This Instrument Prepared By:
**Stokes & Bartholomew, P.A.**
**3310 West End Avenue, 4th Floor**
**Nashville TN 37203**
**Return to Box 50-B**

SOR

BOOK 9609 PG 210

**ADDRESS NEW OWNER:**
Patrick L. Smith and Kenita Kay Smith
620 Turxton Drive
Nashville, Tennessee 37214

**MORTGAGEE:**

**SEND TAX BILL:**
*To Mortgagee*
First Investment Company
4300 East Broad Street
Columbus, Ohio 43216-0749

**MAP AND PARCEL:**
Map 96-11
Group
Parcel 129

## 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 Patrick L. Smith and wife, Kenita Kay Smith, 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. 60 on the Plan of Hickory Bend, as of record in Book 3300, page 38, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Metropolitan Nashville Airport Authority by deed from Murry N. Fuqua,Jr. and wife, Deborah L. Hendren Fuqua, as of record in Book 9241, page 940, Register's Office for Davidson County, Tennessee.

This is improved property known as 620 Turxton Drive, 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 3300, page 38, Register's Office for Davidson County, Tennessee; and
3. Restrictive Covenants contained in instrument of record in Book 3341, page 265, 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 Patrick L. Smith and wife, Kenita Kay Smith, 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 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 14th day of Febewary BOOK 9609 PG 211, 1995.

Metropolitan Nashville Airport Authority

William G. Moore

By: 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 14th day of February, 1995.

NOTARY PUBLIC

My Commission Expires: 25 Nov 1996

6669 03/02 0101 03CHECK 238.40

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 62,000.00.

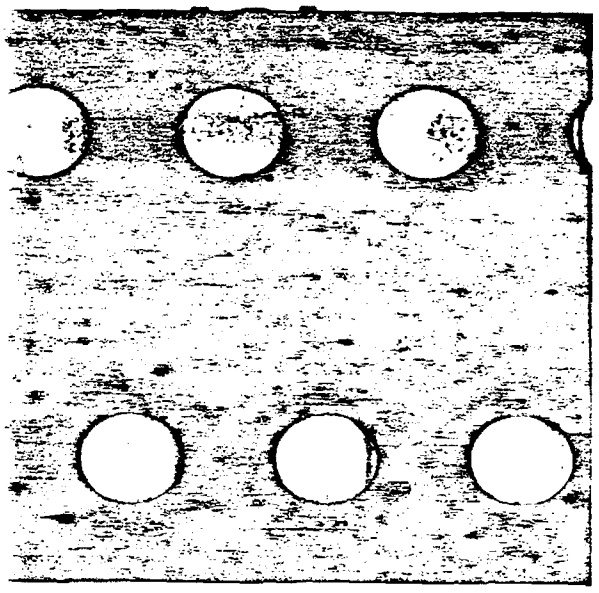
AFFIANT

Subscribed and sworn to before me this 21st day of February, 1995.

NOTARY PUBLIC

My Commission Expires: Nov 20, 1996

38700
IDENTIF. ↑ REFERENCE
95 MAR -2 PM 12:03
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

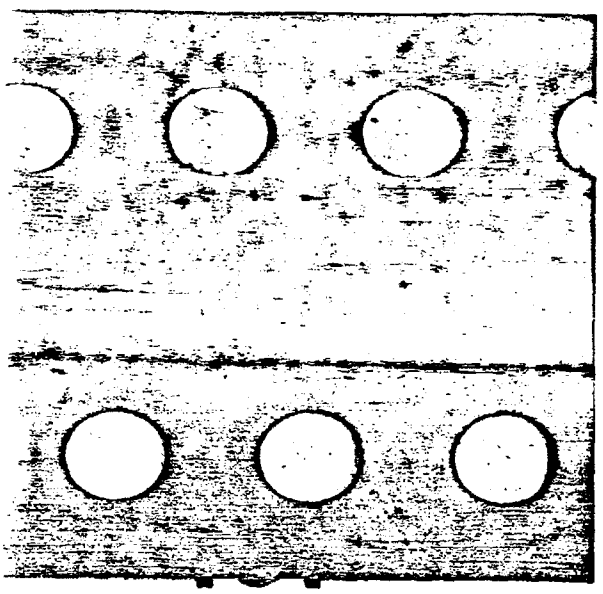
**RECEIVED OF** _____

**FOR** _____

BOOK 9609 PG 212

| | | |
|---|---|---|
| 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 62000.00
CON TX 229.40
PRFEE 1.00
WDEED 8.00
TOTAL 238.40
CHECK 238.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 6669

38700
IDENTIF. ↑ REFERENCE

95 MAR -2 PM 12:05

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 886322