BOOK 10259 PG 940

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 0.00/TAX EXEMPT - GOVERNMENTAL AGENCY

x Elaine Rudy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF November 19 96.

Notary Public

MY COMMISSION EXPIRES: 9/15/99
(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)	104-11-P/O 413
Suite 650, 222 Third Ave.,N (ADDRESS)	(ADDRESS)	
Nashville, TN 37201 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	104-12-357

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, Charles R. Jones

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 EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE.

Maryetta C. Jones joins in the execution of this instrument to convey her interest in the Property, including any homestead rights, as spouse of Charles R. Jones.

This conveyance is subject to the following:

1. All matters shown on the Plat of the Resubdivision of Lots 2, 3 and 4 of Saint Bernard's Subdivision prepared by Littlejohn Engineering Associates, Inc., of record in Plat Book 9700, page 271, said Register's Office.

2. Easement contained in the Right-of-Way Deed for Highway Purposes of record in Book 4730, page 526, said Register's Office.

3. Non-Exclusive, Perpetual, Joint User Ingress and Egress Easement Agreement dated October 10, 1994, of record in Book 9489, page 106, said Register's Office.

4. Easement Agreement of record in Book 10254, page 807, said Register's Office.

unimproved (X)
This is improved ( ) property, known as Lot 4 St.Bernards S/D Resub, Nashville, Tennessee 37203
(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 13th day of November, 19 96

Charles R. Jones
Charles R. Jones

Maryetta C. Jones
Maryetta C. Jones

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 Charles R. Jones and wife, Maryetta C. Jones

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 13th day of November 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

U246786
IDENTIF. ↑ REFERENCE

96 NOV 15 AM 9:42
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

EXHIBIT "A"

BOOK 10259 PG 942

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of the Resubdivision of Lots 2, 3 and 4, of Saint Bernard's Subdivision prepared by Littlejohn Engineering Associates, Inc., of record in Plat Book 9700, page 271, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Charles R. Jones by deed from Sisters of Mercy of Nashville, Tennessee, Inc. (formerly Sisters of Mercy), a Tennessee not-for-profit corporation, of record in Book 9500, page 573, Register's Office for Davidson County, Tennessee; and further being the same property conveyed to Charles R. Jones by deed from Sisters of Mercy of Nashville, Tennessee, Inc. (formerly Sisters of Mercy), a Tennessee not-for-profit corporation, of record in Book 10254, page 823, Register's Office for Davidson County, Tennessee.

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