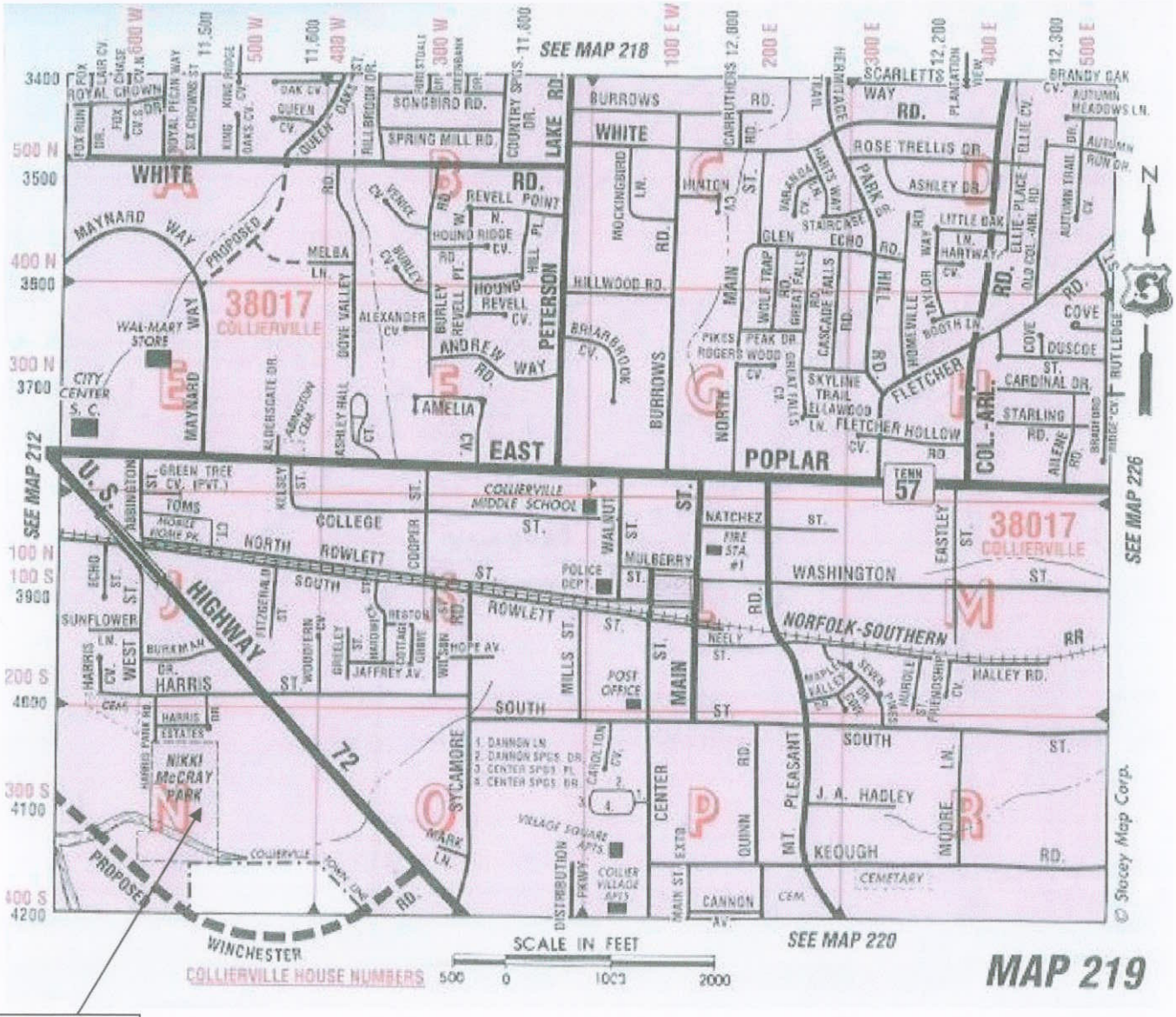
Nikki McCray Park Property

Location: 274 Harris Park Road
Size: 17.756 acres Tax Parcel No. C0244 00911

Nikki McCray Park Property

Location: 274 Harris Park Road
Size: 17.756 acres Tax Parcel No. C0244 00911



SUBJECT PROPERTY

COPY

SCRE File No. CP05-002

QUIT CLAIM DEED

THIS INDENTURE, made and entered into this _____ day of _____, 2008, by and between **Shelby County, Tennessee, a Political Subdivision of the State of Tennessee**, (hereinafter referred to as "**Grantor**"), and the **Town of Collierville, a Municipal Corporation of the State of Tennessee**, (hereinafter referred to as "**Grantee**").

WITNESSETH: That for and in consideration of TEN AND NO/100 DOLLARS ($ 10.00), cash in hand paid and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Grantor** has this day bargained and sold and does hereby bargain, sell, remise, release, convey and forever quitclaim unto **Grantee**, its successors and assigns, all of its right, title and interest in and to the following described real estate, situated and being in the Town of Collierville, County of Shelby, State of Tennessee, to-wit:

NIKKI McCRAY PARK

Part of J. O. Ewart, Jr. et al. unsold part of Lot 3, G. F. Williams Estate Subdivision in Lots 3 and 4, Section 1, Township 1, Range 5 West, Chickasaw Cession, Shelby County, Tennessee, being more particularly described as follows:

Beginning at an iron pin in the east line of the Maple Leaf Lodge #213 lot, said point being due south 457.02 feet from the center line of Harris Street, as measured along the east line of the St. James Methodist Episcopal Church and the Maple Leaf Lodge; thence continuing due south along the east line of the Lodge Lot and the Gail Wilson tract 874.98 feet to an iron pin, the southeast corner of the Wilson Tract; thence due west along Wilson's south line 105 feet to an iron in the west line of Lot 3 of the Williams Estate Subdivision; thence due south along the west line of said Lot 3 a distance of 245.4 feet to an iron pin, the southwest corner of said Lot 3; thence North 89 degrees 54 minutes East along the south line of Lot 3 a distance of 453.11 feet to an old axle, the northwest corner of the Fannie C. Harris 143 acres; thence North 89 degrees 38 minutes East along said south line of Lot 3 and the north line of the Harris Tract 318.09 feet to an iron pin, the southeast corner of Lot 3 in the north line of the Harris Tract; thence due north along the east line of said Lot 3 of the Williams Estate Subdivision 1120.38 feet to an iron pin; thence south 89 degrees 45 minutes 30 seconds West 667.2 feet to the beginning, containing 17.756 acres of land, as per survey of D. D. Cannon, Civil Engineer, dated September 22, 1967.

Being the same tract of land conveyed to SHELBY COUNTY, TENNESSEE, for the use and benefit of the SHELBY COUNTY CONSERVATION BOARD, by Warranty Deed of Record as described in the Register's Office of Shelby County, Tennessee, in the Register's Official Record Book under Instrument No. E1 1864.

Tax Parcel No. C0244 00911

EASEMENT RESERVATIONS

The hereinabove described 17.756 acre tract of land is being sold subject to any and all easements of record and easements for any existing utility, storm drain and sanitary sewer facilities.

REVERSIONARY CLAUSE

Should the hereinabove described 17.756 acre tract of land subsequently cease to be utilized as a public park, then and in that event, this conveyance shall automatically become void and the rights conveyed revert back to Shelby County, Tennessee, a Political Subdivision of the State of Tennessee, for the use and benefit of the Shelby County Conservation Board, or its lawful successor.

This being the same Quit Claim Deed conveyed pursuant to and subject to the certain INTERAGENCY COOPERATION CONTRACT FOR THE TRANSFER OF NIKKI MCCRAY PARK BY THE COUNTY OF SHELBY TO THE TOWN OF COLLIERVILLE recorded in the Register's Office of Shelby County, Tennessee, in the Register's Official Record Book under Instrument Number _____.

This conveyance is subject to acceptance by **Grantee**, which acceptance being expressly acknowledged herein by the approval of the proper Town Officials as evidenced by their signatures hereinbelow.

IN WITNESS WHEREOF, the undersigned **Grantor** has caused this instrument to be executed by the affixing thereto of the signature of the Mayor of Shelby County, Tennessee, the said Mayor being authorized so to do pursuant to Section 4.03-18 of Chapter 260 of the Private Acts of 1974 in accordance with the approval of the Shelby County Board of Commissioners, on the _____ day of _____, 2008, in Resolution # _____.

Grantee:

TOWN OF COLLIERVILLE, TENNESSEE

By: _____
Linda Kerley, Town Mayor

ATTEST:

By: _____
Town Clerk/Recorder

Approved as to Form:

By: _____
Town Attorney

Other City Approvals:

By: _____
Director of Parks & Recreation

Grantor:

SHELBY COUNTY, TENNESSEE

By: _____
A C Wharton, Jr., County Mayor

SHELBY COUNTY, TENNESSEE, ACTING THROUGH THE SHELBY COUNTY CONSERVATION BOARD

By: John F. McCormick
John F. McCormick, Chairman
Shelby County Conservation Board

Approved as to Form:

By: Ckinard
Assistant County Attorney

Other County Approvals:

By: Bill Cook
Conservation Board Director

By: Bill Gon
County Real Estate Manager

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, the undersigned, a Notary Public within and for said State and County, duly commissioned and qualified, personally appeared **JOHN F. McCORMICK**, with whom I am personally acquainted, and who upon oath acknowledged himself to be the **Chairman of the Shelby County Conservation Board**, the within named bargainor, and that he as such **Chairman**, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the **Shelby County Conservation Board** by himself as such **Chairman**.

WITNESS my hand and Notarial Seal, at office in the City of Memphis, in the County aforesaid, this 17th day of April, 2008.

William L. Goss
Notary Public

MY COMMISSION EXPIRES:

WILLIAM L. GOSS
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY
MY COMM. EXP. 10-19-08

_____

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, the undersigned, a Notary Public within and for said State and County, duly commissioned and qualified, personally appeared **A C WHARTON, JR., Mayor of Shelby County, Tennessee**, with whom I am personally acquainted, and who upon oath acknowledged himself to be the **Mayor of Shelby County, Tennessee**, the within named bargainor, one of the counties of the State of Tennessee, and that he as such **Mayor** of said county, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of **Shelby County, Tennessee**, by himself as such **Mayor** of said **Shelby County, Tennessee**.

WITNESS my hand and Notarial Seal, at office in the City of Memphis, in the County aforesaid, this ____ day of _____, 2008.

_____
Notary Public

MY COMMISSION EXPIRES:

_____

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, the undersigned, a Notary Public within and for said State and County, duly commissioned and qualified, personally appeared **LINDA KERLEY, Mayor of the Town of Collierville**, with whom I am personally acquainted, and who upon oath acknowledged herself to be the **Mayor of the Town of Collierville**, the within named bargainor, one of the municipal corporations of the State of Tennessee, and that she as such **Mayor** of said town, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the **Town of Collierville** by herself as such **Mayor** of said municipal corporation.

WITNESS my hand and Notarial Seal, at office in the Town of Collierville, in the County aforesaid, this ____ day of _____, 2008.

_____
Notary Public

MY COMMISSION EXPIRES:

_____

(FOR RECORDING DATA ONLY)

Property Address:
274 Harris Park Rd.

Tax Parcel No:
C0244 00911

Mail Tax Bills to: (Person or Agency responsible for payment of taxes)
Exempt - Government

Owners Name and Address:
Town of Collierville
500 Poplar View Parkway
Collierville, TN 38017

This instrument prepared by:
Shelby County Government
Real Estate Services
SCRE File No. CP05-003
584 Adams Avenue
Memphis, TN 38103
Phone No. (901) 545-3498

COPY

BILL OF SALE

FOR AND IN CONSIDERATION of the sum of ten dollars ($10.00), cash in hand paid and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Shelby County, Tennessee, acting through the Shelby County Conservation Board**, (the "Board"), hereby bargains, sells and assigns unto the **Town of Collierville, Tennessee**, (the "Town"), those personal assets it owns, if any, located upon the real property commonly known as **NIKKI MCCRAY PARK**.

The Town shall have and hold the said personal property for itself, and its assigns and successors and the Board bargains, sells and assigns said personal property subject upon and conditioned to the following:

In bargaining, selling and assigning such personal assets, the Board makes no warranties, implied, express or arising by operation of law of any nature or kind whatsoever;

Furthermore, the Board does not covenant and agree with the Town to defend and warrant the Town's title to this personal property and the rights of the Town, and its successors and assigns, against each and every person claiming the personal property or any portion thereof.

This Bill of Sale is not to be construed or interpreted as in any way whatsoever amending or revising any agreement relating to Shelby County's transfer of **NIKKI MCCRAY PARK** to the Town, or any other agreement by and between Shelby County, the Board, and the Town.

IN WITNESS WHEREOF, this Bill of Sale is executed by **Shelby County, Tennessee, acting through the Shelby County Conservation Board**, and delivered unto the **Town of Collierville, Tennessee**, on this the _____ day of _____, 2008.

SHELBY COUNTY, TENNESSEE, ACTING THROUGH THE SHELBY COUNTY CONSERVATION BOARD

By: _____
John F. McCormick, Chairman
Shelby County Conservation Board

SHELBY COUNTY, TENNESSEE

By: _____
A C Wharton, Jr., County Mayor

Approved as to Form:

By: _____
Assistant County Attorney

Other County Approvals:

By: _____
Conservation Board Director

By: _____
County Real Estate Manager

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, the undersigned, a Notary Public within and for said State and County, duly commissioned and qualified, personally appeared **JOHN F. McCORMICK**, with whom I am personally acquainted, and who upon oath acknowledged himself to be the **Chairman of the Shelby County Conservation Board**, the within named bargainor, and that he as such **Chairman**, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the **Shelby County Conservation Board** by himself as such **Chairman**.

WITNESS my hand and Notarial Seal, at office in the City of Memphis, in the County aforesaid, this 17th day of April, 2008.

William L. Goss
Notary Public

MY COMMISSION EXPIRES:

_____

WILLIAM L. GOSS
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY
MY COMM. EXP. 10-19-08

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, the undersigned, a Notary Public within and for said State and County, duly commissioned and qualified, personally appeared **A C WHARTON, JR., Mayor of Shelby County, Tennessee**, with whom I am personally acquainted, and who upon oath acknowledged himself to be the **Mayor of Shelby County, Tennessee**, the within named bargainor, one of the counties of the State of Tennessee, and that he as such **Mayor** of said county, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of **Shelby County, Tennessee**, by himself as such **Mayor** of said **Shelby County, Tennessee**.

WITNESS my hand and Notarial Seal, at office in the City of Memphis, in the County aforesaid, this ____ day of _____, 2008.

_____
Notary Public

MY COMMISSION EXPIRES:

_____