BK 3372

WARRANTY DEED AND EASEMENT

FOR AND IN CONSIDERATION of the sum of Twenty Thousand and no/100 ($20,000.00) Dollars ($10,450.00 of which is for the purchase of land and $9,560.00 for easement and incidental damages), cash in hand paid by City of Nashville, acting by and through the Electric Power Board, receipt of which is hereby acknowledged,

We, Clyde H. Delvin, Jr. and wife, Margaret Cole Delvin, have bargained and sold, and by these presents do transfer and convey unto the said City of Nashville, acting by and through the Electric Power Board, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land lying and being situated in the Fifth Civil District of Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a monument located on the southerly right of way of Ash Grove Drive, said monument being on the property line between the Southwood Subdivision, as of record in book 2663, page 125, Register's Office for Davidson County, Tennessee, and the said C. H. Delvin, Jr.; thence eastwardly south 87 degrees 21½' east 475.00 feet to a point; thence south 2 degrees 38½' west 475.00 feet to a point; thence north 87 degrees 21½' west 488.29 feet to a point in the common property line of the said Delvin and the Interstate Construction Company; thence along the said common property line of the said Delvin and the said Interstate Construction Company north 4 degrees 06½' east 1.40 feet to a monument, said monument being the northeast corner of the Interstate Construction Company's property, as of record in Book 3026, page 521, Register's Office of Davidson County, Tennessee, and the southeast corner of Southwood Subdivision; thence along the common property line between the said Delvin and the said Southwood Subdivision North 5 degrees 38' east 91.47 feet to a metal fence corner post, the southeast corner of property belonging to the First Suburban Water Utility District, as of record in book 2443, page 452, Register's Office of Davidson County, Tennessee; thence along the common property line between the said Delvin and the said First Suburban Water Utility District north 4 degrees 48' east 197.25 feet to a metal fence corner post, the northeast corner of the First Suburban Water Utility District property and marking a point on the easterly boundary line of Southwood Subdivision; thence along the said Delvin and the said Southwood Subdivision common property line north 2 degrees 58' east 185.15 feet to the point of beginning, the whole containing 5.227 acres, more or less.

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