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

BOOK 8525 PAGE 570

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

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 134-04
GROUP
PARCEL 39

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Benjamin L. Crowder and wife, Fannie Crowder, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Metropolitan Nashville Airport Authority, hereinafter called the Grantees, their heirs 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. 145 on the Plan of Town Park Estates, of record in Book 3300, pages 64 and 65, Registers Office for Davidson County, to which plan reference is hereby made for a more complete description.

> Being the same property conveyed to Benjamin L. Crowder and wife, Fannie Crowder by deed from Jimmy D. Pope and wife, Ruth Pope dated May 18, 1978, as of record in Book 5289, page 426, Register's Office for Davidson County, Tennessee.

This is improved property known as 319 Town Park Drive, Nashville, TN 37217.

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

1. Taxes for 1992: A lien, not yet due or payable.
2. Subject to all matters shown on the Plan of record in Book 3300, pages 64 and 65, Register's Office for Davidson County, Tennessee.
3. Restrictive Covenants contained in an instrument of record in Book 3400, page 120, as amended in Book 3436, page 43, Register's Office for Davidson County, Tennessee.
4. Easement for sanitary sewers and/or storm drainage granted Metropolitan Government of Nashville and Davidson County of record in Book 4986, page 241, in 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 Metropolitan Nashville Airport Authority, their heirs and assigns, forever; and I, Benjamin L. Crowder and wife, Fannie Crowder, do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs 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 my hand this the 8th day of January, 1992.

Benjamin L. Crowder

Fannie Crowder

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

5650 01/09 0101 03CHECK 6.00

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Benjamin L. Crowder and wife, Fannie Crowder, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 8th day of January, 1992.

Lindsey H. Park
NOTARY PUBLIC

My Commission Expires: 9/25/93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

AFFIANT

Subscribed and sworn to before me
this 8th day of January, 1992.

Lindsey H. Park
NOTARY PUBLIC
My Commission Expires: 9/25/93

JAN 9 3 20 PM '92

7.5 6.0 5.

IDENTIFICATION REFERENCE