision, and on the west by the eastern Right of Way (ROW) of Buckner Lane. Tract being more particularly described as follows:

POINT OF BEGINNING lying on the eastern ROW of said Buckner Lane and being the southwest corner of the tract being described; thence with the eastern ROW of said Buckner Lane, North 07°42'54" East 1436.13 feet to a point; thence South 85°37'19" East 1460.70 feet to a point; thence South 88°36'13" East 147.31 feet to a point; thence South 66°03'21" East 141.48 feet to a point; thence South 42°27'39" East 170.26 feet to a point; thence South 19°39'56" East 448.69 feet to a point; thence South 00°08'29" East 52.50 feet to a point; thence North 89°51'31" East 589.76 feet to a point; thence with a curve to the left having a length of 369.65 feet, a radius of 3000.00 feet, a central angle of 07°03'35", and having a chord bearing and distance of North 86°19'44" East 369.42 feet to a point; thence South 20°54'49" East 193.01 feet to a point; thence South 15°05'31" East 161.96 feet to a point; thence South 01°14'56" East 319.67 feet to a point; thence South 89°38'08" West 1101.50 feet to a point; thence South 00°23'56" East 40.67 feet to a point; thence with a curve to the left having a length of 180.71 feet, a radius of 1000.00 feet, a central angle of 10°21'14", and having a chord bearing and distance of South 05°19'06" East 180.46 feet to a point; thence North 89°59'59" West 1383.10 feet to a point; thence North 07°51'40" East 213.43 feet to a point; thence South 89°47'59" West 829.94 feet to the point of beginning.

Tract contains 3,712,412 square feet, or 85.23 acres.

Bearings based on Tennessee State Plane Coordinate System.

FLEX ZONING DESCRIPTION

Being a tract of land lying in the 11th Civil District of Williamson County, Tennessee. Tract being a portion of Buckner Lane Partners, LP as recorded in Deed Book 5470, Page 204, Register's Office of Williamson County, Tennessee (ROWC) and a portion of Lot 14 of the Final Plat of Section One of Twin Lakes Subdivision as recorded in Plat Book 12, Page 115, ROWC. Bounded on the north, east, south and west by the remainder of said Buckner Lane Partners, LP and on the east by the remainder of said Lot 14. Tract being more particularly described as follows:

POINT OF COMMENCEMENT lying on the intersection of the western ROW of Interstate 65 and the southern ROW of Thompson Station Road East; thence South 09°05'16" West 7853.12 feet to the true POINT OF BEGINNING; thence South 89°14'35" West 1155.33 feet to a point; thence North 00°45'25" West 225.45 feet to a point; thence with a curve to the left having a length of 206.91 feet, a radius of 500.00 feet, a central angle of 23°42'37", and having a chord bearing and distance of North 12°36'43" West 205.44 feet to a point; thence North 24°28'02" West 383.11 feet to a point; thence with a curve to the right having a length of 569.60 feet, a radius of 1000.00 feet, a central angle of 32°38'08", and having a chord bearing and distance of North 08°08'58" West 561.93 feet to a point; thence North 08°10'06" East 570.30 feet to a point; thence with a curve to the left having a length of 734.24 feet, a radius of 1000.00 feet, a central angle of 42°04'09", and having a chord bearing and distance of North 12°51'58" West 717.86 feet to a point; thence North 33°54'03" West 378.18 feet to a point; thence with a curve to the right having a length of 408.50 feet, a radius of 1000.00 feet, a central angle of 23°24'20", and having a chord bearing and distance of North 22°11'53" West 405.67 feet to a point; thence with a curve to the right having a length of 180.71 feet, a radius of 1000.00 feet, a central angle of 10°21'14", and having a chord bearing and distance of North 05°19'06" West 180.46 feet to a point; thence North 00°23'56" West 40.67 feet to a point; thence North 89°38'08" East 1101.50 feet to a point; thence South 05°16'12" East 134.38 feet to a point; thence South 05°46'19" East 189.93 feet to a point; thence South 20°15'19" East 210.66 feet to a point; thence South 11°07'51" East 98.94 feet to a point; thence South 02°23'12" East 167.72 feet to a point; thence South 12°32'55" East 159.84 feet to a point; thence South 12°59'06" East 247.29 feet to a point; thence South 13°36'14" East 184.66 feet to a point; thence South 04°38'35" West 64.35 feet to a point; thence South 28°28'55" West 94.67 feet to a point; thence South 46°59'39" West 96.09 feet to a point; thence South 00°20'09" East 134.72 feet to a point; thence South 02°37'21" West 134.40 feet to a point; thence South 00°00'08" East 77.98 feet to a point; thence South 58°09'16" East 97.18 feet to a point; thence South 55°47'40" East 98.68 feet to a point; thence South 13°38'54" East 58.87 feet to a point; thence South 19°41'00" West 77.33 feet to a point; thence South 06°00'17" West 49.73 feet to a point; thence South 28°16'52" East 344.50 feet to a point; thence South 28°13'48" East 338.58 feet to a point; thence South 24°43'52" East 263.68 feet to a point; thence South 21°14'58" East 159.43 feet to a point; thence South 10°13'59" East 118.44 feet to a point; thence South 00°45'25" East 182.87 feet to the point of beginning.

Tract contains 3,436,295 square feet, or 78.89 acres.

Bearings based on Tennessee State Plane Coordinate System.

RESIDENTIAL ZONING DESCRIPTION

Being a tract of land lying in the 11th Civil District of Williamson County, Tennessee. Tract being a portion of Buckner Lane Partners, LP as recorded in Deed Book 5470, Page 204, Register's Office of Williamson County, Tennessee (ROWC). Bounded on the north by the southern Right of Way (ROW) of Thompson Station Road East, on the east and south by the remainder of said Buckner Lane Partners, LP, and on the west by the eastern ROW of Buckner Lane. Tract being more particularly described as follows:

POINT OF BEGINNING lying on the intersection of the southern ROW of said Thompson Station Road East and the eastern ROW of said Buckner Lane; thence with the southern ROW of Thompson Station Road East, South 87°06'42" East 621.40 feet to a point; thence South 86°10'20" East 542.84 feet to a point; thence leaving said ROW with a new line, South 04°02'33" West 65.22 feet to a point; thence with a curve to the right having a length of 1042.00 feet, a radius of 1800.00 feet, a central angle of 33°10'04", and having a chord bearing and distance of South 20°37'35" West 1027.51 feet to a point; thence South 53°18'11" East 248.11 feet to a point; thence with a curve to the left having a length of 248.98 feet, a radius of 500.00 feet, a central angle of 28°31'53", and having a chord bearing and distance of South 67°34'08" East 246.42 feet to a point; thence South 08°09'56" West 129.84 feet to a point; thence with a curve to the left having a length of 247.73 feet, a radius of 500.00 feet, a central angle of 28°23'16", and having a chord bearing and distance of South 06°01'42" East 245.20 feet to a point; thence South 20°13'20" East 109.56 feet to a point; thence with a curve to the right having a length of 290.80 feet, a radius of 500.00 feet, a central angle of 33°19'24", and having a chord bearing and distance of South 03°33'38" East 286.72 feet to a point; thence South 13°06'04" West 111.38 feet to a point; thence with a curve to the right having a length of 365.55 feet, a radius of 250.00 feet, a central angle of 83°46'43", and having a chord bearing and distance of South 54°59'25" West 333.85 feet to a point; thence North 83°07'13" West 708.97 feet to a point; thence South 06°52'47" West 684.18 feet to a point; thence with a curve to the left having a length of 224.75 feet, a radius of 338.79 feet, a central angle of 38°00'36", and having a chord bearing and distance of South 12°07'31" East 220.66 feet to a point; thence South 33°42'10" East 80.02 feet to a point; thence with a curve to the right having a length of 123.68 feet, a radius of 300.00 feet, a central angle of 23°37'13", and having a chord bearing and distance of South 21°53'33" East 122.80 feet to a point; thence North 85°37'19" West 852.96 feet to a point lying on the eastern ROW of said Buckner Lane; thence with said ROW, North 07°42'54" East 3256.92 feet to a point; thence North 11°24'07" East 44.74 feet to a point; thence with a curve to the right having a length of 92.44 feet, a radius of 65.00 feet, a central angle of 81°29'11", and having a chord bearing and distance of North 52°08'43" East 84.85 feet to the point of beginning.

Tract contains 3,830,376 square feet, or 87.93 acres.

Bearings based on Tennessee State Plane Coordinate System.

RESIDENTIAL/MIXED USE 1 ZONING DESCRIPTION

Being a tract of land lying in the 11th Civil District of Williamson County, Tennessee. Tract being a portion of Buckner Lane Partners, LP as recorded in Deed Book 5470, Page 204, Register's Office of Williamson County, Tennessee (ROWC). Bounded on the north by the southern Right of Way (ROW) of Thompson Station Road East and by the Minor Subdivision of 2809 Thompson Station as recorded in Plat Book 13, Page 122, on the east by the western ROW of Interstate 65, on the south and west by the remainder of said Buckner Lane Partners, LP. Tract being more particularly described as follows:

POINT OF BEGINNING lying on the intersection of the western ROW of said Interstate 65 and the southern ROW of said Thompson Station Road East; thence with the western ROW of said Interstate 65, South 10°57'54" West 1100.29 feet to a point; thence leaving said ROW of Interstate 65 with a new line, North 84°04'39" West 1187.40 feet to a point; thence North 82°59'09" West 612.48 feet to a point; thence North 89°30'42" West 1009.18 feet to a point; thence South 14°12'26" East 221.14 feet to a point; thence South 20°47'06" East 126.38 feet to a point; thence South 27°54'12" East 359.49 feet to a point; thence South 05°31'14" East 142.44 feet to a point; thence South 12°20'44" East 145.81 feet to a point; thence South 17°46'10" East 240.96 feet to a point; thence South 23°00'23" East 124.31 feet to a point; thence South 42°50'40" East 168.68 feet to a point; thence South 33°54'13" East 232.27 feet to a point; thence South 24°51'47" East 136.45 feet to a point; thence South 15°29'44" East 144.55 feet to a point; thence South 09°51'32" East 232.78 feet to a point; thence South 01°24'39" East 151.78 feet to a point; thence South 06°52'01" East 177.26 feet to a point; thence South 02°22'12" East 322.13 feet to a point; thence North 20°54'49" West 10.29 feet to a point; thence with a curve to the right having a length of 369.65 feet, a radius of 3000.00 feet, a central angle of 07°03'35", and having a chord bearing and distance of South 86°19'44" West 369.42 feet to a point; thence South 89°51'31" West 589.76 feet to a point; thence North 00°08'29" West 52.50 feet to a point; thence North 19°39'56" West 448.69 feet to a point; thence North 42°27'39" West 170.26 feet to a point; thence North 66°03'21" West 141.48 feet to a point; thence North 88°36'13" West 147.31 feet to a point; thence North 85°37'19" West 607.74 feet to a point; thence with a curve to the left having a length of 123.68 feet, a radius of 300.00 feet, a central angle of 23°37'13", and having a chord bearing and distance of North 21°53'33" West 122.80 feet to a point; thence North 33°42'10" West 80.02 feet to a point; thence with a curve to the right having a length of 224.75 feet, a radius of 338.79 feet, a central angle of 38°00'36", and having a chord bearing and distance of North 12°07'31" West 220.66 feet to a point; thence North 06°52'47" East 684.18 feet to a point; thence South 83°07'13" East 708.97 feet to a point; thence with a curve to the left having a length of 365.55 feet, a radius of 250.00 feet, a central angle of 83°46'43", and having a chord bearing and distance of North 54°59'25" East 333.85 feet to a point; thence North 13°06'04" East 111.38 feet to a point; thence with a curve to the left having a length of 290.80 feet, a radius of 500.00 feet, a central angle of 33°19'24", and having a chord bearing and distance of North 03°33'38" West 286.72 feet to a point; thence North 20°13'20" West 109.56 feet to a point; thence with a curve to the right having a length of 247.73 feet, a radius of 500.00 feet, a central angle of 28°23'16", and having a chord bearing and distance of North 06°01'42" West 245.20 feet to a point; thence North 08°09'56" East 129.84 feet to a point; thence with a curve to the right having a length of 248.98 feet, a radius of 500.00 feet, a central angle of 28°31'53", and having a chord bearing and distance of North 67°34'08" West 246.42 feet to a point; thence North 53°18'11" West 248.11 feet to a point; thence with a curve to the left having a length of 1042.00 feet, a radius of 1800.00 feet, a central angle of 33°10'04", and having a chord bearing and distance of North 20°37'35" East 1027.51 feet to a point; thence North 04°02'33" East 65.22 feet to a point lying on the southern ROW of said Thompson Station Road East; thence with said ROW, South 86°10'20" East 61.50 feet to a point; thence South 86°39'25" East 426.77 feet to a point; thence South 85°53'08" East 628.78

RESIDENTIAL/MIXED USE 1 ZONING DESCRIPTION

feet to a point; thence South 83°25'53" East 518.91 feet to a point; thence South 82°09'52" East 1472.76 feet to a point; thence leaving said ROW of Thompson Station Road East with the common line of said Minor Subdivision of 2809 Thompson Station, South 03°06'11" West 364.54 feet to a point; thence South 83°06'19" East 148.72 feet to a point; thence North 00°02'16" West 340.93 feet to a point; thence with the ROW of said Thompson Station Road East, South 83°04'16" East 225.41 feet to the point of beginning.

Tract contains 7,411,010 square feet, or 170.13 acres.

Bearings based on Tennessee State Plane Coordinate System.

RESIDENTIAL/MIXED USE 2 ZONING DESCRIPTION

Being a tract of land lying in the 11th Civil District of Williamson County, Tennessee. Tract being a portion of Buckner Lane Partners, LP as recorded in Deed Book 5470, Page 204, Register's Office of Williamson County, Tennessee (ROWC) and a portion of Lots 14-17 and all of Lot 5 of the Final Plat of Section One of Twin Lakes Subdivision as recorded in Plat Book 12, Page 115, ROWC. Bounded on the north by the remainder of said Lots 14-17, on the east by a portion of Lot 14 of the said Final Plat of Section One of Twin Lakes Subdivision, by the remainder of said Buckner Lane Partners, LP and by the western Right of Way (ROW) of Interstate 65, on the south by Future Wades Grove Development as recorded in Deed Book 3302, Page 525, ROWC, by Wades Grove, Section 12 as recorded in Plat Book P63, Page 6, ROWC, by Wades Grove, Section 14 as recorded in Plat Book P63, Page 116 ROWC, and by the northern ROW of Twin Lakes Drive, on the west by the Williamson County Board of Education as recorded in Deed Book 4595, Page 966 and Deed Book 4906, Page 204, ROWC, by the eastern ROW of Buckner Lane, by Lots 1, 3 & 4 of the said Twin Lakes Subdivision, Section One, and by Lot 2 of the Final Plat of Section One of Twin Lakes Subdivision as Revised on the Minor Revision, Lot No. 2 as recorded in Plat Book 27, Page 44. ROWC. Tract being more particularly described as follows:

POINT OF BEGINNING lying on the western ROW of said Interstate 65 and being the southeast corner of the tract being described; thence leaving said ROW with the common lines of said Wades Grove, Section 12 and said Wades Grove, Section 14 and said Future Wades Grove Development, South 89°49'51" West 1272.20 feet to a point; thence North 01°56'41" East 1694.64 feet to a point; thence North 89°13'52" West 846.09 feet to a point; thence North 08°15'08" East 2068.04 feet to a point; thence North 08°17'32" East 50.67 feet to a point; thence South 89°18'03" West 404.64 feet to a point; thence South 89°16'07" West 1960.54 feet to a point; thence with a curve to the right having a length of 27.96 feet, a radius of 175.00 feet, a central angle of 09°09'15", and having a chord bearing and distance of North 86°09'19" West 27.93 feet to a point; thence North 81°34'44" West 19.07 feet to a point; thence with a curve to the right having a length of 39.28 feet, a radius of 25.00 feet, a central angle of 90°00'54", and having a chord bearing and distance of North 36°34'44" West 35.36 feet to a point; thence North 08°25'28" East 268.03 feet to a point; thence North 89°48'18" East 815.00 feet to a point; thence North 07°51'40" East 995.25 feet to a point; thence South 89°59'59" East 1383.10 feet to a point; thence with a curve to the left having a length of 408.50 feet, a radius of 1000.00 feet, a central angle of 23°24'20", and having a chord bearing and distance of South 22°11'53" East 405.67 feet to a point; thence South 33°54'03" East 378.18 feet to a point; thence with a curve to the right having a length of 734.24 feet, a radius of 1000.00 feet, a central angle of 42°04'09", and having a chord bearing and distance of South 12°51'58" East 717.86 feet to a point; thence South 08°10'06" West 570.30 feet to a point; thence with a curve to the left having a length of 569.60 feet, a radius of 1000.00 feet, a central angle of 32°38'08", and having a chord bearing and distance of South 08°08'58" East 561.93 feet to a point; thence South 24°28'02" East 383.11 feet to a point; thence with a curve to the right having a length of 206.91 feet, a radius of 500.00 feet, a central angle of 23°42'37", and having a chord bearing and distance of South 12°36'43" East 205.44 feet to a point; thence South 00°45'25" East 225.45 feet to a point; thence North 89°14'35" East 1306.42 feet to a point; thence South 05°33'12" West 788.83 feet to a point; thence with a curve to the right having a length of 1006.98 feet, a radius of 11179.08 feet, a central angle of 05°09'40", and having a chord bearing and distance of South 08°06'07" West 1006.64 feet to a point; thence South 13°40'52" West 5.92 feet to the point of beginning.

Tract contains 6,266,173 square feet, or 143.85 acres.

Bearings based on Tennessee State Plane Coordinate System.

RESIDENTIAL 2 ZONING DESCRIPTION

Being a tract of land lying in the 11th Civil District of Williamson County, Tennessee. Tract being Lot 5 of the Final Plat of Section One of Twin Lakes Subdivision as recorded in Plat Book 12, Page 115, ROWC. Bounded on the north by Lot 4 of the said Final Plat of Section One of Twin Lakes Subdivision, on the east by Lot 17 of said Final Plat of Section One of Twin Lakes Subdivision, on the south by the northern Right of Way (ROW) of Twin Lakes Drive, and on the west by the eastern ROW of Buckner Lane. Tract being more particularly described as follows:

POINT OF BEGINNING lying on the intersection of the eastern ROW of said Buckner Lane and the northern ROW of said Twin Lakes Drive; thence with the eastern ROW of said Buckner Lane, North 08°25'28" East 268.03 feet to a point; thence leaving said ROW with the common line of said Lot 4, North 89°48'18" East 815.00 feet to a point; thence with the common line of said Lot 17, South 07°51'40" West 294.21 feet to a point; thence with the northern ROW of said Twin Lakes Drive, South 89°16'07" West 746.28 feet to a point; thence with a curve to the right having a length of 27.96 feet, a radius of 175.00 feet, a central angle of 09°09'15", and having a chord bearing and distance of North 86°09'19" West 27.93 feet to a point; thence North 81°34'44" West 19.07 feet to a point; thence with a curve to the right having a length of 39.28 feet, a radius of 25.00 feet, a central angle of 90°00'54", and having a chord bearing and distance of North 36°34'44" West 35.36 feet to the point of beginning.

Tract contains 240,568 square feet, or 5.52 acres.

Bearings based on Tennessee State Plane Coordinate System.