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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14 DAY OF September, 1970.

Notary Public

MY COMMISSION EXPIRES: [illegible]

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

John B. Downey 1864 Laurel Ridge Dr., Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Church of the Advent (NAME)	New Owner (NAME)	Map. 160-6
1200 17th Ave. S. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Pcs. 10-11-
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	12-36 Pd

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, J. B. Downey, Trustee, but not individually or personally,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO The Warden and Vestrymen of the Church of the Advent, Episcopal, at Nashville, Tennessee, a corporation,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being in the City of Oak Hill and

Beginning at an iron pin on the p. t. of a curve on the northwesterly right-of-way of Franklin Road, said point being 2,400 feet more or less northeast from Old Hickory Boulevard; thence with said right-of-way S31°42'W., 40.00 feet to an iron pin; thence leaving said right-of-way N58°18'W., 475.61 feet to an iron pin; thence N45°45'E., 115.00 feet to an iron pin; thence N29°25'W., 381.20 feet to an iron pin on the southerly right-of-way of a future road; thence with said right-of-way of the future road being on a curve to the right having a radius of 335.23 feet; thence with said curve and in a general easterly direction, 258.71 feet to ao iron pin; thence S80°30'E., 51.95 feet to an iron pinat the beginning of a curve to the right having a radius of 841.72 feet; thence with said curve and in a general southeasterly direction, 540.13 feet to an iron pin; thence S43°44'E., 32.07 feet to an iron pin at the beginning of a curve to the right having a radius of 50.0 feet; thence with said curve and in a general southerly direction, 76.36 feet to an iron pin on the northwesterly right-of-way of Franklin Road, said point being on a curve to the left having a radius of 2009.86 feet; thence with said curve and in a general southwesterly direction, 423.31 feet to the point of beginning and containing 7.77 acres more or less.

Being part of the same property conveyed to J. B. Downey, Trustee by deed from Sarah S. Stengal et al of record in Book 3992, page 756, Register's Office for Davidson County, Tennessee.

This is unimproved (X) improved ( ) property, known as Franklin Pike, Nashville, Tennessee 37220
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 14th day of September, 1970

J. B. Downey

CH 4000
160-A

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Alex Little, a Notary Public in and for said County and State, the within named J. B. Downey Trustee

the 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 Nashville, Tennessee, this 14 day of Sept. 1970

Commission expires Sept 11, 1973

Alex Little
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
J. B. Downey, Trustee

TO
The Warden and Vestrymen of the Church of the Advent Episcopal, Nashville, Tenn.

A 89843

IDENTIF. REFERENCE

SEP 14 1 26 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP 14 70	CONV	60,000.00			
SEP 14 70	S'TAX		A*	156.00	
SEP 14 70	PR'FEE		A*	.50	
SEP 14 70	W'DEED		A*	3.00	* 159.50

[redacted] [redacted]