WARRANTY DEED

For and in consideration of the sum of Seventeen Thousand ($17,000.00) Dollars, to me in hand paid, receipt of which is hereby acknowledged, I, the undersigned, Sam M. Rogers, an unmarried man, have bargained and sold, and by these presents do transfer and convey unto W. H. Claxton, J. C. Dismukes and Robert L. Chaudoin, Trustees of Grandview Baptist Church, Nashville, Tennessee, and to their successors in trust, for the use and benefit of said church, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Being Lot No. 100 on the Plan of Glencliff Estates, Section 5, as of record in Book 2133, page 21, Register's Office for said County.
> Said Lot No. 100 is described as follows: Beginning at a point being the common corner of Lots 100 and 101 on the northeasterly margin of Flushing Drive; thence along said margin 98 feet to a point, the beginning of a curve; thence around said curve, having a radius of 25 degrees 36.9 feet to a point; thence in a northerly direction on the margin of Browning Drive, 98 feet to a point; thence along a line in a southwesterly direction 145.4 feet to a point; thence along a line in a southeasterly direction 161.2 feet to the point of beginning. Being part of the same property conveyed to Sam M. Rogers, by deed from Glencliff Estates, Inc., as of record in Book 2103, page 608, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, including the improvements thereon which are to be fully completed by the grantor, to the said W. H. Claxton, J.C. Dismukes and Robert L. Chaudoin, Trustees of Grandview Baptist Church and to their successors for the use and benefit of said Grandview Baptist Church, in fee simple.

And I do covenant with the said trustees of Grandview Baptist Church and their successors that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and that same is unencumbered except for 1955 State and County taxes.