BOOK 4171 PAGE 344

# WARRANTY DEED

Address New Owner as follows:

Kentucky Tennessee Conference Association
of Seventh Day Adventists, Inc.
P. O. Box 459
Madison, Tennessee 37115

MAP 52-4
PARCEL 40-38

WHEREAS, Southern Union Conference of Seventh-Day Adventists, the area governing body of the Seventh Day Adventists Religious Organization, has by proper resolution decreed that its affiliate, Nashville Agricultural and Normal Institute, a Tennessee corporation, convey to another of its affiliates, Kentucky Tennessee Conference Association of Seventh Day Adventists, Inc., a Tennessee corporation, the hereinafter described lands, subject to Deed of Trust of record in Book 3438, Page 195, and Supplemental Deed of Trust of record in Book 3801, Page 411, Register's Office for Davidson County, Tennessee, and

WHEREAS, the said Nashville Agricultural and Normal Institute, has by proper resolution, approved said transfer of title to the hereinbelow described property to the Kentucky Tennessee Conference Association of Seventh Day Adventists, Inc.

NOW, THEREFORE, for and in consideration of the sum of One Dollar ($1.00), cash in hand paid, and in further consideration of the agreements and resolutions set out hereinabove, the said Nashville Agricultural and Normal Institute, through its duly authorized officers, has bargained and sold and by these presents does transfer and convey unto the said Kentucky Tennessee Conference Association of Seventh Day Adventists, Inc., a corporation, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described

This Deed prepared by Geo. H. Cate, Attorney
501 Commerce Union Bank Bldg., Nashville, Tenn. 37219

as follows, to-wit:

A tract of land in the 11th Civil District of Davidson County, Tennessee, being more particularly described as follows:

Beginning at a point in the northerly boundary of the Nashville Agricultural and Normal Institute, said point being S 85° 57' E, 1450 feet from the center line of Larkin Springs Road along said northerly boundary; thence S 85° 57' E, 2770 feet with said northerly boundary to a point in the low water line of the Cumberland River; thence with the meanders of the low water line of the Cumberland River, southerly 1895 feet to a point; thence S 73° 33' W. 2777 feet to a point; thence N. 86° 51' W, 970 feet to a point; thence S 45° 03' W, 1107 feet to a point in the centerline of Neelys Bend Road; thence N 68° 48' W, 54 feet with said centerline to a point; thence continuing with said centerline of Neelys Bend Road, N 67° 52' W, 624 feet to a point, said point being a fence line extended; thence N 30° 08' E, 456 feet with a fence line and said fence line extended to a point; thence N 44° 48' E, 237 feet with a fence line to a point; thence N 58° 13' E, 188 feet with a fence line to a point; thence N 64° 15' E, 552 feet with a fence line to a point; thence N 64° 58' E, 199 feet with a fence line to a point; thence N. 19° 18' W, 209 feet with a fence line to a point; thence S 72° 52' W, 566 feet to a point in the proposed easterly margin of Road "A" at the intersection of the extended easterly margin of Road "B"; thence with the extended margin of Road "B", N 44° 32' W, 92 feet to a point, beginning of curve; thence continuing with said margin 186 feet around a curve to the right having a radius of 275 feet to a point, end of curve; thence continuing with said easterly margin of Road "B", N 5° 48' W 205 feet to a point; thence N 85° 43' E, 167 feet to a point in the proposed westerly margin of Road "A", said point being the extension of the northerly margin of Road "C"; thence N 54° 55' E, 343 feet with said proposed northerly margin of Road "C" to a point; thence 4° 17' W, 289 feet to a point in the centerline of Sanitarium Drive extended; thence N 19° 29' E, 457 feet to a point in the centerline of Walker Drive; thence N 4° 03' E, 673 feet to the point of beginning, containing 186 acres, more or less.

Excluded from the tract of land hereinabove described is a certain tract of land which has been mortgaged to Phoenix Mutual Life Insurance Company, and which is more particularly described as follows:

A tract of land in the 11th Civil District of Davidson County, Tennessee, described according to a survey made by Barge, Waggoner and Sumner, Inc., Engineers, dated December 14, 1965, as follows:

Beginning on the easterly margin of Sanitarium Road as dedicated by instrument of record in Book 3935, Page 206, Register's Office for said County, said point being 254 feet south of the center of a dedication for a road of record in Book 3935, Page 202, said Register's Office, as measured along the center of said Sanitarium Road; thence leaving the easterly margin of said Sanitarium Road north 65° 14' east 175 feet; thence south 24° 46' east 200 feet; thence south 65° 14' west 175 feet to the easterly margin of said Sanitarium Road, said point being 2,116 feet, more or less, north of Neely's Bend Road, as measured along the center of said Sanitarium Road; thence with the Easterly margin of said Sanitarium Road north 24° 46' west 200 feet to the beginning.

Being part of the real property conveyed to Kentucky-Tennessee Conference Association of Seventh-Day Adventists, Inc., a Tennessee corporation, by deed from Nashville Agricultural and Normal Institute, of record in Book 3938, Page 893, Register's Office for Davidson County, Tennessee.

This conveyance is subject to certain recorded easements and rights of way of record in Book 3935, pages 196, 200, 202, 204 and 206, and Book 3641, page 253, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD, said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to the said Kentucky Tennessee Conference Association of Seventh-Day Adventists, Inc., its successors and assigns forever.

And Grantor does hereby covenant with the said Kentucky Tennessee Conference Association of Seventh-Day Adventists, Inc., that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it; and the same is unencumbered except as set out hereinabove.

And Nashville Agricultural and Normal Institute does further covenant and bind itself, its successors and assigns to warrant and forever defend the title to the property

hereinabove described to the said Kentucky-Tennessee Conference Association of Seventh-Day Adventists, Inc., its successors and assigns, against the lawful claims of all persons whomsoever.

Witness our hands this 14th day of September, 1967.

Attest:
Robert W Morris
Secretary

NASHVILLE AGRICULTURAL AND NORMAL INSTITUTE
BY H.H. Schmidt
PRESIDENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Clara Schwarz, a Notary Public of the State and County aforesaid, personally appeared Robert W. Morris and H.H. Schmidt, with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be President and Secretary of Nashville Agricultural and Normal Institute, the within named bargainor, a corporation, and that they as such President and Secretary, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by themselves as President and Secretary.

Witness my hand and seal, at office in Madison, Tenn, Dav Co.; this 14th day of September, 1967.

Clara Schwarz
Notary Public

Commission Expires: Nov. 18, 1969

88442

STATE TAX $ 2.90
PROBATE .50
TOTAL $ 2.90

SEP 18 1967

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID SEP 18 1967

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 18 9 19 AM '67
NOTES BOOK 117 PAGE 327
RECORDING FEE $ 6.00
DEP. REG. m