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IDENTIF. & REFERENCE

Mail

THIS INSTRUMENT PREPARED BY:
HAYNES & FREEMAN, PLC
140 North Main Street
Goodlettsville, Tennessee 37072

98 SEP 25 PM 2:59

BILL GA... REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

BOOK 11127 PAGE 665

Address New Owner(s):	Send Tax Bills To:	Map-Parcel Numbers
City of Goodlettsville 105 South Main Street Goodlettsville, TN 37072	Same	Map-Parcel 19-13-77

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, **THE JOE R. SMITH FAMILY LIMITED PARTNERSHIP, L.P.,** have this day bargained and sold, and do hereby transfer and convey unto the said **CITY OF GOODLETTSVILLE, TENNESSEE**, the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

LAND in the 10th Councilmanic District of Metropolitan Nashville and Davidson County, Tennessee in the City of Goodlettsville, being all of Lot 1 of the J. R. Smith Subdivision of record in Plat Book 7900, page 812, Register's Office for Davidson County, Tennessee and described according to a survey by Ragan-Smith-Associates, Inc., Job No. 98-093, work order 5874, dated July 24, 1998, as follows:

BEGINNING at an iron pin (new) in the northwesterly right-of-way margin of Connell Street; said iron pin being the southerly corner of Opal S. Foster property of record in Deed Book 4623, page 714, Register's Office for Davidson County, Tennessee, and is southwesterly 200 feet, more or less, as measured with said right-of-way intersection of said Connell Street and Cartwright Street; thence, with the northwesterly margin of Connell Street, S 61° 31' 38" W, 99.83 feet; thence, S 62° 30' 25" W, 92.44 feet to an iron pin (old); said pin being the easterly corner of the City of Goodlettsville property of record in Deed Book 7920, page 121, Register's Office for Davidson County, Tennessee; thence, leaving said right-of-way margin with the easterly property line of the City of Goodlettsville property, N 18° 07' 54" W, 199.13 feet to an iron pin (old) in the southeasterly property line of the City of Goodlettsville property of record in Deed Book 6030, page 624, Register's Office for Davidson County, Tennessee; thence, with the City of Goodlettsville's southeasterly property line N 61° 43' 20" 192.00 feet to an iron pin (new) in the northwesterly corner of the Foster property; thence, with Foster's westerly property line, S 18° 15' 12" E, 200.00 feet to the Point of Beginning containing 37,845 square feet or 0.869 acres, more or less, as calculated by the above courses and distances which were determined within the precision requirements of a Class "Urban" survey.

BEING a portion of the same land conveyed to the Joe R. Smith Family Limited Partnership, L. P., by deed of record in Deed Book 10637, Page 657, Register's Office, Davidson County, Tennessee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $ exempt.

Subscribed and sworn to before me this 23rd day of ~~August~~ September, 1998.

Affiant

My Commission Expires: 5/28/2000

Notary Public

This is improved property located at **218 Connell Street, Goodlettsville, Tennessee 37206.**

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 22nd day of ~~August~~ SEPTEMBER, 1998.

THE JOE R. SMITH FAMILY LIMITED PARTNERSHIP, L. P.

JOE R. SMITH, General Partner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Evelyn B Jones, a Notary Public in and for said County and State, Joe R Smith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged himself to be a general partner of THE JOE R. SMITH FAMILY LIMITED PARTNERSHIP, L. P., the within named bargainor, a limited partnership, and that he as such general partner, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited partnership by himself as general partner.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 22nd day of Sept, 1998.

NOTARY PUBLIC

My Commission Expires: Notary Public, Davidson County, Tennessee My Commission Expires January 20, 2000

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