This Instrument Prepared by:
Travis T. Lynch, Assistant
Regional Counsel, U. S. Postal
Service, Southern Region Hq.,
Memphis, Tennessee 38166

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104-12
P/041-42
PW

WARRANTY DEED

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THIS INDENTURE, made and entered into this 13th day of January, 1976, by and between MRS. LILLIAN B. DARROW FUQUA, Party of the First Part, and the UNITED STATES POSTAL SERVICE, Party of the Second Part,

W I T N E S S E T H:

THAT for and in consideration of the sum of FIFTY-FIVE THOUSAND ONE HUNDRED FIVE AND NO/100 ($55,105.00) DOLLARS cash in hand paid, the receipt and sufficiency whereof is hereby acknowledged, the said Party of the First Part has hereby bargained, sold, conveyed and confirmed unto the said United States Postal Service the following described real estate situated and being in the County of Davidson, State of Tennessee, to wit:

A parcel of land in the City of Nashville, County of Davidson, State of Tennessee, more particularly described as follows:

BEGINNING with a point located at the intersection of the northern right-of-way margin of Acklen Avenue and the eastern right-of-way margin of 20th Avenue South;

THENCE with the said right-of-way margin N 07°03'39" E, 157.50 feet to an iron pin in the southerly right-of-way margin of Alley No. 917;

THENCE with said right-of-way margin S 82°19'21" E, 66.25 feet to a concrete monument;

THENCE leaving said right-of-way margin S 07°10'39" W, 157.77 feet to an iron pin in the northern right-of-way margin of Acklen Avenue;

THENCE with said right-of-way margin N 82°04'21" W, 66.25 feet to the POINT OF BEGINNING, and containing 0.24 acres, more or less.

TO HAVE AND TO HOLD the aforesaid real estate together with all appurtenances and hereditaments thereunto belonging or in anywise appertaining unto the said United States Postal Service, its successors and assigns, in FEE SIMPLE FOREVER, together with all right, title or interest, if any, of the Party of the First Part in and to any streams, alleys, roads, ways, strips, gores, or railroad rights-of-way adjoining or abutting said property.

AND THE said Party of the First Part does hereby covenant with the said United States Postal Service that she is lawfully seized in fee of the aforesaid real estate; that she has good right to sell and convey the same; that the same is unencumbered; and that the title and quiet possession thereto she will warrant and forever defend against the lawful claims of all persons.

WITNESS the signature of the Party of the First Part the day and year first above written.

Darrow

Mrs. Lillian B. Darrow Fuqua

Clarence B. Fuqua

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, a notary public in and for said County and State, duly commissioned and qualified, personally appeared MRS. LILLIAN B. DARROW FUQUA, et vir, Clarence B. Fuqua to me known to be the persons described in and who executed the foregoing instrument, and acknowledged to me that she executed the same for the purposes and considerations therein contained.

WITNESS my hand and notarial seal at office this 13th day of January, 1976.

Notary Public

(Seal)

My commission expires:

March 21, 1979

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IDENTIF. REFERENCE

JAN 14 3 21 PM '76

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

JAN 14 MISC

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