

Fee Simple Acquisition Option

Project: **Land Acquisition for Metro Water Services**

Property Address: **0 Genelle Drive
Goodlettsville, Tennessee 37072**

Map No. **033-02-0**
Parcel No. **14.00**

KNOW ALL MEN BY THESE PRESENTS that, for and in consideration of the mutual benefits that will accrue by reason of the hereinafter described acquisition, we/I hereby grant and give to the Metropolitan Government of Nashville and Davidson County, Tennessee ("Metropolitan Government"), its agents or assigns, the right and option to purchase at any time within 90 days from the dated hereof or within a reasonable period of time thereafter to obtain the required documents to conclude the closing, for the Grantor's fee simple interest in the herein described portion of property located in Metropolitan Nashville and Davidson County, Tennessee:

Being Parcel 14.00, Tax Map 033-02-0, containing 0.34 acres, more or less, and as more particularly described in Exhibit A attached hereto.

And Grantor(s) hereby agree(s), upon the Metropolitan Government's delivery of written notice of its desire to exercise said right or option, within the time set above (the "Notice of Exercise"), to convey to the Metropolitan Government, its agents or assigns, by good and sufficient Warranty Deed, the stated interest in the described tract of land. In the event the Metropolitan Government does not give notice of exercise of this option within the time set out above, this instrument shall become null and void.

It is agreed that consideration paid to Grantor(s) by the Metropolitan Government will be applied consistent with any applicable lien-holder's instructions, if applicable, unless waived by said lien holders. It is further agreed that when this option is executed, Grantor(s) shall give complete possession of above described property by date of deed. Grantor(s) will retain an easement through the property for purposes of ingress/egress to parcels 02500009100, 02500021600, and 02500021700 from Genelle Drive and to install utilities. This will include subdivided properties from these three parent parcels henceforward.

It is agreed should the Metropolitan Government exercise said right or option within the time set out above, that Grantor(s) will be paid the Fair Market Value of **Thirty-two Thousand One Hundred Ten Dollars and No/100th Dollars (\$32,110.00)** upon the execution of the aforesaid deed to the Metropolitan Government. Grantor(s) will pay taxes for the current year (pro-rated) and all back taxes, if any, assessed on above described property.

It is agreed that within ten (10) days from this agreement, the Metropolitan Government will be granted access to the property at all times for the purpose of performing a Survey, Phase I Environmental Site Assessment, any and all inspections deemed necessary.

The purchase of this property is contingent upon the approval of the Metropolitan Council.

IN WITNESS WHEREOF, we/I hereunto set our/my hand(s), and obligate ourselves/myself and our/my heirs, executors and assigns to faithfully perform this agreement, in its entirety, on this, the 13th day of January, 2022.

Grantor(s) Signature(s) Required:

Robert J. Winger
Judy S. Winger
Robert J. Winger
Judy S. Winger

For the Metropolitan Government

Ronald Colter
36256F4E4E024EE
Ronald Colter, Interim Director
Trael Webb, Director
Public Property Administration

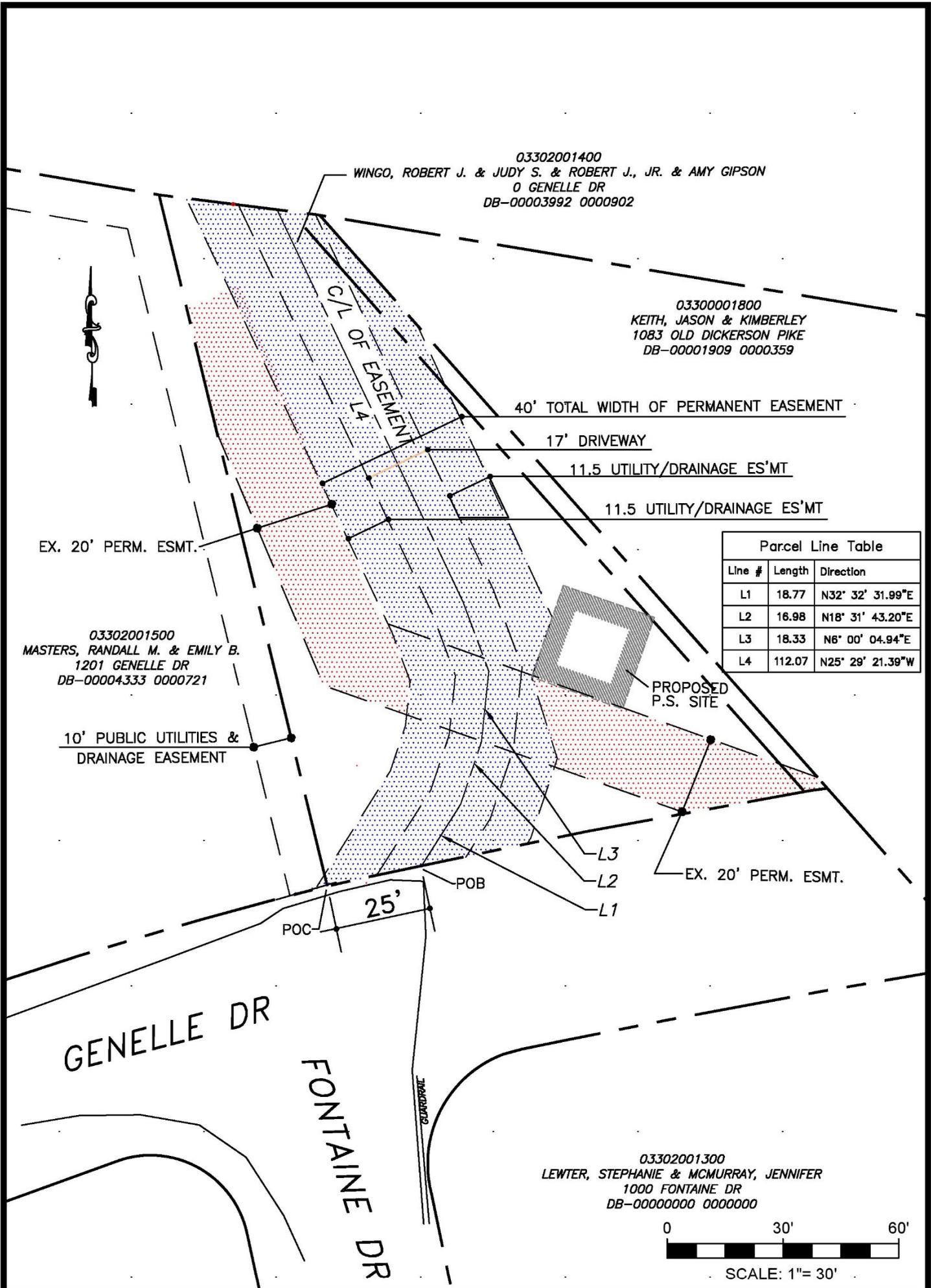
EXHIBIT A

14,810 SQUARE FEET (0.34 ACRE) AT 0 GENELLE DRIVE, BELONGING TO ROBERT J. WINGO, JUDY S. WINGO, ROBERT J. WINGO, JR., AND AMY GIPSON WINGO OF RECORD IN INSTRUMENT 20140516-0042382, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. AGREEMENT INCLUDES THE GRANTORS' RIGHT OF PERMANENT INGRESS/EGRESS AND TO INSTALL UTILITIES ACROSS THE PROPERTY VIA SHARED DRIVEWAY.

LAND IN DAVIDSON COUNTY, TENNESSEE, KNOWN AS LOT NO. 185, BEING RESERVED PARCEL "B" ON SECTION THREE PLANTATION ESTATES SUBDIVISION OF RECORD IN PLAT BOOK 3700, PAGE 141, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO JOHN B. GIBBS AND WIFE, BETTY L. GIBBS, FROM JOHN R. OZIER AND WIFE, MILDRED C. OZIER, BY INSTALLMENT DEED OF RECORD IN BOOK 3992, PAGE 902, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

PARCEL ID: 033-02-0-014.00



MAP SHOWING
DEDICATION OF EASEMENT
TO THE METROPOLITAN GOVERNMENT
OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE
FROM

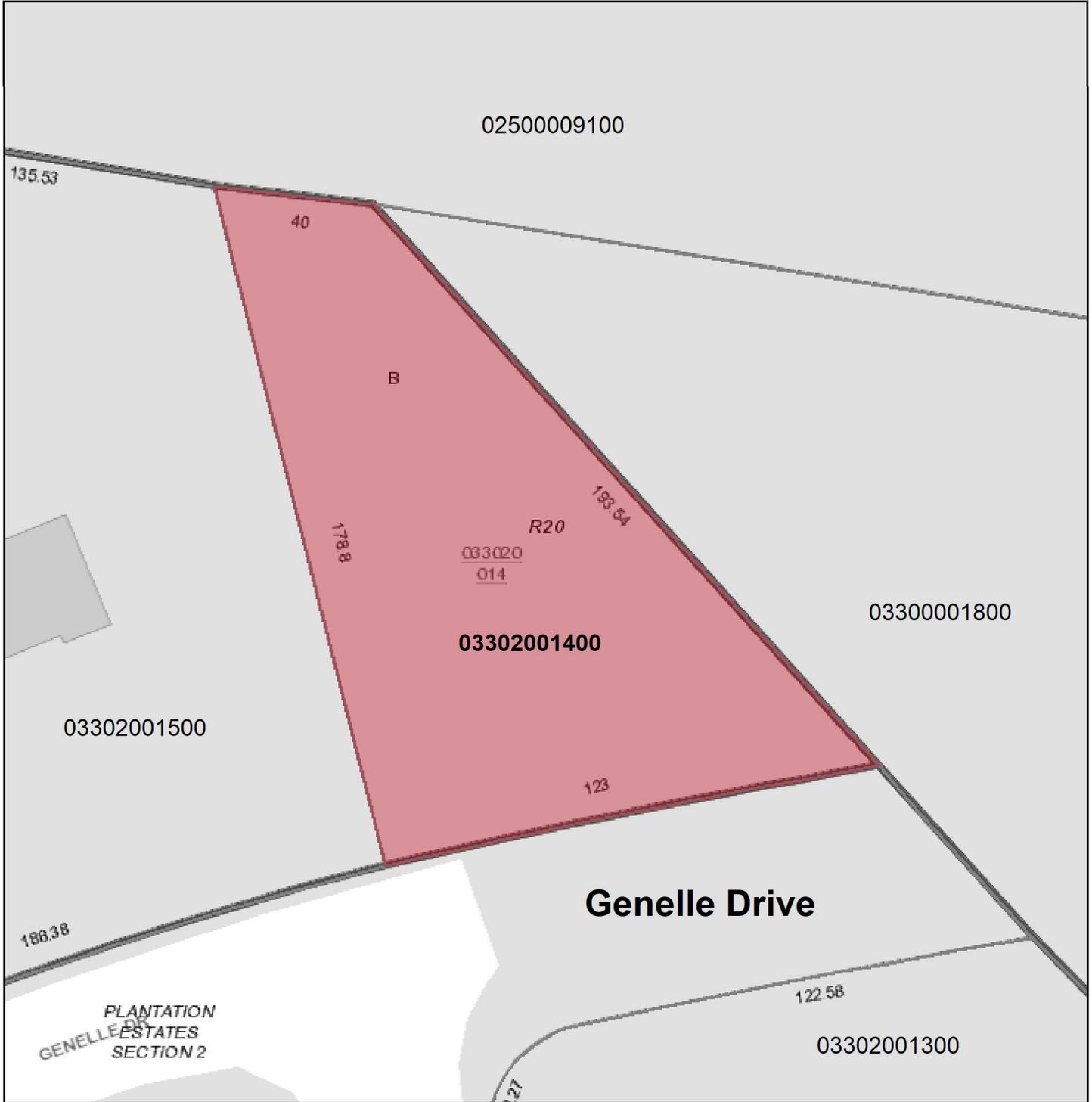
ROBERT J. & JUDY S. & ROBERT J., JR. WINGO AND AMY GIPSON

EASEMENT NO.: 1-1 DRAWN BY: SAN PROJECT NAME: GENELLE DRIVE ACCESS EASEMENT

PARCEL NO.: 03302001400 DATE: 12/09/21 SCALE: 1" = 30' PROJECT NO.:

Nashville / Davidson County Parcel Viewer

Parcel 03302001400

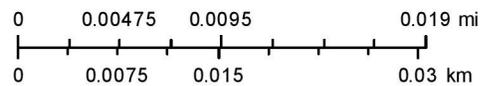


April 26, 2021

1:564

polygonLayer

- Override 1
- Ownership Parcels
- Historic Neighborhood Conservation Overlay
- Planned Unit Development
- Residential Accessory Structure Overlay
- Urban Design Overlay



Metro GIS



**METROPOLITAN GOVERNMENT
OF NASHVILLE AND DAVIDSON COUNTY**

Planning Department
Metro Office Building
800 Second Avenue South
Nashville, Tennessee 37201

February 17, 2022

To: Mike Atchison, Metro Water Services

**Re: Genelle Drive Option to Purchase
Planning Commission Mandatory Referral #2022M-003PR-001
Council District #03 – Jennifer Gamble, Council Member**

On behalf of the Metropolitan Planning Commission, the following item, referred to the Commission as required by the Metro Charter, has been recommended for *approval* to the Metropolitan Council:

A request for a resolution authorizing the Director of Public Property Administration, or his designee, to exercise an option to purchase a certain parcel of property (known as Map and Parcel No. 03302001400) (Proposal No. 2022M-003PR-001).

The relevant Metro agencies (Metro Parks, Metro Public Works, Metro Water Services, Metro Emergency Communications, the Nashville Electric Service, Metro Finance – Public Property and the Metro Historical Commission) have reviewed the proposal and concur in the recommendation for approval. This request must be approved by the Metro Council to become effective. A sketch showing the location of the request is attached to this letter.

Conditions that apply to this approval: None.

This recommendation for approval is given as set forth in the Metropolitan Planning Commission Rules and Procedures. If you have any questions about this matter, please contact Michelle Hollingsworth at michelle.hollingsworth@nashville.gov or 615-862-7197.

Sincerely,

A handwritten signature in black ink that reads 'Robert Leeman'.

Robert Leeman
Deputy Director
Metro Planning Department
cc: *Metro Clerk*