Bill Garrett Davidson County
Batch# 123558 DEEDWARR
08/01/2018 03:23:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20180801-0075384

WARRANTY DEED	CONVEYANCE TO THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE- EXEMPT

THIS INSTRUMENT WAS PREPARED BY:

John Cobb Rochford
Community Title Co., L.L.C.
2200 Abbott Martin Road, Suite 201
Nashville, Tennessee 37215
(615)269-7676

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Metropolitan Government of Nashville and Davidson County P.O. Box 196300 Nashville, TN 37219	EXEMPT	175-00-0/024.00

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, MARY SUE CLARK, a/k/a MARY SUE BURKITT, a/k/a MARY SUE BURKITT PLANT, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto Metropolitan Government of Nashville and Davidson County, hereinafter called **"GRANTEE,"** its successors and assigns, a certain tracts or parcels of land in Davidson County, State of Tennessee, being more particularly described in EXHIBIT A, which is attached hereto and incorporated herein by this reference ("the Property").

The conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to all easements, restrictions, and other exceptions and encumbrances as are of record.

The subject property is not and has never been the usual place of residence of the GRANTOR.

TO HAVE AND TO HOLD the said Property, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns, forever, and GRANTOR does covenant with the said GRANTEE that she is lawfully seized and possessed of said 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 herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, its successors 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 my hand on July 31, 2018.

Mary Sue Clark

Mary Sue Clark

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 31st day of July 2018, before me, the undersigned Notary Public, personally appeared Mary Sue Clark, known to me (or proved to me on the basis of satisfactory evidence), to be the person herein described, and who acknowledged that she executed the foregoing instrument as her free act and deed for the purposes therein contained.

Witness my hand and official seal, this 30th day of July, 2018.

Kimberly H Wayman
Notary Public
My Commission Expires: 5/3/2021



EXHIBIT A
The Property

BEING A TRACT OF LAND LYING IN DAVIDSON COUNTY, TENNESSEE, ALSO DESCRIBED AS LOTS 1-15, DIVISION NO. 2, AS SHOWN ON AN UNRECORDED SURVEY IDENTIFIED AS "PROPERTY PLAT OF LUCIEN BURKITT LANDS" AS PREPARED BY MICHAEL V. STUMP & ASSOCIATES, DATED DECEMBER 5, 1974, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN EXISTING IRON ROD ON THE WESTERLY RIGHT-OF-WAY LINE OF OLD HICKORY BOULEVARD AT A CORNER COMMON WITH TEGRAH RESOURCES, LLC, AS OF RECORD IN DEED INSTRUMENT 20150617-0057884, AT THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE;

THENCE WITH THE WESTERLY RIGHT-OF-WAY LINE OF OLD HICKORY BOULEVARD, SOUTH 09 DEG 21 MIN 54 SEC WEST, 15.21 FEET TO AN EXISTING CONCRETE MONUMENT;

THENCE SOUTH 18 DEG 24 MIN 41 SEC WEST, 49.66 FEET TO AN IRON ROD SET;

THENCE SOUTH 11 DEG 23 MIN 00 SEC WEST, 149.98 FEET TO AN EXISTING CONCRETE MONUMENT;

THENCE SOUTH 10 DEG 01 MIN 12 SEC EAST, 53.93 FEET TO AN EXISTING CONCRETE MONUMENT;

THENCE SOUTH 08 DEG 56 MIN 03 SEC WEST, 213.02 FEET TO AN EXISTING IRON ROD AT A CORNER COMMON WITH METRO GOVERNMENT, AS OF RECORD IN DEED INSTRUMENT NO. 20150904-0090395, AT SAID REGISTER'S OFFICE;

THENCE LEAVING THE WESTERLY RIGHT-OF-WAY LINE OF OLD HICKORY BOULEVARD WITH THE NORTHERLY PROPERTY LINE OF METRO GOVERNMENT, ALSO AS OF RECORD IN DEED INSTRUMENT NO. 20150901-0088557, AT SAID REGISTER'S OFFICE. NORTH 79 DEG 47 MIN 32 SEC WEST 4,117.30 FEET TO AN EXISTING IRON ROD ON THE EASTERLY PROPERTY LINE OF METRO GOVERNMENT, AS OF RECORD IN DEED INSTRUMENT NO. 20151218-0127568, AT SAID REGISTER'S OFFICE;

THENCE WITH THE EASTERLY PROPERTY LINE OF METRO GOVERNMENT, NORTH 05 DEG 30 MIN 07 SEC EAST, 745.44 FEET TO AN EXISTING IRON ROD ON THE SOUTHERLY PROPERTY LINE OF METRO GOVERNMENT, AS OF RECORD IN DEED INSTRUMENT NO. 20150911-0092558, AT SAID REGISTER'S OFFICE;

THENCE WITH THE SOUTHERLY PROPERTY LINE OF METRO GOVERNMENT, SOUTH 81 DEG 56 MIN 21 SEC EAST, 858.47 FEET TO AN EXISTING IRON ROD;

THENCE SOUTH 85 DEG 08 MIN 28 SEC EAST, 142.88 FEET TO AN EXISTING IRON ROD;

THENCE SOUTH 82 DEG 49 MIN 19 SEC EAST, 347.55 FEET TO AN EXISTING IRON ROD AT A CORNER COMMON WITH METRO GOVERNMENT, AS OF RECORD IN DEED INSTRUMENT NO. 20150902-0089403, AT SAID REGISTER'S OFFICE;

THENCE WITH THE PROPERTY LINE OF METRO GOVERNMENT, SOUTH 12 DEG 03 MIN 33 SEC EAST, 228.13 FEET TO AN EXISTING IRON ROD;

THENCE SOUTH 84 DEG 24 MIN 54 SEC EAST, 2,284.88 FEET TO AN EXISTING IRON ROD ON THE WESTERLY PROPERTY LINE OF SAID TEGRAH RESOURCES, LLC;

THENCE WITH THE WESTERLY PROPERY LINE OF TEGRAH RESOURCES, LLC, SOUTH 09 DEG 13 MIN 20 SEC WEST, 338.52 FEET TO AN IRON ROD SET;

THENCE SOUTH 85 DEG 25 MIN 20 SEC EAST, 544.56 FEET TO THE POINT OF BEGINNING, CONTAINING 2,788,004 SQUARE FEET (64.01 ACRES MORE OR LESS).

AS SHOWN ON BOUNDARY SURVEY DATED JUNE 21, 2018 OF 12900 OLD HICKORY BOULEVARD, PARCEL 24, MAP 175, BY MICHAEL H. CHARETTE, R.L.S. #2408, CHERRY LAND SURVEYING, INC.

BEING THE SAME PROPERTY CONVEYED TO MARY SUE CLARK, A/K/A MARY SUE BURKITT, A/K/A MARY SUE BURKITT PLANT, AS OF RECORD IN DEED BOOK 4878, PAGE 618, DEED BOOK 5101, PAGE 602, DEED BOOK 5237, PAGE 608, DEED BOOK 5378, PAGE 749, AND DEED BOOK 8135, PAGE 207, AT SAID REGISTER'S OFFICE.

Certificate of Authenticity

I, John Cobb Rochford, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Dianne R. Kirby, a notary public for this county and state, John Cobb Rochford who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

DIANNE R. KIRBY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 09-07-21.

Notary's Seal (If on paper)