This Instrument Prepared By:
Stokes & Bartholomew, P. A.
424 Church Street, Suite 2800
Nashville, Tennessee 37219
Return to Box 50

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BOOK 8194 PAGE 820

ADDRESS NEW OWNER:
Metropolitan Nashville Airport Authority
One Terminal Drive
Nashville, Tennessee 37214

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 96-14
GROUP
PARCEL 283

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/ we, Michael A. Flatt and wife, Jennifer P. Flatt 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), its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 234 on the Plan of Hickory Bend Subdivision, Section IV, of record in Book 4175, page 34, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Michael A. Flatt and by deed of record in Book 6420, page 246 Registers's Office for Davidson County, Tennessee. Michael A. Flatt having since married Jennifer P. Flatt, and she is now conveying any marital interest which she may have in the property.

This is improved property known as 3005 Boulder Park Drive, Nashville, TN 37214.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, governmental regulations that may affect the premises and the following exceptions:

1. Taxes for 1990 a lien but not yet due and payable.

2. Restrictions of record in Book 4272, page 832 and Book 4367, page 805, Register's Office for Davidson County, Tennessee.

3. The Plan of record in Book 4175, page 34, said Register's Office.

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(S), its successors and assigns, forever; and GRANTOR(S) 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 and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), its successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 6th day of September, 1990.

Michael A. Flatt

Jennifer P. Flatt

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Michael A. Flatt and wife, Jennifer P. Flatt the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at office, this the 6th day of September, 1990.

Lindsey H. Park, NOTARY PUBLIC

My Commission Expires: September 23, 1993

STATE OF Tennessee)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 69,000.00.

AFFIANT

Subscribed and sworn to before me
this 6th day of September, 1990.

Lindsey H. Park
Lindsey H. Park, NOTARY PUBLIC
My Commission Expires: September 23, 1993

56883

IDENTIFICATION REFERENCE

SEP 13 9 14 AM '90

FELIX Z WILKINSON REGISTER
DAVIDSON COUNTY

3388 09/13 0101 03CHECK 6.00