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

Box 50

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

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 96-15
GROUP
PARCEL 87

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, Newell S. Sykes and wife, Helen Sykes 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:

> Being Lot No. 80 on the Plan of Hickory Bend Subdivision, Section III, as of record in Plat Book 3600, page 42, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 80 fronts 90.0 feet on the easterly side of Jonesboro Drive and runs back 136.5 feet on the northwesterly line and 162.0 feet on the southeasterly line to a broken line in the rear, measuring 140.2 feet thereon.
>
> Being the same property conveyed to Newell S. Sykes and wife, Helen Sykes by deed from Kenneth T. Willoughby and wife, Delores Ann Willoughby of record in Book 3826, page 772, Registers's Office for Davidson County, Tennessee.

This is improved property known as 3216 Jonesboro 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 1991 a lien but not yet due and payable.

2. Restrictions of record in Book 3642, page 478, Register's Office for Davidson County, Tennessee.

3. The Plan of record in Book 3600, page 42, 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 15th day of January, 1991.

Newell S. Sykes

Helen Sykes

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STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Newell S. Sykes and wife, Helen Sykes 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 15th day of January, 1991.

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 $ 80,000.00.

AFFIANT

Subscribed and sworn to before me
this 15th day of January, 1991.

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

8667

IDENTIF. REFERENCE

JAN 16 3 19 PM '91

DAVIDSON COUNTY TN.

212 1745 0101 03CHECK

6.00