40-A

WARRANTY DEED

STATE OF TENNESSEE BOOK 10133 PG 763
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 866,400.00/ Tax Exempt

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
25th DAY OF July 96

Notary Public

MY COMMISSION EXPIRES: 3/22/97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gibson & Gregory, Suite 600, 200 Fourth Ave., N., Nashville, Tennessee 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Metropolitan Government (NAME)	(NAME)	Map 94
Suite 650, 222 Third Ave. N. (ADDRESS)	(ADDRESS)	P/O Parcels 25,
Nashville, Tennessee 37201 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	27 and 182

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Robert D. Poole and wife, Gloria M. Poole

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Metropolitan Government of Nashville and Davidson County, Tennessee

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:

SEE ATTACHED EXHIBIT A

0207703
IDENTIF. ✦ REFERENCE

96 JUL 26 AM 10:59
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

unimproved (X)
This is improved ( ) property, known as Map 94, P/O Parcels 25, 27 & 182, Nashville, Tennessee 37210
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 25th day of July, 19 96

Robert D. Poole

Robert D. Poole

Gloria M. Poole

Gloria M. Poole

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert D. Poole and wife, Gloria M. Poole

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of July 19 96

Commission expires 9/18/99

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

EXHIBIT A

TRACT I: Being part of Lot No. 20 and the easterly part of Lot No. 19 on the plan of the subdivision of Georgia Industrial Company's South Nashville property as of record in Book 421, Page 187, Register's Office for Davidson County, Tennessee, described according to a survey made by Z. J. Wilkinson, Surveyor, November 23, 1950, as follows:

Beginning on an iron pin; corner to L & N Railroad and Eatherly, and the Northern corner of the herein described Tract; thence with Eatherly S 32 deg. 55' 58" E 500.41 ft. to an iron pin, corner to Eatherly and Nashville Auction; thence with Nashville Auction S 1 deg. 37' 59" E 929.53 ft. to a concrete marker in Nashville Auction line, corner to Smith; thence with Smith & Burke N 83 deg. 35' 01" W 891.53 ft. to an iron pin in Burke line, corner to Andrews; thence with Andrews N 0 deg. 31' 30" W 826.15 ft. to an iron pin, corner to Andrews and L & N Railroad; thence with L & N Railroad N 57 deg. 42' 01" E 280.26 ft. to an iron pin; thence N 35 deg. 11' 58" west, 39.17 ft. to an iron pin; thence N 57 deg. 35' 35" E 450.87 ft. to the beginning. Containing 21.905 acres more or less.

Being the same property conveyed to Robert D. Poole and wife, Gloria M. Poole by deed from Nancy J. Krohn, (single) and Cynthia Winnett Cambrell, (unmarried), of record in Book 7450, page 583, Register's Office for Davidson County, Tennessee.

INCLUDED BUT EXCLUDED from the above is the property conveyed to Verna H. Burke and Charles H. Burke, Trustees of the Verna Head Burke Trust u/w/o Jim C. Burke, deceased, by deed from Robert D. Poole and wife, Gloria M. Poole of record in Book 10084, page 754, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a concrete monument situated in the northeast corner of the property conveyed to Verna H. Burke and Charles M. Burke, Trustees of record in Deed Book 8328, Page 37, Register's Office of Davidson County, Tennessee, said point being the southeast corner of the herein described tract;

Thence, N 78 degrees 15' 50" W, a distance of 200.73 feet to an iron pin; Thence, N 79 degrees 32' 55" W, a distance of 336.53 feet to an iron pin; Thence, S 85 degrees 11' 56" E, a distance of 532.36 feet to an iron pin; Thence, S 03 degrees 00' 19" W, a distance of 57.40 feet to the point of beginning and containing 14,514 square feet or 0.33 acres of land, more or less.

TRACT II: Beginning at an iron pin situated in the southerly margin of Freightliner Drive, said point being the northwest corner of the property conveyed to Verna H. Burke and Charles M. Burke, Trustees of record in Deed Book 8328, Page 37, Register's Office of Davidson County, Tennessee.

Thence, leaving said road, S 79 degrees 06' 36" E. a distance of 424.94 feet to an iron pin; Thence S 79 degrees 32' 55" E, a distance of 50.80 feet to an iron pin; Thence S 47 degrees 52' 53" W, a distance of 38.05 feet to an iron pin; Thence N 79 degrees 06' 36" W, a distance of 491.48 feet to an iron situated in the southerly margin of Freightliner Drive; Thence, along said road, N 63 degrees 03' 36" E, a distance of 48.91 feet to the point of beginning and containing 14,514 square feet or 0.33 acres of land more or less.

Being the same property conveyed to Robert D.Poole and wife, Gloria M. Poole by deed from Verna H. Burke and Charles M. Burke, Trustees of the Verna Head Burke Trust u/w/o Jim C. Burke, deceased, of record in Book 10089, page 63, Register's Office for Davidson County, Tennessee.

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