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

BOOK 9963 PG 813

ADDRESS NEW OWNER:
Metropolitan Nashville Airport Authority
One Terminal Drive, Suite 501
Nashville, Tennessee 37214

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 135-01
GROUP
PARCEL 79

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, James H. Williams and wife, Kathy L. Williams, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Metropolitan Nashville Airport Authority, hereinafter called the Grantee, its 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. 106 on the Plan of Town Park Estates, of record in Book 3300, pages 64 and 65, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 106 fronts 36.07 feet on the northerly side of Ladybird Drive and runs back 225 feet on the easterly line and 206 feet on the westerly line to a dead line in the rear, which is a broken line, on which it measures 226.35 feet.
>
> being the same property conveyed to Lin S. Williams and wife, Maudine S. Williams, by deed from James H. Williams, unmarried of record in Book 4953, page 821, Register's Office of Davidson County, Tennessee; the said Lin S. Williams and wife, Maudine S. Williams having conveyed their interest in subject property to James H. Williams, by Quitclaim deed of record in Book 8699, page 302, said Register's Office.

This is improved property known as 302 Ladybird Drive, Nashville, TN 37217.

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. Subject to 1996 Metropolitan Government Property taxes and subsequent years thereafter.
2. Subject to all matters shown on the Plan of record in Book 3300, pages 64 and 65, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Metropolitan Nashville Airport Authority, its heirs and

assigns, forever; and we, James H. Williams and wife, Kathy L. Williams, do covenant with the said Grantee 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 herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, its 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.

BOOK 9963 PG 814

Witness our hands this the 28th day of February, 1996.

James H. Williams

Kathy L. Williams

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named James H. Williams and wife, Kathy L. Williams, 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 at Nashville, Tennessee, this the 28th day of February, 1996.

NOTARY PUBLIC

My Commission Expires:
07/27/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ **EXEMPT.**

AFFIANT

Subscribed and sworn to before me this 28th day of February, 1996.

NOTARY PUBLIC
My Commission Expires:
07/27/96

3479 03/01 0101 03CHECK

8.00

96 MAR -1 AM 11:33

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

0155520

IDENTIF. & REFERENCE