BOOK 9259 PAGE 222

Exh 18

OLD REPUBLIC
National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

STATE OF TENNESSEE)
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 590,000.00

Mark A. Sturtevant
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 17th DAY OF February, 19 94.

Jo Ann Smith
NOTARY PUBLIC

My Commission expires: 1/22/95

THIS INSTRUMENT PREPARED BY

Devereaux D. Cannon, Jr., Attorney, 344 Fourth Avenue, North, Nashville, TN 37219

NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
METROPOLITAN DEVELOPMENT and HOUSING AGENCY (NAME)	Same (NAME)	93-14-208
P. O. Box 846 (ADDRESS)	(ADDRESS)	
Nashville, TN 37202 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 10.00 **cash in hand paid by the hereinafter** named grantees, and other good and valuable consideration, the receipt of which is **hereby acknowledged, we**

RICHARD A. DARR AND WIFE, LEIGH C. DARR

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do **transfer and convey unto**

THE METROPOLITAN DEVELOPMENT AND HOUSING AGENCY

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, Tennessee, described as follows, to wit:

(SEE ATTACHED EXHIBIT "A")

94 FEB 25 PM 1:04

21244

IDENTIFICATION REFERENCE

unimproved ( )
This is improved (XX) property, known as 532 8th Avenue, South - Nashville, TN 37203
(House Number) (Street) (City) (State) (Zip)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. We do covenant with said GRANTEES 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their 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.

Witness our hands this 17th day of February, 19 94.

RICHARD A. DARR

LEIGH C. DARR

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named RICHARD A. DARR AND WIFE, LEIGH C. DARR, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 17th day of February, 1994.

My Commission expires:
1/22/95

Jo Ann Smith
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

Notary Public

EXHIBIT "A"

Being a 0.86 more or less acre tract of land lying in the First Civil District of Davidson County, Tennessee, described according to an As-Built Survey dated August 11, 1988, by James W. Clark, Registered Land Surveyor, as follows:

Beginning at a point on the most easterly margin of 8th Avenue South, (as widened), said point lying in the north line of the retaining wall along the north right of way of the C.S.X. Railroad; thence along said most easterly margin of 8th Avenue South (as widened), north 0 degrees, 09 minutes, 13 seconds East a distance of 100.05 feet to a point, said point being the most northeast corner of the herein described tract and being at the corner of a 15 foot alley; thence along the southerly margin of said alley, south 89 degrees, 31 minutes, 06 seconds east a distance of 216.33 feet to a point, said point being at the intersection with another 15 foot alley; thence along the westerly margin of said 15 foot alley and the building wall of an existing shed, south 0 degfees, 07 minutes, 26 seconds east a distance of 120.00 feet to a point; thence south 89 degrees, 31 minutes, 06 seconds east a distance of 7.50 feet to a point, said point lying in center of said 15 foot alley; thence with the centerline of said 15 foot alley (now closed, Metro Ordinance No. 69-827) south 0 degrees, 07 minutes, 26 seconds East a distance of 60.00 feet to a point; thence north 88 degrees, 45 minutes, 44 seconds West a distance of 78.00 feet to a point in the center of a 15 foot alley, said alley having been closed by Ordinance No. 1015; thence with the centerline of said 15 foot alley, south 0 degrees, 07 minutes, 26 seconds east a distance of 58.01 feet to a point, said point lying in the north line of the retaining wall along the north right-of-way line of the C.S.X. Railroad; thence; northwesterly along said retaining wall, north 46 degrees, 42 minutes, 06 seconds West a distance of 201.45 feet to the point of beginning, containing 0.86 acres or 37,461 square feet, more or less.

Being the same property conveyed to Richard A. Darr and wife, Leigh C. Darr by Deed from Crane Co., of record in Book 5868, Page 247, Register's Office for Davidson County, Tennessee.

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