This instrument prepared by
J. Steven Kirkham
MANIER, HEROD, HOLLABAUGH & SMITH
2200 One Nashville Place
150 Fourth Avenue North
Nashville, Tennessee 37238-0091

BOOK 8961 PAGE 773

2401.0

IDENTIFICATION REFERENCE

MAY 27 2 52 PM '93

DAVIDSON COUNTY, TN

PICK-UP

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $90,000.

Mark A. Sturtevant
AFFIANT

Subscribed and sworn to before me this 24 day of May, 1993.

Lawrence M. Kapp
Notary Public

My commission expires 5/20/95

NOTARY PUBLIC

WARRANTY DEED

Address New Owner: Metropolitan Development and Housing Agency

Send Tax Bills to:

Map and Parcel No.:
93-6 3-81
6W-4030

FOR IN AND CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt of which is hereby acknowledged, DALE SHAVER (the "GRANTOR"), has bargained and sold, and by these presents does transfer and convey unto THE METROPOLITAN DEVELOPMENT AND HOUSING AGENCY (the "GRANTEE"), its successors and assigns, a certain tract or parcel of land located in Davidson County, Tennessee, and described in EXHIBIT A attached hereto and incorporated herein by reference.

This conveyance is further subject to those matters described in EXHIBIT B attached hereto and incorporated herein by reference.

This is unimproved property.

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 successors and assigns forever.

And the GRANTOR 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 warrants that the same is unencumbered, except as set forth above.

And the GRANTOR does further covenant and bind itself, its heirs, successors and assigns, to warrant and forever defend the title to the land to the said GRANTEE, its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the undersigned GRANTOR has executed this Warranty Deed as of the 26th day of May, 1993.

By: Dale Shaver
Dale Shaver

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared DALE SHAVER, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, after being duly sworn acknowledged himself to be DALE SHAVER, the within named bargainor, executed the foregoing instrument for the purposes therein contained, by signing of his name.

WITNESS my hand and official seal at the office on this the 26th day of MAY, 1993.

Laurence M. Taylor
Notary Public

My commission expires:
5/20/97

EXHIBIT A

LAND in Davidson County, Tennessee, being part of Lot No. 69, on the Original Plan of Nashville, not of record, described as follows:

BEGINNING on the northerly margin of Broadway, formerly Broad Street, at a point 49 feet 8 inches, more or less, West of the westerly margin of Fourth Avenue North, formerly Cherry Street, being the southwest corner of the Abrahams' property; thence with said Abrahams' westerly line northwardly 70 feet, more or less, to said Abrahams' northwest corner; thence at right angles westwardly 37-1/2 feet, more or less, to a point on the easterly line of the Berry property; thence with said Berry's easterly line, southwardly 70 feet to the northerly margin of Broadway; thence with said margin, eastwardly 37-1/2 feet, more or less, to the beginning.

BEING the same property conveyed to Frank E. Neal and F.D. Shaver, by Deed in Book 5597, page 166, Register's Office for Davidson County, Tennessee, and also the same property quitclaimed to F.D. Shaver by Frank E. Neal by Deed in Book 8961, page 770, said Register's Office.

EXHIBIT B

1. Restrictions of record in Book 8421, page 587, Register's Office for Davidson County.

2. The provisions of the Capitol Mall Redevelopment Project Plan, of record in Book 7631, page 606, said Register's Office.

3. Easements, or claims of easements, not shown by the public records.

4. Any discrepancies, conflicts, encroachments, servitudes, shortages in area and boundaries or other facts which a correct survey would show.

5. 1993 Taxes, a lien, which are not yet due and payable.

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