BK 3100

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of $10.00

TEN AND NO/100 - DOLLARS

cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Chas. L. Koellein and wife, Pearl Nichols Koellein

have bargained and sold, and by these presents do transfer and convey unto the said Kentucky-Tennessee Conference Association of Seventh-Day Adventist, it's successors ~~heirs~~ and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being part of a 19½ acre tract adjoining Lot No. 1 on the Plan of the W. J. Cude Lands, of record in Book 421, page 90, Register's Office for said County, and also shown as the Chas. L. Koellein tract on the Plan of Shepherd Hills, Section I, of record in Book 2331, page 46, said Register's Office, described according to a copy of a survey thereof made June 20, 1960, by Cantrell, Connell & Morrison, Engineers, as follows:

BEGINNING at a point in the present southeasterly margin of the Gallatin Pike at the intersection of the northeast boundary of Shepherd Hills Drive; thence with the eastern margin of Shepherd Hills Drive, south 28 deg. 01' east 348.1 feet to a point at the beginning of a curve; continuing with said Drive in a southeasterly direction around said curve, 267.45 feet to the southwest corner of Lot No. 31 of said Shepherd Hills Subdivision above mentioned; thence with the northwesterly line of said lot, north 40 deg. 06' east 443.12 feet to a stake at the northwest corner of said lot; thence north 45 deg. 32' west along the line of the O. T. Sircy and J. H. Jenkins property, 530.2 feet to the margin of the Gallatin Pike as now located; thence with the present right of way of said Pike, southwesterly around a slight curve, 343.8 feet to the point of beginning, containing 5.57 acres more or less.

Being part of the property conveyed to Chas. L. Koellein and wife, Pearl Nichols Koellein, by deed from Almer E. Hanson and wife, of record in Book 1309, page 659, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Kentucky-Tennessee Conference Association of Seventh-Day Adventist, it's successors ~~heirs~~ and assigns, forever.

And we do covenant with the said Kentucky-Tennessee Conference Association of Seventh-Day Adventist that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered. except 1960 taxes which have been prorated and are hereby assumed by the purchasers.

And we, Chas. L. Koellein and wife, Pearl Nichols Koellein do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Kentucky-Tennessee Conference Association of Seventh-Day Adventist, it's successors ~~heirs~~ and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 14th day of July, 1960

Chas L Koellein

Pearl Nichols Koellein

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