THIS INSTRUMENT WAS PREPARED BY:
EARL THOMPSON, ATTORNEY
Suite 205, Ambrose Building
162 Fourth Avenue, North
Post Office Box 2868
Nashville, Tennessee 37219

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| ADDRESS NEW OWNER AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NOS. |
|---|---|---|
| The Metropolitan Government of Nashville and Davidson County, Tennessee<br>Nashville, Tennessee 37201 | Same | |

## WARRANTY DEED

FOR AND IN CONSIDERATION of any and all obligations existing between the parties by virtue of that certain Contract entered into as of the first day of July, 1981, the cancellation of said Contract and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, THE OLD HICKORY UTILITY DISTRICT OF DAVIDSON COUNTY, TENNESSEE, pursuant to Resolution made and entered into at a regular open meeting of the District and for said consideration above mentioned has bargained and sold and does hereby transfer, deliver and convey unto THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE, the Grantee herein, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, and more particularly described as follows:

Being a parcel of land in Old Hickory, Second Civil District, Davidson County, Tennessee, located in the northwesterly quadrant of the intersection of Donelson Avenue and Hadley Avenue, being a part of Section "G", Village of Old Hickory as of record in Book 1835, Page 88, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point in the northerly margin of Donelson Avenue, said point being N 89° 13' W, 177.00 feet from the center line of Hadley Avenue, as measured along said northerly margin;

Thence, leaving said northerly margin, N 00° 41' E, 240.00 feet to a point;

Thence, S 89° 13' E, 154.50 feet to a point in the westerly margin of Hadley Avenue;

Thence, with said westerly margin, S 00° 41' W, 229.98 feet to a point;

Thence, continuing with said westerly margin with a curve to the right 15.73 feet, to a point in the northerly margin of Donelson Avenue, said curve having a central angle of 90° 06' 00", a radius of 10.00 feet, a tangent of 10.02 feet and a chord of S 45° 44' 00" W, 14.15 feet;

Thence, with said northerly margin, N 89°13' W, 144.48 feet to the point of beginning.

Containing 37,058 square feet or 0.85 acres, more or less.

The above-described parcel is subject to the following:

1. A 10-foot wide special utility easement along the southerly line of record in Book 1835, Page 88, Register's Office for Davidson County, Tennessee.

2. A 5-foot wide special utility easement across the southeasterly portion of the property of record in Book 1835, Page 88, Register's Office for Davidson County, Tennessee.

3. Such state of facts an accurate title search may disclose.



This property is hereby conveyed with the agreement, understanding and condition that should the property at any time not be used for a fire hall that the land and appurtenances thereto belonging shall revert to THE OLD HICKORY UTILITY DISTRICT OF DAVIDSON COUNTY, TENNESSEE, its successors or assigns and it is agreed that without this consideration the property would not have been conveyed to the Grantee herein by the Grantor.

This is unimproved property located at the intersection of Donelson Avenue and Hadley Avenue, Old Hickory, Tennessee 37138.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its heirs and assigns, forever. And THE OLD HICKORY UTILITY DISTRICT OF DAVIDSON COUNTY, TENNESSEE does covenant with the said Grantee, that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And THE OLD HICKORY UTILITY DISTRICT OF DAVIDSON COUNTY, TENNESSEE does further covenant and bind itself, its successors and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, THE OLD HICKORY UTILITY DISTRICT OF DAVIDSON COUNTY, TENNESSEE, has executed this instrument by and through its duly elected and acting officers on this the 13th day of May, 1986.

THE OLD HICKORY UTILITY DISTRICT
OF DAVIDSON COUNTY, TENNESSEE

BY: Martha F. Andrews
MARTHA F. ANDREWS

Larry K. Monroe
LARRY K. MONROE

Phillip L. Rand
PHILLIP L. RAND

"COMMISSIONERS"

THE OLD HICKORY UTILITY DISTRICT
OF DAVIDSON COUNTY, TENNESSEE

BY: Larry K. Monroe
LARRY K. MONROE,
PRESIDENT AND/OR CHAIRMAN

ATTEST: OLD HICKORY UTILITY DISTRICT OF DAVIDSON COUNTY

Phillip L. Rand
PHILLIP L. RAND,
SECRETARY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Ellie A. Partlow, a Notary Public of the State and County aforesaid, personally appeared LARRY K. MONROE and PHILLIP L. RAND, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged themselves to be the President and/or Chairman and Secretary respectively of THE OLD HICKORY UTILITY DISTRICT OF DAVIDSON COUNTY, TENNESSEE, the within named bargainor, a corporation, and that Larry K. Monroe as such President and/or Chairman and Phillip L. Rand as such Secretary, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Larry K. Monroe as such President and/or Chairman and attesting the same by the said Phillip L. Rand as such Secretary.

Witness my hand and seal, at office in Old Hickory, Tennessee this 13th day of May, 1986.

Ellie A. Partlow
Notary Public

PARTLOW NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE LARGE

My Commission Expires:

Nov. 8, 1986

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $_____.

This is equal to or greater than the property would bring at a fair and voluntary sale.

_____

Sworn to and subscribed before me,
this _____ day of May, 1986.

_____
Notary Public

My Commission Expires:

_____

2007.9

IDENTIFICATION REFERENCE

Jul 14 2 22 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

PAID