63

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

BOOK 9502 PG 401

ADDRESS NEW OWNER:
Michael W. Spears and Sheila K. Spears
1244 Currey Road
Nashville, Tennessee 37214

SEND TAX BILL:
To Mortgagee

MORTGAGEE:

MAP AND PARCEL:
Map 120-14
Group
Parcel 5

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, Metropolitan Nashville Airport Authority , hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Michael W. Spears and wife, Sheila K. Spears, 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. 199 on the Map of Airport Estates Annex, of record in Book 1130, page 88, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Metropolitan Nashville Airport Authority by deed from William D. Hooberry and wife, Dolly Dean Hooberry, of record in Book 8478, page 977, Register's Office for Davidson County, Tennessee.

This is improved property known as 1244 Currey Road, Nashville, TN 37214.

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. Davidson County taxes;

2. All matters shown on the Plan of record in Book 1130, page 88, Register's Office for Davidson County, Tennessee;

3. Restrictive covenants contained in instrument of record in Book 1432, page 540, said Register's Office;

4. Easement of record in Book 5993, page 888, 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 Michael W. Spears and wife, Sheila K. Spears, their heirs and assigns, forever; and Metropolitan Nashville Airport Authority, does covenant with the said Grantees that it is lawfully seized and possessed of said land in fee simple, has a good right to

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convey it, and the same is unencumbered unless otherwise herein set out; and the said Grantor does further covenant and bind itself, its successors, assigns 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 our hand this the 29th day of August, 1994.

METROPOLITAN NASHVILLE AIRPORT AUTHORITY

By: William G. Moore
William G. Moore Jr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public in and for said County and State, personally appeared William G. Moore Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President (or other officer authorized to execute the instrument) of the Metropolitan Nashville Airport Authority , the within named bargainor, a corporation, and that he as such President, executed the within Warranty Deed for the purposes stated therein by signing the name of the corporation by himself as such President.

Witness my hand and official seal at Nashville, Tennessee, this the 29th day of August, 1994.

Lynn Hackett
NOTARY PUBLIC

My Commission Expires: 1/25/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 75,000.00.

Brenda C. Dorris
AFFIANT

Subscribed and sworn to before me
this ____ day of _____, 1994.

NOTARY PUBLIC
My Commission Expires:

94 OCT 26 PM 1:0
FELIX
DAVIDSON COUNTY, TN.

PICK-UP

02982
IDENTIF. & REFERENCE

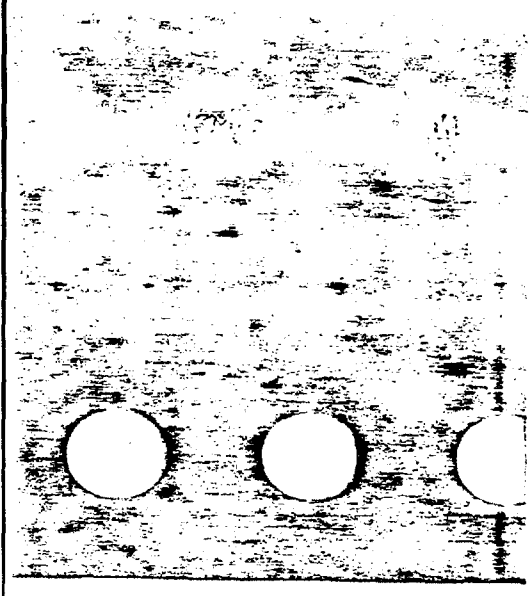
1595 10/26 0101 03CHECK 286.50

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 75,000.00
Donna Baldwin
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF Oct 19 94
L Edwards
Deputy Register

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

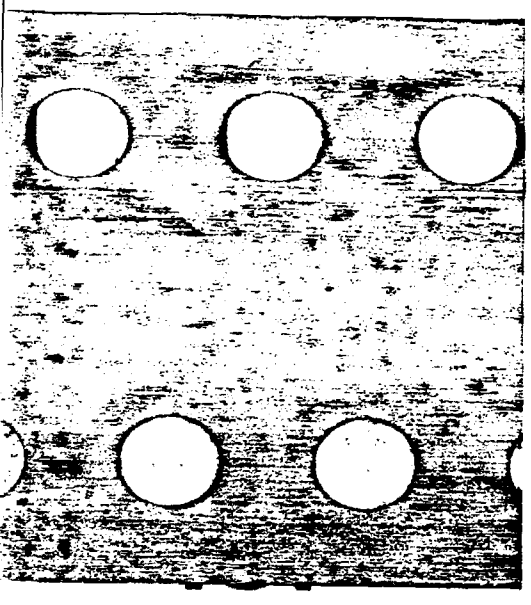
BOOK 9502PG403

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 75000.00
CON TX 277.50
PRFEE 1.00
WDEED 8.00
TOTAL 286.50
CHECK 286.50

10/26/94 01 13:06 0001 1595



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02982
IDENTIF. & REFERENCE

94 OCT 26 PM 1:07

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 847743