



Industrial Development Board
Regular Meeting Agenda
Tuesday, June 15, 2021, 5:30 PM
City Hall, Lakeland, Tennessee 38002

- I. CALL TO ORDER:
- II. ROLL CALL:
- III. APPROVAL OF MINUTES OF PREVIOUS MEETING:
- IV. PUBLIC DISCUSSION:
- V. REPORTS OF OFFICERS AND COMMITTEES:
- VI. OLD BUSINESS:
- VII. NEW BUSINESS:
 - 1. Discussion and possible action on TIF Draw Request for Lakeland Commons
- VIII. ANNOUNCEMENTS:
- IX. ADJOURNMENT:

RESOLUTION 2021/06-02

A RESOLUTION OF THE INDUSTRIAL DEVELOPMENT BOARD OF THE CITY OF LAKELAND TENNESSEE APPROVING A DRAW REQUEST IN CONNECTION WITH THE TAX INCREMENT FINANCING FOR LAKELAND COMMONS, LP

- WHEREAS,** on November 12, 2018, The Industrial Development Board of the City of Lakeland, Tennessee (the "Lakeland IDB") approved an economic impact plan (the "Economic Impact Plan") regarding the development of an area located at 9768 Highway 70, Lakeland, Tennessee 38002 (inclusive of Tax Parcel ID Nos. L0150 00332 and L0150 00479C), which is an approximately 40 acre mixed use development at the southwest corner of U.S. Highway 70 and Seed Tick Road in Lakeland, Shelby County, Tennessee (the "Plan Area"); and
- WHEREAS,** on November 12, 2018, the Lakeland IDB approved a Tax Increment Financing Application (the "TIF Application") for the Plan Area, as submitted by Lakeland Commons, LLC, a Tennessee limited liability company ("Lakeland Commons"); and
- WHEREAS,** the development of the Plan Area is expected to create a mixed use development that is expected to include a three-story building with restaurants, professional office space, boutique retail space and a possible site for the relocation of Lakeland City Hall, as more particularly described in the Economic Impact Plan (collectively, the "Project"), and
- WHEREAS,** the Economic Impact Plan would permit certain tax increment financing ("Tax Increment Financing") pursuant to Chapter 53, Title 7 of the Tennessee Code Annotated; and,
- WHEREAS,** the Lakeland IDB reviewed the Economic Impact Plan and the TIF Application in an open, public meeting; and,
- WHEREAS,** the Lakeland IDB conducted a public hearing on the Economic Impact Plan held at least two (2) weeks after public notice of the hearing was published in accordance with the applicable laws of Tennessee; and,
- WHEREAS,** in connection with Tax Increment Financing, Lakeland Commons has entered into a Development Agreement with the Lakeland IDB with respect to the Plan Area and the development of the Project;
- WHEREAS,** under the Development Agreement between the Lakeland IDB and Lakeland Commons, the proceeds of the Tax Increment Financing would be used to pay the costs of the eligible public improvements (the "TIF Eligible Costs") relating to the development of the Project and would pledge the TIF Revenues to apply to the debt service of the Tax Increment Financing;
- WHEREAS,** the Tax Increment Financing shall not represent or constitute a debt or pledge of the faith and credit or the taxing power of the City of Lakeland, Tennessee or Shelby County Tennessee for approval with Tennessee Code Annotated 7-53-312; and
- WHEREAS,** in connection with the Tax Increment Financing, Lakeland Commons has submitted a Draw Request, a copy of which is attached hereto as **Exhibit B**, to use for certain TIF Eligible Costs.

RESOLUTION 2021/06-02

**A RESOLUTION OF THE INDUSTRIAL DEVELOPMENT BOARD OF THE CITY OF
LAKELAND TENNESSEE APPROVING A DRAW REQUEST IN CONNECTION WITH
THE TAX INCREMENT FINANCING FOR LAKELAND COMMONS, LP**

NOW THEREFORE, BE IT RESOLVED BY THE LAKELAND IDB THAT:

RESOLVED, that the Draw Request is hereby approved by the Lakeland IDB and further,

RESOLVED, that the directors, officers, agents and employees of the Lakeland IDB are hereby authorized and directed to do all such acts and things and to execute or accept any and all such certificates or documents as may be necessary to carry out and comply with the provisions of this Resolution and to carry out, give effect to and consummate the transactions contemplated hereby and thereby. All of the acts and doings of the directors, officers, agents and employees of the Lakeland IDB which are in conformity with the intent and purposes of this Resolution, whether heretofore or hereafter taken or done, shall be and are hereby ratified, confirmed and approved.

Dated: June 15, 2021

Steve Laster, *Chair*

Attest:

Alan Johnson, *Secretary*

RESOLUTION 2021/06-02

**A RESOLUTION OF THE INDUSTRIAL DEVELOPMENT BOARD OF THE CITY OF
LAKELAND TENNESSEE APPROVING A DRAW REQUEST IN CONNECTION WITH
THE TAX INCREMENT FINANCING FOR LAKELAND COMMONS, LP**

Exhibit B

Draw Request

See Attached

EXHIBIT B

BORROWING CERTIFICATE
DISBURSEMENT REQUEST

To: Simmons Bank 5384 Poplar Avenue, Suite 200 Memphis, Tennessee 38119 Attention: Larry Neal, VP Commercial Banking	cc: The Industrial Development Board of the City of Lakeland, Tennessee c/o Chairman 10001 Highway 70 Lakeland, Tennessee 38002
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Re: Loan evidenced by The Industrial Development Board of the City of Lakeland, Tennessee Tax Increment Revenue Note (Lakeland Town Center Development) in the principal amount not to exceed \$5,500,000 dated January 25, 2019 (the "Loan"), made pursuant to a Loan Agreement, dated as of January 25, 2019 (the "Loan Agreement"), between The Industrial Development Board of the City of Lakeland, Tennessee (the "Board") and Simmons Bank ("Lender")

You are hereby authorized and requested to disburse pursuant to Article VI of the Loan Agreement the sum of \$ 334,005.41 from the Project Fund created pursuant to the Loan Agreement. In connection with such disbursement, the undersigned hereby certifies as follows:

(a) All amounts disbursed shall be applied to the payment of or the reimbursement to the Developer for the payment of costs relating to Eligible Costs.

(b) With the delivery of this Certificate, all requirements for disbursement of amounts pursuant to this request under Article VI of the Loan Agreement have been satisfied.

Please disburse all such amounts to the parties in the manner described on Exhibit A attached hereto.

All capitalized terms used herein and not otherwise defined shall have the meanings given to such terms in the Loan Agreement.

Dated as of May 26, 2021.

LAKELAND COMMONS, LLC

By: [Signature]
Name: Bart Thomas
Title: General Manager

APPROVED BY:

SIMMONS BANK

By: _____
Title: _____

DESCRIPTION Lakeland TIF PH 2 - Simmons Bank - LN#	PROJECT BUDGET				DRAW REQUESTS												%	BALANCE TO FUND
	REALLOCATIONS			REVISED FOR PHASE II	5/26/21											DATE		(Incl. Retainage)
	PHASE I BALANCES	PREV. ADJ.	CURRENT ADJ.			CLOSING	DRAW 1	DRAW 2	DRAW 3	DRAW 4	DRAW 5	DRAW 6	DRAW 7	DRAW 8	DRAW 9	DRAW 10	TOTAL	
LAND:																		
Land	\$0.00			\$0.00												\$0.00		\$0.00
SUB TOTAL LAND	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00
HARD COSTS: RETAINAGE %																		
Infrastructure 5%	\$3,028,491.70		\$1,715,000.00	\$4,743,491.70	\$220,947.20											\$3,249,438.90	69%	\$1,494,052.80
Simmons Retainage Escrow Account	\$159,394.30			\$159,394.30	\$11,628.80											\$171,023.10	107%	(\$11,628.80)
																\$0.00		\$0.00
SUB TOTAL HARD COSTS	\$3,187,886.00	\$0.00	\$1,715,000.00	\$4,902,886.00	\$232,576.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,420,462.00	70%	\$1,482,424.00
SOFT COSTS:																		
Architect	657,162.07		\$600,000.00	\$1,257,162.07	\$25,167.48											\$682,329.55	54%	\$574,832.52
Engineering	112,459.48		\$50,000.00	\$162,459.48												\$112,459.48	69%	\$50,000.00
Insurance & Bonding	30,528.00		\$60,000.00	\$90,528.00	\$1,092.00											\$31,620.00	35%	\$58,908.00
Planning / Consulting	104,948.17		\$25,000.00	\$129,948.17	\$1,200.00											\$106,148.17	82%	\$23,800.00
Lakeland Fees	434,283.74		\$225,000.00	\$659,283.74												\$434,283.74	66%	\$225,000.00
Title Work / Bank Closing Costs / Appraisal	44,957.70		\$35,000.00	\$79,957.70												\$44,957.70	56%	\$35,000.00
Survey / Phase I	9,815.00		\$0.00	\$9,815.00												\$9,815.00	100%	\$0.00
Legal	251,390.05		\$100,000.00	\$351,390.05	\$7,308.50											\$258,698.55	74%	\$92,691.50
MLGW / Utility Connections	358,886.09		\$630,000.00	\$988,886.09												\$358,886.09	36%	\$630,000.00
RE Taxes	31,058.77		\$250,000.00	\$281,058.77												\$31,058.77	11%	\$250,000.00
Interest Reserve	191,187.15		\$340,000.00	\$531,187.15	\$63,641.43											\$254,828.58	48%	\$276,358.57
Inspection Fees (8)	24,370.00		\$15,000.00	\$39,370.00	\$3,020.00											\$27,390.00	70%	\$11,980.00
Contingency	\$53,662.63		\$212,405.15	\$266,067.78												\$53,662.63	20%	\$212,405.15
SUB TOTAL SOFT COSTS	\$2,304,708.85	\$0.00	\$2,542,405.15	\$4,847,114.00	\$101,429.41	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,406,138.26	50%	\$2,440,975.74
				\$0.00												\$0.00		\$0.00
TOTAL PROJECT COSTS	\$5,492,594.85	\$0.00	\$4,257,405.15	\$9,750,000.00	\$334,005.41	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$334,005.41	3%	\$3,923,399.74
SOURCES OF FUNDS:																		
Borrower Equity	\$0.00			\$0.00												\$0.00		\$0.00
Construction Loan	\$5,492,594.85		\$4,257,405.15	\$9,750,000.00	\$334,005.41	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$334,005.41	3%	\$9,415,994.59
				\$0.00												\$0.00		\$0.00
TOTAL SOURCES OF FUNDS				\$9,750,000.00	\$334,005.41	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$334,005.41	3%	\$9,415,994.59
DIFFERENCES				\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$5,492,594.85
- Contract 1 Retainage Tracking					\$171,023.10	\$171,023.10	\$171,023.10	\$171,023.10	\$171,023.10	\$171,023.10	\$171,023.10	\$171,023.10	\$171,023.10	\$171,023.10	\$171,023.10	\$171,023.10		

AIA® Document G702™ – 1992

Application and Certificate for Payment

TO OWNER: Lakeland Town Center, LLC
355 Tara Lane
Memphis, TN 38111

PROJECT: Lakeland Commons-Site Pkg Ph1
Seed Tick Rd & US Hwy 70
Lakeland, TN 38002

APPLICATION NO: 19
PERIOD TO: 3/31/21

Distribution to:

OWNER ☐

ARCHITECT ☐

CONTRACTOR ☐

FIELD ☐

OTHER ☐

FROM CONTRACTOR:
Montgomery Martin Contractors, LLC
8245 Tournament Drive
Suite 300 Memphis, TN 38125

VIA ARCHITECT:
Renaissance Group, Inc.

CONTRACT FOR:

CONTRACT DATE:

PROJECT NOS: 19022 / /

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
AIA Document G703™, Continuation Sheet, is attached.

1. ORIGINAL CONTRACT SUM	\$ 3,246,493.00
2. NET CHANGE BY CHANGE ORDERS	\$ 1,213,362.00
3. CONTRACT SUM TO DATE (Line 1 ± 2)	\$ 4,459,855.00
4. TOTAL COMPLETED & STORED TO DATE (Column G on G703)	\$ 3,308,276.00
5. RETAINAGE:	
a. 5.0 % of Completed Work	
(Columns D + E on G703)	\$ 165,413.80
b. 5.0 % of Stored Material	
(Column F on G703)	\$ 0.00
Total Retainage (Lines 5a + 5b, or Total in Column I of G703)	\$ 165,413.80
6. TOTAL EARNED LESS RETAINAGE	\$ 3,142,862.20
(Line 4 minus Line 5 Total)	
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT	\$ 3,028,491.70
(Line 6 from prior Certificate)	
8. CURRENT PAYMENT DUE	\$ 114,370.50
9. BALANCE TO FINISH, INCLUDING RETAINAGE	
(Line 3 minus Line 6)	\$ 1,316,992.80

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	\$ 985,212.00	\$ 0.00
Total approved this month	\$ 228,150.00	\$ 0.00
TOTAL	\$ 1,213,362.00	\$ 0.00
NET CHANGES by Change Order	\$ 1,213,362.00	

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The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Montgomery Martin Contractors, LLC

By: [Signature]

Date: 4-1-21

State of: TN

County of: Shelby

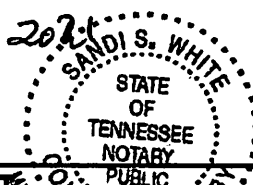
Subscribed and sworn to before me this

15th day of April 2021

Notary Public:

My commission expires:

[Signature: Sandi S. White]
9-7-22



ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising this application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

ARCHITECT:

By: _____

Date: _____

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

AIA® Document G703™ – 1992

Continuation Sheet

Page 2 of 4

AIA Document G702™-1992, Application and Certificate for Payment, or G732™-2009, Application and Certificate for Payment, Construction Manager as Adviser Edition, containing Contractor's signed certification is attached.
In tabulations below, amounts are in US dollars.
Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NO: 19
APPLICATION DATE: 4/1/21
PERIOD TO: 3/31/31
ARCHITECT'S PROJECT NO: 19022

ARCHITECT'S PROJECT NO.

A	B	C	D	E	F	G		H	I
ITEM NO.	DESCRIPTION OF WORK	SCHEDULED VALUE	WORK COMPLETED		MATERIALS PRESENTLY STORED (Not in D or E)	TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G ÷ C)	BALANCE TO FINISH (C – G)	RETAINAGE (If variable rate)
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD					
SUB	TOTAL								
1	General Conditions	162,818.00	162,818.00	0.00	0.00	162,818.00	100	0.00	8,140.90
2	Mobilization	50,000.00	50,000.00	0.00	0.00	50,000.00	100	0.00	2,500.00
3	Testing	30,000.00	30,000.00	0.00	0.00	30,000.00	100	0.00	1,500.00
4	Site Engineering	55,000.00	36,500.00	0.00	0.00	36,500.00	66	18,500.00	1,825.00
5	Clearing & Grubbing	177,060.00	162,400.00	0.00	0.00	162,400.00	92	14,660.00	8,120.00
6	Site Grading	607,760.00	549,635.00	0.00	0.00	549,635.00	90	58,125.00	27,481.75
7	Undercutting Allowance	187,468.00	187,468.00	0.00	0.00	187,468.00	100	0.00	9,373.40
8	Erosion Control	257,496.00	105,863.00	22,475.00	0.00	128,338.00	50	129,158.00	6,416.90
9	Flocking Allowance	72,436.00	59,175.00	10,425.00	0.00	69,600.00	96	2,836.00	3,480.00
10	Site Water	361,298.00	327,898.00	0.00	0.00	327,898.00	91	33,400.00	16,394.90
11	Sanitary Sewer	125,648.00	105,082.00	20,566.00	0.00	125,648.00	100	0.00	6,282.40
12	Storm Drainage	458,053.00	457,886.00	0.00	0.00	457,886.00	100	167.00	22,894.30
	GRAND TOTAL								

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AIA® Document G703™ – 1992

Continuation Sheet

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APPLICATION NO: 19
APPLICATION DATE: 4/1/21
PERIOD TO: 3/31/31
ARCHITECT'S PROJECT NO: 19022

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE	D WORK COMPLETED		F MATERIALS PRESENTLY STORED (Not in D or E)	G TOTAL COMPLETED AND STORED TO DATE (D+E+F)		H BALANCE TO FINISH (C - G)	I RETAINAGE (If variable rate)
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD			% (G ÷ C)		
13	Asphalt Paving	625,430.00	396,740.00	40,000.00	0.00	436,740.00	70	188,690.00	21,837.00
14	Site Improvements	17,853.00	0.00	1,500.00	0.00	1,500.00	8	16,353.00	75.00
15	Curb & Gutter	199,558.00	199,558.00	0.00	0.00	199,558.00	100	0.00	9,977.90
16	Traffic Control	20,240.00	19,850.00	390.00	0.00	20,240.00	100	0.00	1,012.00
17	Site Signage	4,200.00	0.00	0.00	0.00	0.00	0	4,200.00	0.00
18	PR Taxes & Insurances	77,150.00	66,708.00	1,921.00	0.00	68,629.00	89	8,521.00	3,431.45
19	Special Inspection Allowance	50,000.00	44,813.00	1,574.00	0.00	46,387.00	93	3,613.00	2,319.35
20	Gravel Laydown	52,846.00	27,474.00	0.00	0.00	27,474.00	52	25,372.00	1,373.70
21	Site Fencing	12,608.00	0.00	0.00	0.00	0.00	0	12,608.00	0.00
22	Site Concrete	244,601.00	15,624.00	16,909.00	0.00	32,533.00	13	212,068.00	1,626.65
23	Site Electrical	136,646.00	59,783.00	0.00	0.00	59,783.00	44	76,863.00	2,989.15
24	Site Lighting Allowance	81,625.00	0.00	0.00	0.00	0.00	0	81,625.00	0.00
25	CO#1\$940,663 (Alloc. Above)	0.00	0.00	0.00	0.00	0.00	0	0.00	0.00
GRAND TOTAL									

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AIA® Document G703™ – 1992

Continuation Sheet

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PERIOD TO: 3/31/31
ARCHITECT'S PROJECT NO: 19022

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE	D WORK COMPLETED		F MATERIALS PRESENTLY STORED (Not in D or E)	G		H BALANCE TO FINISH (C - G)	I RETAINAGE (If variable rate)
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD		TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G + C)		
26	CO#2 \$44,549.(Alloc. Above	0.00	0.00	0.00	0.00	0.00	0	0.00	0.00
	SUBTOTAL	4,067,794.00	3,065,275.00	115,760.00	0.00	3,181,035.00	78	886,759.00	159,051.75
27	Contractors Fee 4%	163,911.00	122,611.00	4,630.00	0.00	127,241.00	78	36,670.00	6,362.05
	GRAND TOTAL	4,231,705.00	3,187,886.00	120,390.00	0.00	3,308,276.00	78	923,429.00	165,413.80

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101210ACD04

RECEIPT AND PARTIAL WAIVER OF LIEN RIGHTS

FROM: MONTGOMERY MARTIN CONTRACTORS, LLC (The Contractor)
TO: LAKELAND TOWN CENTER LLC (The Owner)
PROJECT: LAKELAND COMMONS-SITE PKG PHASE 1
SEED TICK RD & US HWY 70 LAKELAND TN. 38002.
(Location)

1. The undersigned does hereby waive, release and surrender any claim of lien or right of lien resulting from labor, skill, and/or materials, subcontract work, equipment or other work, rent, services or supplies heretofore furnished in and for the construction, improvement, alteration or additions to the above described project prior to the date hereof.
2. This release is given for and in consideration of the sum of \$114,370.50 from LAKELAND TOWN CENTER LLC.
3. In further consideration of the payment made as above set forth, and to induce the Owner to make said payment, the undersigned agrees to defend and hold harmless the Owner or Lender, and/or the principal and surety from any claims of lien hereinafter made by the undersigned and/or its material suppliers, subcontractors or employees, servants, agents or assigns of such persons against the project.
4. It is acknowledged that the designation of the above project constitutes an adequate description of the property and improvements for which the undersigned has received consideration of this release.
5. Upon receipt of payment, this instrument shall constitute full, final and complete release of all lien rights and claims of lien of the undersigned, for the work completed to date as stated above.

DATED 1st DAY OF April, 2021

MONTGOMERY MARTIN CONTRACTORS, LLC

BY: _____

Ridge Bass
Senior Project Manager

Subscribed and sworn to me this
1st Day April, 2021

Notary Public: _____

My Commission Expires: _____



Professional Service Industries, Inc.
www.psiusa.com

MEMPHIS CS DEPT
MEMPHIS, TN 38118
(901) 365-1802

RECEIVED
MAR 09 2021

ATTN: Ridge Bass
MONTGOMERY MARTIN CONTRACTORS
8245 TOURNAMENT DRIVE
SUITE 300
MEMPHIS TN 38125

Montgomery Martin Contractors
MONTGOMERY MARTIN CONTRACTORS
8245 TOURNAMENT DRIVE
SUITE 300
MEMPHIS TN 38125

Customer #	Purchase Order	Project Number	Date	Invoice #	Page
13004		05012394	02/28/21	00752215	0001

Project: LAKELAND COMMONS

Date	Work Order Nbr	Description	Quantity	Unit Cost	Amount
01/28/21	05012394-126	ENGINEERING TECH (HR)	4.00	47.00	188.00
01/28/21	05012394-126	VEHICLE-STANDARD (DAY)	1.00	38.00	38.00
01/28/21	05012394-126	CON, COMPST-4X8" CYL (EA)	5.00	19.00	95.00
01/28/21	05012394-126	REPORT REVIEW	0.50	110.00	55.00
01/29/21	05012394-127	ENGINEERING TECH (HR)	2.00	47.00	94.00
01/29/21	05012394-127	VEHICLE-STANDARD (DAY)	1.00	38.00	38.00
01/29/21	05012394-127	REPORT REVIEW	0.20	110.00	22.00
01/29/21	05012394-128	STRUCT STEEL INSPECTION (HR) WOOD FRAMING	4.00	110.00	440.00
01/29/21	05012394-128	VEHICLE-STANDARD (DAY)	1.00	38.00	38.00
01/29/21	05012394-128	REPORT REVIEW	0.40	110.00	44.00
Invoice Total:					*Continued*

TERMS: NET 30 DAYS. A SERVICE CHARGE OF 1.5% PER MONTH, WHICH IS AN ANNUAL PERCENTAGE RATE OF 18% WILL BE ADDED TO ALL PAST DUE ACCOUNTS. FOR QUESTIONS REGARDING THIS INVOICE, PLEASE CALL THE PHONE NUMBER ABOVE.

To assure proper credit to your account, please return with your check made payable to PSI.

Please mail remittance
to:

Customer #	Invoice #	Project Number	Amount Enclosed
13004	00752215	05012394	

Professional Service Industries, Inc.
PO Box 74008418
Chicago, IL 60674-8418



Professional Service Industries, Inc.
www.psiousa.com

MEMPHIS CS DEPT
MEMPHIS, TN 38118
(901) 365-1802

Federal ID 37-0962090

ATTN: Ridge Bass
MONTGOMERY MARTIN CONTRACTORS
8245 TOURNAMENT DRIVE
SUITE 300
MEMPHIS TN 38125

MONTGOMERY MARTIN CONTRACTORS
8245 TOURNAMENT DRIVE
SUITE 300
MEMPHIS TN 38125

Customer #	Purchase Order	Project Number	Date	Invoice #	Page
13004		05012394	02/28/21	00752215	0002

Project: LAKELAND COMMONS

Date	Work Order Nbr	Description	Quantity	Unit Cost	Amount
02/23/21	05012394-129	STRUCT STEEL INSPECTION (HR) WOOD FRAMING	4.00	110.00	440.00
02/23/21	05012394-129	VEHICLE-STANDARD (DAY)	1.00	38.00	38.00
02/23/21	05012394-129	REPORT REVIEW	0.40	110.00	44.00
MC JOB # 19022 19009 std Date: Job Cost Code: 20600 P.O. # GL Code: / MAT (502) / (503) / Ol. (504) Equipment (506) 504 OK TO PAY? Invoice Total: \$1,574.00 Balance Due: \$1,574.00					

TERMS: NET 30 DAYS. A SERVICE CHARGE OF 1.5% PER MONTH, WHICH IS AN ANNUAL PERCENTAGE RATE OF 18% WILL BE ADDED TO ALL PAST DUE ACCOUNTS. FOR QUESTIONS REGARDING THIS INVOICE, PLEASE CALL THE PHONE NUMBER ABOVE.

To assure proper credit to your account, please return with your check made payable to PSI.

Please mail remittance
to:

Customer #	Invoice #	Project Number	Amount Enclosed
13004	00752215	05012394	

Professional Service Industries, Inc.
PO Box 74008418
Chicago, IL 60674-8418

B & C Construction Co., Inc.
P.O. BOX 488
ELLENDALE, TN. 38029-0488

INVOICE

Due date: 4/15/2021

Project:
LAKELAND COMMONS PONDS

Bill To:

MONTGOMERY MARTIN CONTRS. LLC
3150 LENOX CENTER COURT
SUITE 400
MEMPHIS, TN 38115

Invoice number: 03-003
Invoice date: 3/31/2021
Our JobId: 2021
P.O. Number:
Terms:

Qty	Units	Description	Price	Amount
3	EA	FLOCKING POND # 1	2,500.00	7,500.00
3	EA	FLOCKING POND # 2	975.00	2,925.00
THANK YOU				10,425.00

MMC JOB # 19022	
Pstd Date:	
Job Cost Code:	
P.O. # :	
GL Code: Labor (501)/ MAT (502)/SUB (503)/ Other (504)/ Equipment (506) 504 ✓	
OK TO PAY?	✓

23000

THANK YOU,
BILL KOENEMAN
901-386-7040

Total due: 10,425.00

Lakeland Commons - Sitework Package

Allowance Log

Updated: 4.1.21

Item #	Description	Amount	Adjustments	Date	Comments
1	Original Undercutting Allowance	\$ 50,000			
1a	B&C Invoice dated 4/29/20		\$ (33,184)	04/30/20	See Pay App #8
1b	Allowance Adjustments #1		\$ 30,000	05/04/20	COR #4 / Moved from Flocking
1c	Allowance Adjustments #2		\$ 59,487	05/20/20	COR #5 / Moved from Site Lighting
1d	Electric Primary Adjustments		\$ 37,017	05/27/20	COR #6 / Moved from Primary Elec.
1e	B&C Invoice dated 5/28/20		\$ (138,944)	06/01/20	See Pay App #9
1f	Allowance Adjustments #3		\$ 15,000	07/08/20	COR #7 / Moved from Site Lighting
1g	B&C Invoice dated 6/30/20		\$ (15,340)	07/08/20	See Pay App #10
1h	Allowance Adjustments #4		\$ (4,036)	12/30/20	COR #12 - Moved to Flocking
1T	Amount Remaining - Undercutting	\$ -			
2	Original Flocking Allowance	\$ 83,400			
2a	B&C Invoices (October)		\$ (975)	10/31/19	See Pay App #3
2b	B&C Invoices (November)		\$ (5,000)	12/02/19	See Pay App #4
2c	B&C Invoices (December)		\$ (2,925)	01/03/20	See Pay App #5
2d	B&C Invoices (January)		\$ (5,975)	01/29/20	See Pay App #6
2e	B&C Invoices (Feb - March)		\$ (14,875)	04/01/20	See Pay App #7
2f	B&C Invoices (April)		\$ (3,475)	04/30/20	See Pay App #8
2g	Allowance Adjustments #1		\$ (30,000)	05/04/20	COR #4 / Moved to Undercutting
2h	B&C Invoice dated 7/24/2020		\$ (5,100)	07/28/20	See Pay App #11
2i	B&C Invoice dated 9/30/2020		\$ (3,475)	10/07/20	See Pay App #13
2j	B&C Invoice dated 10/27/2020		\$ (3,475)	10/29/20	See Pay App #14
2h	Allowance Adjustments #4		\$ 4,036	12/30/20	COR #12 - Moved from Undercut
2i	B&C Invoice dated 12/29/2020		\$ (10,425)	12/30/20	See Pay App #16
2j	Increase Flocking Allowance		\$ 15,000	02/04/21	See COR #14

2k	B&C Invoice dated 1/31/2021		\$ (3,475)	02/05/21	See Pay App #17
2l	B&C Invoice dated 3/31/21		\$ (10,425)	04/01/21	See Pay App #19
2T	Amount Remaining - Flocking	\$ 2,836			
3	Original Special Inspections Allowance	\$ 50,000			
3a	PSI Invoice dated 4/30/20		\$ (2,228)	06/01/20	See Pay App #9
3b	PSI Invoice dated 5/31/20		\$ (8,821)	07/08/20	See Pay App #10
3c	PSI Invoice dated 6/30/20		\$ (9,055)	07/28/20	See Pay App #11
3d	PSI Invoice dated 7/31/20		\$ (4,977)	09/01/20	See Pay App #12
3e	PSI Invoice dated 8/31/20		\$ (3,196)	10/07/20	See Pay App #13
3f	PSI Invoice dated 9/30/20		\$ (4,288)	10/29/20	See Pay App #14
3g	PSI Invoice dated 10/31/20		\$ (3,575)	12/04/20	See Pay App #15
3h	PSI Invoice dated 11/30/20		\$ (2,785)	12/30/20	See Pay App #16
3i	PSI Invoice dated 12/30/20		\$ (3,158)	02/05/21	See Pay App #17
3j	PSI Invoice dated 1/31/21		\$ (2,730)	03/01/21	See Pay App #18
3k	PSI Invoice dated 2/28/21		\$ (1,574)	04/01/21	See Pay App #19
3T	Amount Remaining - Special Inspections	\$ 3,614			
4	Original Site Lighting Allowance	\$ 134,487			
4a	Allowance Adjustments #2		\$ (59,487)	05/20/20	COR #5 / Moved to Undercutting
4b	Allowance Adjustments #3		\$ (15,000)	07/08/20	COR #7 / Moved to Undercutting
4c	Remaining Allowance to Final Site Lights		\$ (60,000)	10/16/20	COR #11
4T	Amount Remaining - Site Lighting	\$ -			
5	Original Electrical Primary Allowance	\$ 75,000			
5a	Cost of Electric Primary Conduit		\$ (37,983)	05/27/20	COR #6
5b	Move Remaining to Undercut		\$ (37,017)	05/27/20	COR#6 / Moved to Undercutting
5c			\$ -		

5T	Amount Remaining - Electric Primary	\$	-		

AIA® Document G702™ – 1992

Application and Certificate for Payment

TO OWNER: Lakeland Town Center, LLC
355 Tara Lane
Memphis, TN 38111

PROJECT:
Lakeland Commons-Site Pkg Ph1
Seed Tick Rd & US Hwy 70
Lakeland, TN 38002

APPLICATION NO: 20
PERIOD TO: 4/30/21

Distribution to:

OWNER ☐

ARCHITECT ☐

CONTRACTOR ☐

FIELD ☐

OTHER ☐

FROM CONTRACTOR:
Montgomery Martin Contractors, LLC
8245 Tournament Drive
Suite 300 Memphis, TN 38125

VIA ARCHITECT:
Renaissance Group, Inc.

CONTRACT FOR:

CONTRACT DATE:

PROJECT NOS: 19022 / /

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
AIA Document G703™, Continuation Sheet, is attached.

1. ORIGINAL CONTRACT SUM	\$ 3,246,493.00
2. NET CHANGE BY CHANGE ORDERS	\$ 1,213,362.00
3. CONTRACT SUM TO DATE (Line 1 + 2)	\$ 4,459,855.00
4. TOTAL COMPLETED & STORED TO DATE (Column G on G703)	\$ 3,420,462.00
5. RETAINAGE:	
a. 5.0 % of Completed Work (Columns D + E on G703)	\$ 171,023.10
b. 5.0 % of Stored Material (Column F on G703)	\$ 0.00
Total Retainage (Lines 5a + 5b, or Total in Column I of G703)	\$ 171,023.10
6. TOTAL EARNED LESS RETAINAGE	\$ 3,249,438.90
(Line 4 minus Line 5 Total)	
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT	\$ 3,142,862.20
(Line 6 from prior Certificate)	
8. CURRENT PAYMENT DUE	\$ 106,576.70
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 minus Line 6)	\$ 1,210,416.10

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	\$ 1,213,362.00	\$ 0.00
Total approved this month	\$ 0.00	\$ 0.00
TOTAL	\$ 1,213,362.00	\$ 0.00
NET CHANGES by Change Order	\$ 1,213,362.00	

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Montgomery Martin Contractors, LLC

By: *[Signature]*

Date: 4-29-21

State of: TN

County of: Shelby

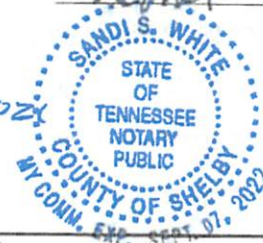
Subscribed and sworn to before me this

29th day of April 2021

Notary Public:

My commission expires:

[Signature: Sandi S. White]
9.7.22



ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising this application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

ARCHITECT:

By: _____

Date: _____

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

CAUTION: You should sign an original AIA Contract Document, on which this text appears in RED. An original assures that changes will not be obscured.

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AIA® Document G703™ – 1992

Continuation Sheet

Page 2 of 4

AIA Document G702™-1992, Application and Certificate for Payment, or G732™-2009, Application and Certificate for Payment, Construction Manager as Adviser Edition, containing Contractor's signed certification is attached.

In tabulations below, amounts are in US dollars.

Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NO: 20

APPLICATION DATE: 4/29/21

PERIOD TO: 4/30/21

ARCHITECT'S PROJECT NO: 19022

ARCHITECT'S PROJECT NO: 0000

A	B	C	D	E	F	G		H	I
ITEM NO.	DESCRIPTION OF WORK	SCHEDULED VALUE	WORK COMPLETED		MATERIALS PRESENTLY STORED (Not in D or E)	TOTAL COMPLETED AND STORED TO DATE (D+E+F)	%(G + C)	BALANCE TO FINISH (C - G)	RETAINAGE (If variable rate)
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD					
SUBTOTAL									
1	General Conditions	162,818.00	162,818.00	0.00	0.00	162,818.00	100	0.00	8,140.90
2	Mobilization	50,000.00	50,000.00	0.00	0.00	50,000.00	100	0.00	2,500.00
3	Testing	30,000.00	30,000.00	0.00	0.00	30,000.00	100	0.00	1,500.00
4	Site Engineering	55,000.00	36,500.00	7,400.00	0.00	43,900.00	80	11,100.00	2,195.00
5	Clearing & Grubbing	177,060.00	162,400.00	0.00	0.00	162,400.00	92	14,660.00	8,120.00
6	Site Grading	607,760.00	549,635.00	0.00	0.00	549,635.00	90	58,125.00	27,481.75
7	Undercutting Allowance	187,468.00	187,468.00	0.00	0.00	187,468.00	100	0.00	9,373.40
8	Erosion Control	257,496.00	128,338.00	23,500.00	0.00	151,838.00	59	105,658.00	7,591.90
9	Flocking Allowance	72,436.00	69,600.00	0.00	0.00	69,600.00	96	2,836.00	3,480.00
10	Site Water	361,298.00	327,898.00	33,400.00	0.00	361,298.00	100	0.00	18,064.90
11	Sanitary Sewer	125,648.00	125,648.00	0.00	0.00	125,648.00	100	0.00	6,282.40
12	Storm Drainage	458,053.00	457,886.00	0.00	0.00	457,886.00	100	167.00	22,894.30
GRAND TOTAL									

CAUTION: You should sign on sheet MS-200-102

CAUTION: You should sign an original AIA Contract Document, on which this text appears in RED. An original assures that changes will not be obscured.

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AIA® Document G703™ – 1992

Continuation Sheet

Page 3 of 4

AIA Document G702™-1992, Application and Certificate for Payment, or G732™-2009, Application and Certificate for Payment, Construction Manager as Adviser Edition, containing Contractor's signed certification is attached.
In tabulations below, amounts are in US dollars.
Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NO: 20
APPLICATION DATE: 4/29/21
PERIOD TO: 4/30/21
ARCHITECT'S PROJECT NO: 19022

ARCHITECT'S PROJECT NO.

A	B	C	D	E	F	G		H	I
ITEM NO.	DESCRIPTION OF WORK	SCHEDULED VALUE	WORK COMPLETED		MATERIALS PRESENTLY STORED (Not in D or E)	TOTAL COMPLETED AND STORED TO DATE (D+E+F)	%(G + C)	BALANCE TO FINISH (C - G)	RETAINAGE (If variable rate)
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD					
13	Asphalt Paving	625,430.00	436,740.00	0.00	0.00	436,740.00	70	188,690.00	21,837.00
14	Site Improvements	17,853.00	1,500.00	0.00	0.00	1,500.00	8	16,353.00	75.00
15	Curb & Gutter	199,558.00	199,558.00	0.00	0.00	199,558.00	100	0.00	9,977.90
16	Traffic Control	20,240.00	20,240.00	0.00	0.00	20,240.00	100	0.00	1,012.00
17	Site Signage	4,200.00	0.00	0.00	0.00	0.00	0	4,200.00	0.00
18	PR Taxes & Insurances	77,150.00	68,629.00	0.00	0.00	68,629.00	89	8,521.00	3,431.45
19	Special Inspection Allowance	50,000.00	46,387.00	1,571.00	0.00	47,958.00	96	2,042.00	2,397.90
20	Gravel Laydown	52,846.00	27,474.00	0.00	0.00	27,474.00	52	25,372.00	1,373.70
21	Site Fencing	12,608.00	0.00	0.00	0.00	0.00	0	12,608.00	0.00
22	Site Concrete	244,601.00	32,533.00	42,000.00	0.00	74,533.00	30	170,068.00	3,726.65
23	Site Electrical	136,646.00	59,783.00	0.00	0.00	59,783.00	44	76,863.00	2,989.15
24	Site Lighting Allowance	81,625.00	0.00	0.00	0.00	0.00	0	81,625.00	0.00
25	CO#1\$940,663 (Alloc. Above)	0.00	0.00	0.00	0.00	0.00	0	0.00	0.00
	GRAND TOTAL								

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AIA® Document G703™ – 1992

Continuation Sheet

Page 4 of 4

AIA Document G702™-1992, Application and Certificate for Payment, or G732™-2009, Application and Certificate for Payment, Construction Manager as Adviser Edition, containing Contractor's signed certification is attached.

In tabulations below, amounts are in US dollars.

Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NO: 20

APPLICATION DATE: 4/29/21

PERIOD TO: 4/30/21

ARCHITECT'S PROJECT NO: 19022

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE	D WORK COMPLETED		F MATERIALS PRESENTLY STORED (Not in D or E)	G		H BALANCE TO FINISH (C - G)	I RETAINAGE (if variable rate)
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD		TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G + C)		
26	CO#2 \$44,549.(Alloc. Above	0.00	0.00	0.00	0.00	0.00	0	0.00	0.00
	SUBTOTAL	4,067,794.00	3,181,035.00	107,871.00	0.00	3,288,906.00	81	778,888.00	164,445.30
27	Contractors Fee 4%	163,911.00	127,241.00	4,315.00	0.00	131,556.00	80	32,355.00	6,577.80
	GRAND TOTAL	4,231,705.00	3,308,276.00	112,186.00	0.00	3,420,462.00	81	811,243.00	171,023.10

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101210A004

RECEIPT AND PARTIAL WAIVER OF LIEN RIGHTS

FROM: MONTGOMERY MARTIN CONTRACTORS, LLC (The Contractor)

TO: LAKELAND TOWN CENTER LLC (The Owner)

PROJECT: LAKELAND COMMONS-SITE PKG PHASE 1
SEED TICK RD & US HWY 70 LAKELAND TN. 38002.
(Location)

1. The undersigned does hereby waive, release and surrender any claim of lien or right of lien resulting from labor, skill, and/or materials, subcontract work, equipment or other work, rent, services or supplies heretofore furnished in and for the construction, improvement, alteration or additions to the above described project prior to the date hereof.
2. This release is given for and in consideration of the sum of \$106,576.70 from LAKELAND TOWN CENTER LLC.
3. In further consideration of the payment made as above set forth, and to induce the Owner to make said payment, the undersigned agrees to defend and hold harmless the Owner or Lender, and/or the principal and surety from any claims of lien hereinafter made by the undersigned and/or its material suppliers, subcontractors or employees, servants, agents or assigns of such persons against the project.
4. It is acknowledged that the designation of the above project constitutes an adequate description of the property and improvements for which the undersigned has received consideration of this release.
5. Upon receipt of payment, this instrument shall constitute full, final and complete release of all lien rights and claims of lien of the undersigned, for the work completed to date as stated above.

DATED 29th DAY OF April, 2021

MONTGOMERY MARTIN CONTRACTORS, LLC

BY: _____

Richard T. Meena
Vice President

Subscribed and sworn to me this
29th

Day April, 2021

Notary Public: _____

My Commission Expires: _____





**Information
To Build On**

Engineering • Consulting • Testing

Professional Service Industries, Inc.
www.psiusa.com

MEMPHIS CS DEPT
MEMPHIS, TN 38118
(901) 365-1802

RECEIVED

MAR 06 2021

ATTN: Ridge Bass
MONTGOMERY MARTIN CONTRACTORS
8245 TOURNAMENT DRIVE
SUITE 300
MEMPHIS TN 38125

Montgomery Martin Contractors

MONTGOMERY MARTIN CONTRACTORS
8245 TOURNAMENT DRIVE
SUITE 300
MEMPHIS TN 38125

Customer #	Purchase Order	Project Number	Date	Invoice #	Page
13004		05012394	03/31/21	00756910	0001

Project: LAKELAND COMMONS

Date	Work Order Nbr	Description	Quantity	Unit Cost	Amount
03/09/21	05012394-130	ENGINEERING TECH (HR)	6.00	47.00	282.00
03/09/21	05012394-130	VEHICLE-STANDARD (DAY)	1.00	38.00	38.00
03/09/21	05012394-130	CON, COMPST-6X12" CYL (EA)	12.00	18.00	228.00
03/09/21	05012394-130	REPORT REVIEW	0.70	110.00	77.00
03/10/21	05012394-131	ENGINEERING TECH (HR)	2.00	47.00	94.00
03/10/21	05012394-131	VEHICLE-STANDARD (DAY)	1.00	38.00	38.00
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03/15/21	05012394-132	VEHICLE-STANDARD (DAY)	1.00	38.00	38.00
03/15/21	05012394-132	REPORT REVIEW	0.40	110.00	44.00
03/22/21	05012394-133	STRUCT STEEL INSPECTION (HR) WOOD	4.00	110.00	440.00
Invoice Total:					*Continued*

TERMS: NET 30 DAYS. A SERVICE CHARGE OF 1.5% PER MONTH, WHICH IS AN ANNUAL PERCENTAGE RATE OF 18% WILL BE ADDED TO ALL PAST DUE ACCOUNTS. FOR QUESTIONS REGARDING THIS INVOICE, PLEASE CALL THE PHONE NUMBER ABOVE.

To assure proper credit to your account, please return with your check made payable to PSI.

Please mail remittance
to:

Customer #	Invoice #	Project Number	Amount Enclosed
13004	00756910	05012394	

Professional Service Industries, Inc.
PO Box 74008418
Chicago, IL 60674-8418

Job: 19022
Cost code: 20600
VPSR



Information To Build On

Engineering • Consulting • Testing

Professional Service Industries, Inc.

www.psiusa.com

MEMPHIS CS DEPT
MEMPHIS, TN 38118
(901) 365-1802

Federal ID 37-0962090

ATTN: Ridge Bass
MONTGOMERY MARTIN CONTRACTORS
8245 TOURNAMENT DRIVE
SUITE 300
MEMPHIS TN 38125

MONTGOMERY MARTIN CONTRACTORS
8245 TOURNAMENT DRIVE
SUITE 300
MEMPHIS TN 38125

Customer #	Purchase Order	Project Number	Date	Invoice #	Page
13004		05012394	03/31/21	00756910	0002

Project: LAKELAND COMMONS

Date	Work Order Nbr	Description	Quantity	Unit Cost	Amount
03/22/21	05012394-133	VEHICLE-STANDARD (DAY)	1.00	38.00	38.00
03/22/21	05012394-133	REPORT REVIEW	0.40	110.00	44.00
MMC JOB #					
Pstd Date:					
Job Cost Code:					
P.O. # :					
GL Code: Labor (501)/ MAT (502)/SUB (503)/ Other (504)/ Equipment (506)					
OK TO PAY?					
Invoice Total:					\$1,571.00
Balance Due:					\$1,571.00

TERMS: NET 30 DAYS. A SERVICE CHARGE OF 1.5% PER MONTH, WHICH IS AN ANNUAL PERCENTAGE RATE OF 18% WILL BE ADDED TO ALL PAST DUE ACCOUNTS. FOR QUESTIONS REGARDING THIS INVOICE, PLEASE CALL THE PHONE NUMBER ABOVE.

To assure proper credit to your account, please return with your check made payable to PSI.

Please mail remittance to:

Customer #	Invoice #	Project Number	Amount Enclosed
13004	00756910	05012394	

Professional Service Industries, Inc.
PO Box 74008418
Chicago, IL 60674-8418

(901)3867040

RECEIVED
APR 26 2021

Project:
LAKELAND COMMONS
LAKELAND COMMONS LLC

Bill to:

LAKELAND COMMONS LLC
8245 TOURNAMENT DRIVE SUITE 300
MEMPHIS, TN 38125

Invoice number: 878-R20

Invoice date: 4/26/21

Terms:

Montgomery Martin Contractors

Our JobId: 878	Application number: 20	Period: 4/1/21 - 4/26/21	Your order number:
-----------------------	-------------------------------	---------------------------------	---------------------------

TOTAL COMPLETED & STORED TO DATE..... 2,535,617.00

a. 5.0% of Completed Work	126,780.85
---------------------------------	------------

b. 5.0 % of Stored Material	0.00
-----------------------------------	------

Total Retainage	126.780.85
------------------------------	-------------------

TOTAL EARNED LESS RETAINAGE	2,408,836.15
-----------------------------------	--------------

PREVIOUS CERTIFICATES	2,359,847.50
-----------------------------	--------------

CURRENT PAYMENT DUE	48,988.65
---------------------------	-----------

Unpaid previous applications: 73,521.50

Total amount due: 122,510.15

Due date: 5/26/21

[illegible]

8258

20900	22000	25200	26300	25500
\$ 3,000.00	\$ 12,875.00	\$ 33,400.00	\$ 1,400.00	\$ 20,688.00
	\$ 725.00			\$ (20,521.00)
\$ 3,000.00	\$ 13,600.00	\$ 33,400.00	\$ 1,400.00	\$ 167.00
\$ (150.00)	\$ (680.00)	\$ (1,670.00)	\$ (70.00)	\$ (8.00)
\$ 2,850.00	\$ 12,920.00	\$ 31,730.00	\$ 1,330.00	\$ 159.00

From: B & C Construction Co., Inc.
 Jobid: 878 LAKELAND COMMONS
 LAKELAND COMMONS LLC

Page no: 2
 Application no: 20
 Application date: 4/26/21
 Period to: 4/26/21
 Architect's Project No:

A Item No.	B Description of Work	C Scheduled Value	D Work Completed		F Materials Stored (not in D or E)	G Total Completed and Stored to Date (D+E+F)	H Balance to Finish (C-G)	I Retainage
			Previous Application	This Period				
1	02 00 00 MOBILIZATION	50,000.00	50,000.00	0.00	0.00	50,000.00	0.00	2,500.00
2	02 05 00 TESTING	30,000.00	30,000.00	0.00	0.00	30,000.00	0.00	1,500.00
3	02 09 00 SITE ENGINEERING & LAYOUT	55,000.00	36,500.00	3,000.00	0.00	39,500.00	15,500.00	1,875.00
4	02 10 00 CLEARING & GRUBBING	180,000.00	180,000.00	0.00	0.00	180,000.00	0.00	8,000.00
5	02 12 00 SITE GRADING	587,500.00	529,375.00	0.00	0.00	529,375.00	58,125.00	26,468.75
6	02 20 00 EROSION CONTROL	240,100.00	72,225.00	12,875.00	0.00	85,100.00	155,000.00	4,255.00
7	02 52 00 SITE WATER	243,400.00	210,000.00	33,400.00	0.00	243,400.00	0.00	12,170.00
8	02 53 00 SANITARY SEWER	150,377.00	150,377.00	0.00	0.00	150,377.00	0.00	7,518.85
9	02 55 00 STORM DRAINAGE	429,796.00	429,796.00	0.00	0.00	429,796.00	0.00	21,489.80
10	02 60 00 ASPHALT PAVING	625,430.00	436,740.00	0.00	0.00	436,740.00	188,690.00	21,837.00
11	02 61 00 STRIPING	10,000.00	1,500.00	0.00	0.00	1,500.00	8,500.00	75.00
12	02 62 00 CURB & GUTTER	218,500.00	218,500.00	0.00	0.00	218,500.00	0.00	10,925.00
3	02 63 00 TRAFFIC CONTROL	15,000.00	13,600.00	1,400.00	0.00	15,000.00	0.00	750.00
4	02 70 00 SITE SIGNAGE	4,200.00	0.00	0.00	0.00	0.00	4,200.00	0.00

From: B & C Construction Co., Inc.
 Jobid: 878 LAKELAND COMMONS

Page no: 3
 Application no: 20

A	B	C	D	E	F	G	H	I	
Item No.	Description of Work	Scheduled Value	Work Completed Previous Application	Completed This Period	Materials Stored (not In D or E)	Total Completed and Stored to Date (D+E+F)	% (G/C)	Balance to Finish (C-G)	Retainage
15	C/O # 1 7/15/19	0.00	0.00	0.00	0.00	0.00	0	0.00	0.00
16	2-25200 WATER MAIN	-19,840.00	-19,840.00	0.00	0.00	-19,840.00	100	0.00	-992.00
17	2-25300 SANITARY SEWER	5,124.00	5,124.00	0.00	0.00	5,124.00	100	0.00	256.20
18	2-25500 STORM DRAINAGE	20,688.00	0.00	20,688.00	0.00	20,688.00	100	0.00	1,034.40
19	C/O # 2 3/16/2020	0.00	0.00	0.00	0.00	0.00	0	0.00	0.00
20	02-12 00 SOIL PROCESSING	20,260.00	20,260.00	0.00	0.00	20,260.00	100	0.00	1,013.00
21	02-20 00 EROSION CONTROL REVISIONS	20,850.00	0.00	0.00	0.00	0.00	0	20,850.00	0.00
22	02-52 00 SITE WATER REVISIONS	116,653.00	116,653.00	0.00	0.00	116,653.00	100	0.00	5,832.65
23	02-53 00 SANITARY SEWER REVISIONS	-29,853.00	-29,853.00	0.00	0.00	-29,853.00	100	0.00	-1,492.65
24	02-55 00 STORM DRAINAGE REVISIONS	-20,521.00	0.00	-20,521.00	0.00	-20,521.00	100	0.00	-1,026.05
25	02-62 00 CONCRETE C&G REVISIONS	-18,942.00	-18,942.00	0.00	0.00	-18,942.00	100	0.00	-947.10
26	Change Order 3 ADDITIONAL CULVERT—H/W	8,120.00	8,120.00	0.00	0.00	8,120.00	100	0.00	406.00
27	Change Order 3 ADDITIONAL WALTER TAPS /	21,085.00	21,085.00	0.00	0.00	21,085.00	100	0.00	1,064.25
28	Change Order 3 REMOVAL HOUSE DEBRIS,S/T	14,660.00	14,660.00	0.00	0.00	14,660.00	100	0.00	733.00

From: B & C Construction Co., Inc.
 Jobid: 878 LAKELAND COMMONS

Page no: 4
 Application no: 20

A	B	C	D	E	F	G		H	I
Item No.	Description of Work	Scheduled Value	Work Completed Previous Application	This Period	Materials Stored (not in D or E)	Total Completed and Stored to Date (D+E+F)	% (G/C)	Balance to Finish (C-G)	Retainage
29	Change Order 3 HYDR-SEED IN LIEU OF SOD	-62,500.00	0.00	0.00	0.00	0.00	0	-62,500.00	0.00
30	CHANGE ORDER # 4 10/2/20	0.00	0.00	0.00	0.00	0.00	0	0.00	0.00
31	2/2100 EXTERIOR DEMOLATION DEBRIS REMOVAL SEEDTICK	2,400.00	2,400.00	0.00	0.00	2,400.00	100	0.00	120.00
32	2-2500 STORM DRAINAGE ADJ.	5,880.00	5,880.00	0.00	0.00	5,880.00	100	0.00	294.00
33	C/O # 5 12/28/20	0.00	0.00	0.00	0.00	0.00	0	0.00	0.00
34	TDEC REPORTING	8,700.00	5,800.00	725.00	0.00	6,525.00	75	2,175.00	326.25
35	Change Order 6 STORM DRAINAGE CULVERT	14,090.00	14,090.00	0.00	0.00	14,090.00	100	0.00	704.50
	Totals	2,926,157.00	2,484,050.00	51,587.00	0.00	2,535,617.00	87	390,540.00	126,780.85

Lakeland Commons - Sitework Package

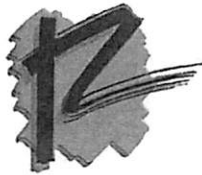
Allowance Log

Updated: 4.29.21

Item #	Description	Amount	Adjustments	Date	Comments
1	Original Undercutting Allowance	\$ 50,000			
1a	B&C Invoice dated 4/29/20		\$ (33,184)	04/30/20	See Pay App #8
1b	Allowance Adjustments #1		\$ 30,000	05/04/20	COR #4 / Moved from Flocking
1c	Allowance Adjustments #2		\$ 59,487	05/20/20	COR #5 / Moved from Site Lighting
1d	Electric Primary Adjustments		\$ 37,017	05/27/20	COR #6 / Moved from Primary Elec.
1e	B&C Invoice dated 5/28/20		\$ (138,944)	06/01/20	See Pay App #9
1f	Allowance Adjustments #3		\$ 15,000	07/08/20	COR #7 / Moved from Site Lighting
1g	B&C Invoice dated 6/30/20		\$ (15,340)	07/08/20	See Pay App #10
1h	Allowance Adjustments #4		\$ (4,036)	12/30/20	COR #12 - Moved to Flocking
1T	Amount Remaining - Undercutting	\$ -			
2	Original Flocking Allowance	\$ 83,400			
2a	B&C Invoices (October)		\$ (975)	10/31/19	See Pay App #3
2b	B&C Invoices (November)		\$ (5,000)	12/02/19	See Pay App #4
2c	B&C Invoices (December)		\$ (2,925)	01/03/20	See Pay App #5
2d	B&C Invoices (January)		\$ (5,975)	01/29/20	See Pay App #6
2e	B&C Invoices (Feb - March)		\$ (14,875)	04/01/20	See Pay App #7
2f	B&C Invoices (April)		\$ (3,475)	04/30/20	See Pay App #8
2g	Allowance Adjustments #1		\$ (30,000)	05/04/20	COR #4 / Moved to Undercutting
2h	B&C Invoice dated 7/24/2020		\$ (5,100)	07/28/20	See Pay App #11
2i	B&C Invoice dated 9/30/2020		\$ (3,475)	10/07/20	See Pay App #13
2j	B&C Invoice dated 10/27/2020		\$ (3,475)	10/29/20	See Pay App #14
2h	Allowance Adjustments #4		\$ 4,036	12/30/20	COR #12 - Moved from Undercut
2i	B&C Invoice dated 12/29/2020		\$ (10,425)	12/30/20	See Pay App #16
2j	Increase Flocking Allowance		\$ 15,000	02/04/21	See COR #14

2k	B&C Invoice dated 1/31/2021		\$ (3,475)	02/05/21	See Pay App #17
2l	B&C Invoice dated 3/31/21		\$ (10,425)	04/01/21	See Pay App #19
2T	Amount Remaining - Flocking	\$ 2,836			
3	Original Special Inspections Allowance	\$ 50,000			
3a	PSI Invoice dated 4/30/20		\$ (2,228)	06/01/20	See Pay App #9
3b	PSI Invoice dated 5/31/20		\$ (8,821)	07/08/20	See Pay App #10
3c	PSI Invoice dated 6/30/20		\$ (9,055)	07/28/20	See Pay App #11
3d	PSI Invoice dated 7/31/20		\$ (4,977)	09/01/20	See Pay App #12
3e	PSI Invoice dated 8/31/20		\$ (3,196)	10/07/20	See Pay App #13
3f	PSI Invoice dated 9/30/20		\$ (4,288)	10/29/20	See Pay App #14
3g	PSI Invoice dated 10/31/20		\$ (3,575)	12/04/20	See Pay App #15
3h	PSI Invoice dated 11/30/20		\$ (2,785)	12/30/20	See Pay App #16
3i	PSI Invoice dated 12/30/20		\$ (3,158)	02/05/21	See Pay App #17
3j	PSI Invoice dated 1/31/21		\$ (2,730)	03/01/21	See Pay App #18
3k	PSI Invoice dated 2/28/21		\$ (1,574)	04/01/21	See Pay App #19
3l	PSI Invoice dated 3/31/2021		\$ (1,571)	04/29/21	See Pay App #20
3T	Amount Remaining - Special Inspections	\$ 2,043			
4	Original Site Lighting Allowance	\$ 134,487			
4a	Allowance Adjustments #2		\$ (59,487)	05/20/20	COR #5 / Moved to Undercutting
4b	Allowance Adjustments #3		\$ (15,000)	07/08/20	COR #7 / Moved to Undercutting
4c	Remaining Allowance to Final Site Lights		\$ (60,000)	10/16/20	COR #11
4T	Amount Remaining - Site Lighting	\$ -			
5	Original Electrical Primary Allowance	\$ 75,000			
5a	Cost of Electric Primary Conduit		\$ (37,983)	05/27/20	COR #6
5b	Move Remaining to Undercut		\$ (37,017)	05/27/20	COR#6 / Moved to Undercutting

5c			\$	-	
5T	Amount Remaining - Electric Primary	\$	-		



Renaissance Group

architecture ■ engineering ■ planning ■ interiors

9700 Village Circle, Suite 100, Lakeland, TN 38002 (p) 901.332.5533 www.rgroup.biz

Vince Smith

Invoice number 2021-126
Date 05/18/2021

Project 19006 LAKELAND COMMONS MIXED
USE

Description	Contract Amount	Percent Complete	Prior Billed	Total Billed	Current Billed
Professional Services					
Schematic Design	103,612.50	100.00	103,612.50	103,612.50	0.00
Design Development	172,687.50	100.00	172,687.50	172,687.50	0.00
Construction Documents Phase	276,300.00	100.00	276,300.00	276,300.00	0.00
Bidding or Negotiation Phase	34,537.50	100.00	34,537.50	34,537.50	0.00
Construction Phase	103,612.50	60.00	37,000.00	62,167.48	25,167.48
Subtotal	690,750.00	94.00	624,137.50	649,304.98	25,167.48
Total	690,750.00	94.00	624,137.50	649,304.98	25,167.48

Invoice total 25,167.48

Approved by:

Doug Burris

Douglas W. Burris
Sr.V. P. / Partner

Thank You

**Hub International Mid-South**

Phone: 901-312-5300

Fax: 901-853-9943

Invoice # 2227757

Page 1 of 1

ACCOUNT NUMBER	DATE
LAKETOW-06	03/31/2021
BALANCE DUE ON	AMOUNT DUE
03/31/2021	\$1,092.00

Lakeland Town Center, LLC
355 Tara Lane
Memphis, TN 38111

Pay My Bill Online

Visit our online portal to easily and securely pay your HUB invoice using your banking information (ACH)

www.hubinternational.com/paymybill

Bond (Renewable)

PolicyNumber: GS54200087

Effective: 03/27/2021 to 03/27/2022

Item #	Trans Eff Date	Due Date	Trans	Description	Amount
24506332	03/27/2021	03/31/2021	RENB	Renewal Business Premium	\$1,092.00
Policy Invoice Balance:					\$1,092.00
Total Invoice Balance:					\$1,092.00

MLGW Bond Renewal
Bond Amount \$54,608.44 per Change Rider

ADDITIONAL PAYMENT OPTIONS**PAY BY CHECK**

Please remit your payment to:

HUB International

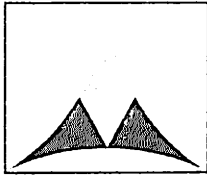
1661 International Drive, Suite 300

PO Box 381708

Memphis, TN 38183-1708

*** PREMIUM FINANCING OPTIONS MAY BE AVAILABLE UPON REQUEST; PLEASE CONTACT YOUR HUB REPRESENTATIVE ***

*** PLEASE RETURN A COPY OF THIS INVOICE WITH YOUR CHECK, AND REFERENCE ON THE PAYMENT YOUR INVOICE # 2227757 ***



MEMPHIS LIGHT, GAS AND WATER DIVISION

Transmitted via email to: kakivs@gmail.com

March 31, 2021

Vince Smith
Lakeland Town Center LLC
355 Tara Lane
Memphis, TN 38111

**SUBJECT: Contract No. WO552843
9757 Market Green Place S – Lakeland Commons**

Dear Mr. Smith:

This letter serves as notification of your firm's eligibility to revise the submitted security document in the amount of 75% of the original security amount submitted, which was \$218,433.75. **Please submit a revised security document in the amount requested of \$54,608.44 which is based on the original submitted amount mentioned above.**

Upon receipt of the revised security document and additional documents, MLGW will return the security document submitted by your firm.

**Submit revised security document to:
Tausha Rankin
Memphis Light, Gas and Water Division
Contracts Management Department
220 South Main Street
Room 323
Memphis, TN 38103**

Sincerely,

Tausha Rankin
trankin@mlgw.org



9967 Bentwood Creek Cv Collierville, Tn 38017
 901.493.6996 corybrady@gmail.com

Invoice

Date	Invoice #
4/12/2021	2021-70

Bill To
Vince Smith Vince Smith Properties 355 Tara Lane Memphis, TN 38111

Terms	Project #
Net 30	19-049_LC Ph2

Description	Quantity	Rate	Amount
Land Planning/Consulting Services - Ongoing consulting Services - Phase 2 conceptualization & coordination meetings - Lakeland/MLGW Coordination OHE - Lot 7 preliminary coordination - Coordination with RGI	8	150.00	1,200.00

	Total	\$1,200.00
--	--------------	------------



1821 30th Street - Unit A
Boulder, CO 80301

Address Service Requested

☐ Check here for change of address (see reverse side for details)

3030000019 PRESORT PBPS001



LAKELAND TOWN CENTER LLC
ATTN: VINCE SMITH
355 TARA LN
MEMPHIS TN 38111-2403

Remittance Section

Customer Name	Lakeland Town Center LLC
Account Number	034944
Past Due Amount	\$5,900.00
Current Charges	\$88.50
Statement Date	04/01/2021
Due Date	04/30/2021
Payment Terms	Net 30
Total Amount Due	\$5,988.50
Amount Paid	\$

Please make checks payable to: Zayo Group, LLC

Zayo Group, LLC
PO BOX 952136
Dallas, TX 75395-2136



Please detach and return above portion with your payment

Acct #	34944	DUNS#
Statement Date	04/01/2021	FEIN #
Invoice #	2021040034944	VAT #
PO #		Contract #

Summary of Account

Telecommunications Service	\$0.00
Late Fees	\$88.50
Total Current Charges	\$88.50
Previous Bill	\$5,900.00
Payment Received	\$0.00
Adjustments	\$0.00
Past Due Amount	\$5,900.00
Current Charges	\$88.50
Total Amount Due	\$5,988.50
Due Date	04/30/2021

Details of Payment and Adjustments

Your Account is Currently Past Due Payments must arrive prior to the due date to avoid late payment fees. Disputes must be received in writing within 30 days of the invoice date.

Date	Description	Adjustments	Payments
------	-------------	-------------	----------

Important Messages

Thank you for being a valued Zayo customer!

Paying and Understanding your bill

In an effort to streamline Zayo cash application process, effective immediately, please submit your remittance to zayoremits@zayo.com, all other billing questions email us at customerservice@zayo.com or call our Customer Service Department at 1-800-390-6094, Option 3.

For questions regarding service availability, email ncc@zayo.com or call our Network Control Center at 1-866-236-2824, Option 1.

For any other questions, email serviceexperts@zayo.com or call a Service Expert at 1-866-364-6033, Option 4.

Canadian services sold by Zayo Group under Canadian Business Number 83547 0683.



150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201
(615) 742-6200
www.bassberry.com

BASS BERRY + SIMS..

Federal Tax ID #: 62-0125540

INVOICE

VINCENT D. SMITH JR.
SMITH, VINCENT D., JR.
335 TARA LANE
MEMPHIS, TN 38111

Invoice #: 851057
Invoice Date: April 13, 2021
Billing Attorney: SPORE, RICHARD R.
Client: SMITH, VINCENT D., JR.
Matter: LAKELAND TOWN CENTER
Client Matter #: 113539.0275

REMITTANCE COPY

For Legal Services Rendered Through **March 31, 2021** in connection with the above mentioned client-matter

Current Invoice:

Fees:	\$1,320.00
Disbursements:	0.00
Total Current Amount Due:	\$1,320.00

INVOICE IS DUE AND PAYABLE UPON RECEIPT

Amount Paid \$ _____

Please return this copy with your remittance to ensure proper credit

Please send remittance to:

Regular Account Wiring Instructions

Pinnacle Bank
Nashville, Tennessee
ABA No. 064008637
Swift Code: PNFPIUS44
Credit: Bass, Berry & Sims PLC Operating Account
Account No. 16043120
Reference: 113539.0275
Attention: Stacy Kendall
Phone No. (615) 259-6149
Wire Notification should be sent to: accountnotify@bassberry.com

Mailing Instructions

Bass, Berry & Sims PLC
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201
(615) 742-6200

BASS BERRY + SIMS, P.C.

150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201
(615) 742-6200
www.bassberry.com

Federal Tax ID #: 62-0125540

INVOICE

VINCENT D. SMITH JR.
335 TARA LANE
MEMPHIS, TN 38111

Invoice #: 851057
Invoice Date: April 13, 2021
Billing Attorney: SPORE, RICHARD R.
Client: SMITH, VINCENT D., JR.
Matter: LAKELAND TOWN CENTER
Client Matter #: 113539.0275

Invoice Summary

For Legal Services Rendered Through March 31, 2021 in connection with the above mentioned client-matter

Current Invoice:

Fees:

\$1,320.00

Disbursements:

0.00

Total Current Amount Due:

\$1,320.00

Prior Outstanding Invoices – Detail:

Invoice Date	Invoice #	Amount	Payments	Balance
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April 13, 2021

Client-Matter #: 113539.0275

Invoice #: 851057

Page: 1 of 1

Fee Detail:

Date	Description	Initials	Hours	Amount
03/30/21	Call to Vince Smith re: MLGW situation at Lakeland; receipt and review of emails from Vince	RRS	0.20	110.00
03/31/21	Review Lakeland agreements re: electricity; emails and call to client re: same	RRS	2.20	1,210.00

Total Fees: **1,320.00**

TOTAL CURRENT BILLING: \$ **1,320.00**

Outstanding Balance: **0.00**

TOTAL AMOUNT DUE: \$ **1,320.00**

Bill Information

Payment Due Date:	03/31/2021
Bill Due Date:	03/31/2021
Billed Date:	03/15/2021

Description	Remaining	Billed
Principal	\$0.00	\$0.00
Interest	\$63,641.43	\$63,641.43
Escrow	\$0.00	\$0.00
Late charge	\$0.00	\$0.00
Other Charges	\$0.00	\$0.00
Total	\$63,641.43	\$63,641.43

14120 - Tiff CIP
LTC Tif
Quarterly Interest

Barton Thomas

From: Judy Harper <Judy.Harper@simmonsbank.com>
Sent: Tuesday, April 06, 2021 4:28 PM
To: Barton Thomas
Cc: Larry Neal; Vince Smith; Patricia Clark
Subject: RE: EXTERNAL EMAIL Lakeland TIF Interest Payment Due 3/31/21

CAUTION

This email originated from outside of City Enterprises. Do not click links or open attachments unless you know the sender.

The payment has been made. Have a great night!

Transferor and transferee are different.

Debit Information

Account Number: 134349220
Account Type: Checking
Lakeland Commons LLC
PO Box 772808
Memphis TN 38177-2808
CIF #: LAB3105
Current Balance: \$73,641.53

Credit Information

Account Number: 87684247
Account Type: Loan
The Industrial Development Board of The
5851 River Bend
Memphis TN 38120
CIF #: TAB3336
Current Balance: \$5,498,392.00

Transfer Information

Transfer Amount: \$63,641.43
In Person Transfer: No
Principal Reduction: No

Description

Phone/In-Person Transfer PER

Judy Harper

Commercial Loan Assistant

Simmons Bank

D: 901-853-6865 F: 901-249-2001

5384 Poplar Ave Suite 200 Memphis, TN 38119

judy.harper@simmonsbank.com
www.simmonsbank.com



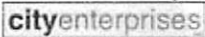
From: Barton Thomas <bthomas@cityllc.com>
Sent: Tuesday, April 6, 2021 4:12 PM
To: Judy Harper <Judy.Harper@simmonsbank.com>
Cc: Larry Neal <Larry.Neal@simmonsbank.com>; Vince Smith <kakivs@gmail.com>; Patricia Clark <pclark@cityllc.com>
Subject: Lakeland TIF Interest Payment Due 3/31/21

External email - Use caution with links and attachments.

Judy,

Would you please pay the current interest due for the TIF loan i/a/o \$63,641.43 from Lakeland Town Center, LLC's Money Market account at Simmons? We will submit this to the IDB for reimbursement next month. Please let me know if you have any questions or concerns.

Thank you,
Bart

Bart Thomas
General Manager

THE DRIVING FORCE
5851 Ridge Bend
Memphis, TN 38120
CELL 901.229.2543 (primary)

City of Lakeland, TN
10001 Highway 70
Lakeland, TN 38002
Emily Harrell

Invoice number 50367
Date 04/30/2021

Project **19289 City of Lakeland - Lakeland, TN -
CE&I for 40-acre Planned Mixed-Use TIF**

City of Lakeland
CE&I for 40-acre Planned Mixed-Use TIF
Lakeland, TN

Project Management And Construction Inspection Services

Hourly Professional Fees

	Units	Rate	Billed Amount
Construction Administrator III			
Chad Fitzwater	2.50	110.00	275.00
Project Management And Construction Inspection Services subtotal			275.00

Invoice total **275.00**
LEM

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
50301	03/31/2021	1,100.00		1,100.00			
50367	04/30/2021	275.00	275.00				
	Total	1,375.00	275.00	1,100.00	0.00	0.00	0.00

City of Lakeland, TN
10001 Highway 70
Lakeland, TN 38002
Emily Harrell

Invoice number 50301
Date 03/31/2021

Project **19289 City of Lakeland - Lakeland, TN -
CE&I for 40-acre Planned Mixed-Use TIF**

For services performed through 03/31/21

City of Lakeland
CE&I for 40-acre Planned Mixed-Use TIF
Lakeland, TN

Project Management And Construction Inspection Services

Hourly Professional Fees

	Units	Rate	Billed Amount
Construction Administrator III			
Chad Fitzwater	10.00	110.00	1,100.00
Project Management And Construction Inspection Services subtotal			1,100.00

Invoice total **1,100.00**
LEM

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
50301	03/31/2021	1,100.00	1,100.00				
	Total	1,100.00	1,100.00	0.00	0.00	0.00	0.00

Allworld Project Management
60 N BB King
Memphis, TN 38103
901-881-2985

Bass, Berry & Sims PLC
1715 Aaron Brenner Drive, Suite 300
Memphis, TN 38120
Al Bright

Invoice number 21052
Date 04/05/2021

Project **Project City of Lakeland Industrial Dev
Board TIF Construction Monitoring**
Terms: **Net 30**

Invoice Summary

Description	Prior Billed	Total Billed	Current Billed
PROJECT MANAGEMENT	1,980.00	1,980.00	0.00
SITE VISIT & REVIEW	5,485.00	5,925.00	440.00
REPORT PREPARATION	2,805.00	3,060.00	255.00
Total	10,270.00	10,965.00	695.00

Professional Fees

Site Visit & Review

Billable Time

Ronald Hooks

Project Manager 4

Date	Hours	Rate	Billed Amount
03/18/2021	4.00	110.00	440.00

Conducted field visit to review site. Updated report for submission.

Report Preparation

Billable Time

Anderson M. Guy

Project Manager 2

Date	Hours	Rate	Billed Amount
03/22/2021	2.00	85.00	170.00
03/23/2021	1.00	85.00	85.00
Subtotal	3.00		255.00
Professional Fees subtotal	7.00		695.00

Review pay request documentations.

Prepared and submitted letter for recent pay request.

Bass, Berry & Sims PLC
Project City of Lakeland Industrial Dev Board TIF Construction Monitoring

Invoice Number 21052
Date 04/05/2021

Invoice total **695.00**

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
20369	01/05/2021	560.00				560.00	
21032	03/03/2021	390.00		390.00			
21052	04/05/2021	695.00	695.00				
	Total	1,645.00	695.00	390.00	0.00	560.00	0.00

Approved by:



Brent A. Hooks
Chief Administrative Officer

Allworld Project Management
60 N BB King
Memphis, TN 38103
901-881-2985

Bass, Berry & Sims PLC
1715 Aaron Brenner Drive, Suite 300
Memphis, TN 38120
Al Bright

Invoice number 21032
Date 03/03/2021

Project **Project City of Lakeland Industrial Dev
Board TIF Construction Monitoring**
Terms: **Net 30**

Invoice Summary

Description	Prior Billed	Total Billed	Current Billed
PROJECT MANAGEMENT	1,760.00	1,980.00	220.00
SITE VISIT & REVIEW	5,485.00	5,485.00	0.00
REPORT PREPARATION	2,635.00	2,805.00	170.00
Total	9,880.00	10,270.00	390.00

Professional Fees

Project Management

	Date	Hours	Rate	Billed Amount
Billable Time				
Ronald Hooks				
Project Manager 4				
	02/25/2021	2.00	110.00	220.00

Reviewed billing material for submission.

Report Preparation

	Date	Hours	Rate	Billed Amount
Billable Time				
Anderson M. Guy				
Project Manager 2				
	02/24/2021	2.00	85.00	170.00

Completed review and approval of Pay App request #21.

Professional Fees subtotal **4.00** **390.00**

Invoice total **390.00**

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
20369	01/05/2021	560.00		560.00			

Bass, Berry & Sims PLC

Invoice number 21032

Invoice date 03/03/2021

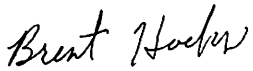
Bass, Berry & Sims PLC
Project Project City of Lakeland Industrial Dev Board TIF Construction Monitoring

Invoice Number 21032
Date 03/03/2021

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
21004	02/03/2021	695.00	695.00				
21032	03/03/2021	390.00	390.00				
Total		1,645.00	1,085.00	560.00	0.00	0.00	0.00

Approved by:



Brent A. Hooks
Chief Administrative Officer