This Instrument Prepared By:
Gibson & Gregory
Suite 1900, 201 Fourth Avenue, North
Nashville Tennessee 37219

Box 40-A

ADDRESS NEW OWNER:
Metropolitan Government
Suite 650, 222 Third Ave., N.
Nashville, Tennessee 37201

SEND TAX BILL:
TAX EXEMPT/
GOVERNMENTAL
AGENCY

MAP AND PARCEL:
Map 117-11
P/O Parcel 59

WARRANTY DEED

BOOK 11300 PAGE 105

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Albert M. Lucas, Jr., Dean B. Lucas, Robert S. Lucas, Monica Lucas, Kristy L. Edwards and Forrest Daniel Edwards ("Grantor"), have bargained and sold, and by these presents do transfer and convey unto Metropolitan Government of Nashville and Davidson County, Tennessee ("Grantee"), its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as shown on Exhibit "A" attached hereto and incorporated herein by reference.

This is unimproved property known as Map 117-11, Part of Parcel 59, Nashville, Davidson County, Tennessee.

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 successors and assigns, forever; and Grantor, does covenant with Grantee that they are 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 themselves, their successors, assigns and representatives, to warrant and forever defend the title to the Property to Grantee, its 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.

Witness our hands on the dates set forth below.

Albert M. Lucas, Jr.
Albert M. Lucas, Jr.

Dean B. Lucas
Dean B. Lucas

Robert S. Lucas
Robert S. Lucas

Monica Lucas
Monica Lucas

0537611
IDENTIF. ↑ REFERENCE

99 JAN 15 PM 3:56

BILL GARNER REGISTER
DAVIDSON COUNTY, TN.

Kristy L. Edwards

Forrest Daniel Edwards by William Eugene Edwards, Co-Guardian

Forrest Daniel Edwards by Kristy L. Edwards, Co-Guardian

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Albert M. Lucas, Jr.**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained. Witness my hand and official seal this 7 day of January, 1999.

Notary Public

My Commission Expires: MY COMMISSION EXPIRES SEPT. 23, 2000

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Dean B. Lucas**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained. Witness my hand and official seal this 5 day of January, 1999.

Notary Public

My Commission Expires: My Commission Expires March 23, 2000

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Robert S. Lucas**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained. Witness my hand and official seal this 8 day of January, 1999.

Notary Public

My Commission Expires: MY COMMISSION EXPIRES SEPT. 23, 2000

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Monica Lucas**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained. Witness my hand and official seal this 8 day of January, 1999.

Alisa Howard
Notary Public

My Commission Expires: MY COMMISSION EXPIRES SEPT. 23, 2000

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Kristy L. Edwards**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained. Witness my hand and official seal this 12th day of January, 1999.

Melissa
Notary Public

My Commission Expires: My Commission Expires Jan. 26, 2002

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named William Eugene Edwards and Kristy L. Edwards, Co-Guardians of **Forrest Daniel Edwards**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained. Witness my hand and official seal this 12 day of January, 1999.

Alisa Howard
Notary Public

My Commission Expires MY COMMISSION EXPIRES SEPT. 23, 2000

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $TAX EXEMPT - GOVERNMENTAL AGENCY.

AFFIANT

Subscribed and sworn to before me this 14th day of January, 1999.

NOTARY PUBLIC

My Commission Expires: 1/27/2001

3693 03CHECK 12:00

EXHIBIT "A"

SURVEYOR'S DESCRIPTION
A PORTION OF THE DEAN B. LUCAS PROPERTY
AS RECORDED IN
DEED BOOK 9571, PAGE 877 - R.O.D.C., TN

Being a parcel of land in the First Civil District of Nashville, Davidson County, Tennessee, bounded on the west by the Villager East Condominiums property, bounded on the north by the remaining lands of Dean B. Lucas, et al bounded on the east by the Metropolitan Government property as recorded in Deed Book 10952, Page 272 - R.O.D.C., Tennessee, and the Metropolitan Government property as recorded in Book 11271, Page 427 - R.O.D.C., Tennessee, bounded on the south by the Metropolitan Government property as recorded in Deed Book 10774, Page 222 - R.O.D.C., Tennessee, and being more particularly described as follows:

Beginning at an iron pin at the southeast corner of the remaining lands of Dean B. Lucas, as recorded in Book 9571, Page 877 - R.O.D.C., Tennessee, said iron pin being S01°32'12"W, 199.90 feet from a concrete monument at the northeast corner of the remaining lands of Dean B. Lucas and in the southerly margin of Graybar Lane;

Thence, a common line with the Metropolitan Government property, as recorded in Deed Book 10952, Page 272 - R.O.D.C., Tennessee, and the Metropolitan Government property as recorded in Deed Book 11271, Page 427, R.O.D.C., Tennessee, S01°32'12"W, 200.00 feet;

Thence, a common line with the Metropolitan Government property as recorded in Deed Book 10774, Page 222 - R.O.D.C., Tennessee, N89°01'14"W, 154.00 feet to an iron pin;

Thence, a common line with the Villager East Condominiums property, N02°18'13"E, 200.00 feet;

Thence, a common line with the remaining lands of Dean B. Lucas, S89°02'14"E, 151.33 feet to an iron pin, the point of beginning.

Containing 0.701 acres, more or less.

Subject property is encumbered by a 20 foot wide sanitary sewer easement parallel and adjacent to the entire southerly boundary.

Prepared by:
THORNTON & ASSOCIATES, INC.
1615 HAYNES MEADE CIRCLE
NASHVILLE, TENNESSEE 37207
File No. 98-299b

Being part of the same property conveyed to Albert M. Lucas, Dean B. Lucas, Forrest Daniel Edwards, Robert S. Lucas, Monica Lucas and Kristy L. Edwards by deeds of record in Book 5429, page 59; Book 9558, page 72; Book 9558, page 74; Book 9558, page 76; Book 9558, page 78; Book 9558, page 80; Book 9571, page 869, Book 9571, page 871; Book 9571, page 873; and Book 9571, page 875, Register's Office for Davidson County, Tennessee