Prepared by: Wayne Leroy - Attorney
American Trust Bldg. Nash Tenn

WARRANTY DEED

BOOK 4375 PAGE 207

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
St. Philips Episcopal Church	SAME	Map 84-16
(NAME) 85 Fairway Drive	(NAME)	Pt Pc. 17
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Pd

FOR AND IN CONSIDERATION of the sum of One Thousand ($1,000) Dollars,

the receipt of which is hereby acknowledged

I, Sidney Frazer,

have this day bargained and sold, and do hereby transfer and convey unto the said St. Philips Episcopal Church, its

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being the rear or westerly 75' of lot no. 21 on the map showing sub-division of lots no. 7, 8, 9, 10, and 11 in Bainbrigde and Satterfield Sub-Division of part of the Nichols property on Lebanon turnpike as of record Book 547, page 132, Register's Office for Davidson County, Tennessee, described as follows to wit:

Beginning at a point in the northerly margin of said lot 21 at the south easterly corner of the property conveyed to St. Philips Episcopal Church by deed from W. R. Bullington, et ux in Book _____, page _____, said Register's Office, thence, South 4°, 36 minutes, West 100' to a point in the southerly margin of lot 21; thence North 86°, 07 minutes, West 75' to a point in the rear line of said lot No. 21; thence along said rear line North 4°, 36 minutes, East 100' to a point being the northwest corner of said lot No. 21; thence along the northerly line of said lot No. 21, South 86°, 07 minutes, East 75' to the point of beginning.

Being part of the property conveyed to Ethel McLean Frazer by deed from James William Cocke and wife of record in Register's Office, Book 1385, page 643.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 1000.00

Subscribed and sworn to before me, this the 20th day of June 1969

x Sidney Frazer
Affiant

My commission expires My Commission Expires October 5, 1969 (Affix Seal)

Notary Public

My Commission Expires October 5, 1969

This is unimproved ( ) improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said St. Philips Episcopal Church, its

(successors), heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said St. Philips Episcopal Church, (successors), heirs and assigns, against the lawful claims of all persons.

Witness hand this 9 day of June, 1969, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

x Sidney Frazer

Notary Public
My Commission Expires October 5, 1969

411 Monument Ave.
Nashville, Tenn.

STATE OF ~~TENNESSEE~~ NORTH CAROLINA
COUNTY OF ~~DAVIDSON~~ BUNCOMBE

Personally appeared before me, Paul J. Gerrells, *a Notary Public in and for said County and State,* Sydney Frazer

the within named bargainor, *with whom I am personally acquainted, and who acknowledged that* he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at 411 Merrimon Ave., Asheville, North Carolina ~~Tennessee~~ *this* 19 *day of* June, *19*69

My Commission Expires October 5, 1969

Commission expires

Paul J. Gerrells
Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* ..... *he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ..... *self as* .....

Witness my hand and seal, at office in ..... *this* ..... *day of* ....., *19*.....

.....
Notary Public

Commission expires .....

OCT 27 69	CONV	*1,000.00				
OCT 27 69	S'TAX		B*	2.60		
OCT 27 69	PR'FEE		B*	.50		
OCT 27 69	W'DEED		B*	3.00	*	6.10

A 58675

IDENTIF. REFERENCE

OCT 27 1 58 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM SIDNEY FRAZER

TO ST. PHILLIPS EPISCOPAL CHURCH

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE