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 069
P/O PARCEL 004

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, Teresa Ann Lyons now known as Teresa Lyons Oten ("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.

This is unimproved property located at 4454 Ashland City Highway, Nashville, Tennessee 37218.

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.

Irvin Oten, III, joins in the execution of this instrument to convey his interest in the Property as spouse of Teresa Lyons Oten.

Witness our hands this the 21st day of June, 1995.

Teresa Lyons Oten

Irvin Oten, III

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Teresa Lyons Oten and husband, Irvin Oten, III, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal this the 21st day of June, 1995.

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.

AFFIANT

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

NOTARY PUBLIC

My Commission Expires: 9/16/95

EXHIBIT "A"

BOOK 9709 PG 664

A tract of land in the 1st. Councilmatic District of Davidson County, Tennessee, being the Northerly portion of Parcel 4 Property Map 69, described as follows;

Beginning at the Northwest corner of Parcel 5 on the Property Map 69;
Thence North 89°09'00" West 143.61 feet to a point;
Thence due North 185.48 feet to a point;
Thence North 72°30'00" East 150.00 feet to a point;
Thence South 0°08'00" East 232.72 feet to the point of beginning, containing 29975.94 Square Feet or 0.688 Acres.

Being part of the same property conveyed to Teresa Ann Lyons by deed from Buist Rearden of record in Book 7160, page 356, Register's Office for Davidson County, Tennessee.

Teresa Ann Lyons and Teresa Lyons Oten are one and the same person.

0072508
IDENTIF. & REFERENCE

95 JUN 22 AM 10:58
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

3938 06/22 0101 03CHECK 12.00