BOOK 9428 PAGE 436

This Instrument Prepared By:
Clement, Gibson & Gregory
Suite 600, 200 Fourth Avenue, North
Nashville Tennessee 37219

Box 40-A

ADDRESS NEW OWNER:
Metropolitan Government of Nashville
& Davidson County, Tennessee
325 Stahlman Building
Nashville, Tennessee 37201

SEND TAX BILL:
Owner

MAP AND PARCEL:
MAP 086-00
P/O PARCEL 039

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the herein named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Marguerite Wright Smith, unmarried ("Grantor"), has bargained and sold, and by these presents does hereby transfer and convey unto Metropolitan Government of Nashville & Davidson County, Tennessee ("Grantee"), its heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described according to Exhibit "A" attached hereto and incorporated herein by reference.

> Being a part of the same property conveyed to Marguerite Wright Smith, as to a remainder interest in the premises, by deed from Flora Pugh, who reserved a Life Estate in said premises of record in Book 2879, page 165, Register's Office for Davidson County, Tennessee. The said Flora Pugh having conveyed her life estate in said premises to the said Marguerite Wright Smith, by deed of record in Book 7467, page 650, as re-recorded in Book 7477, page 558 and Book 7492, page 148, said Register's Office.

This is unimproved property located at 519 Old Lebanon Dirt Road in Nashville, Tennessee.

This conveyance is made subject to such limitations, restrictions and easements as may affect the premises.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, its heirs, successors and assigns, forever; and Grantor does covenant with Grantee that Grantor is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind herself, her heirs, successors and representatives, to warrant and forever defend the title to the

Property to Grantee, its heirs, 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 my hand this the 3rd day of August, 1994.

Marguerite Wright Smith
Marguerite Wright Smith

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Marguerite Wright Smith, unmarried, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal this the 3rd day of August, 1994.

NOTARY PUBLIC

My Commission Expires: 9/16/95

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $-0-/TAX EXEMPT - GOVERNMENTAL AGENCY.

Elaine Phelps
AFFIANT

Subscribed and sworn to before me this 3rd day of August, 1994.

NOTARY PUBLIC

My Commission Expires: 9/16/95

EXHIBIT "A"

PROPERTY DESCRIPTION BOOK 9428 PAGE 498

Land in Davidson County, Tennessee described as follows:

Beginning at a concrete monument in the south margin of Chandler Road, said monument being 1404.00 feet east of the centerline of Old Hickory Boulevard, and the north east corner of Marguerite Wright Smith property; thence leaving Chandler Road with Dodson Elementary School west property line south 01'21'16" west 238.49 feet to an iron pin set in concrete; thence north 49'31'00" west 150.50 feet to a concrete monument in the south margin of Chandler Road; thence north 40'29'00" east 185.00 feet to the point of beginning containing 13,921.25 square feet or 0.319 acre.

Being part of the land conveyed to Marguerite Wright Smith as of record in Book 2879, Page 165 and Book 7492, Page 148, Register's Office for Davidson County, Tennessee and shown on Map 86, Parcel 39.

78236

IDENTIFICATION REFERENCE

94 AUG -4 AM 11:05

DAVIDSON COUNTY, TN.

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