MAP # 120-14
PARCEL # 076

# WARRANTY DEED

THIS INSTRUMENT PREPARED BY
Stokes & Bartholomew P.A.
424 Church Street
Nashville, TN 37219

ADDRESS NEW OWNER:

1315 Convair Circle
Nashville, TN 37214

SEND TAX BILLS TO:
Nashville Metro. Airport
One Terminal Drive
Nashville, Tennessee 37214

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named GRANTEE(S) and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged,

Gene Spitzer and wife, Annette Spitzer, and Mary Spitzer

hereinafter called the GRANTOR(S) have bargained and sold, and by these presents do transfer and convey unto

Metropolitan Nashville Airport Authority

hereinafter called the GRANTEE(S) their heirs, successors and assigns, a certain tract or parcel of land in Davidson county, state of Tennessee, described as follows:

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Land in Davidson County, Tennessee, being Lot No. 115 on the Map of Airport Estates, of record in Book 1130, page 83, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Helen S. Rogers, Trustee, by deed from Gene Spitzer and wife, Annette Spitzer and Mary Spitzer, of record in Book 7040, page 682, said Register's Office.

4295

IDENTIFICATION

JUN 21 12 43 PM '89

7183 06/21 0101 03CHECK 6.00

unimproved ( )

This is improved ( X ) property, known as 1315 Convair Circle Nashville, TN 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their successors, heirs and assigns, forever, and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), their successors, heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the GRANTOR(S) have hereunto set their hand (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 19th day of June, 1989.

GRANTOR(S)

Mary M. Spitzer
Mary Spitzer

Gene Spitzer
Gene Spitzer

Annette Spitzer
Annette Spitzer

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, R. L. Moore, a Notary Public in and for said County and State, Gene Spitzer, Annette Spitzer & Mary Spitzer, the within bargainor(s) with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at office, this 19th day of June, 19 89.

R L Moore
Notary Public

My commission expires:

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,000.00.
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF June, 1989.

Lindsey N. Park
Affiant

MY COMMISSION EXPIRES:

R L Moo
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public of said county and state, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposed therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this _____ day of _____, _____.

My Commission Expires:

_____
Notary Public

EXCEPTIONS

1. Taxes for 1989 a lien but not yet due and payable.

2. Sanitary Sewers and/or Storm Drainage Easement of record in Book 6021, page 889, said Register's Office.

3. The Plan of record in Book 1130, page 83, said Register's Office, shows an owner's certificate, certain notes, easements and setback lines.

4. Restrictive covenants of record in Book 1394, page 143, said Register's Office.