THIS INSTRUMENT PREPARED by R.R. Hedgepath, ATTORNEY (Local)

Map 91-11 Par 239 Is

CHURCH OF GOD WARRANTY DEED

BOOK 5396 PAGE 580

State of Tennessee

Davidson County

KNOW ALL MEN BY THESE PRESENTS, That, for and in consideration of the sum of $ 10.00 Ten and 00/100 Dollars cash, and the further consideration of the assumption and agreement to pay a note to Guaranty Mortgage Co. Book , Page , receipt being acknowledged in full, and in hand paid to grantors by the grantees named in this conveyance, we, I, Pauline Lynch Baker, unmarried the said grantors do GRANT, BARGAIN, SELL and CONVEY unto grantees, Wilburn H. White, Lamar Throneberry, James M. Delaney, and Fred Nichols, as Trustees, and constituting the Local Board of Trustees of the Church of God at West Nashville Church of God, in Davidson County, Tennessee, the following described lands lying, being and situated in Davidson County, Tennessee, described as follows, viz: Being Lot No. 815 and 817 of Block No. 125, Plan No. 1, West Nashville, as of record in Book 57, pages 74 and 75. Said Lots Nos. 815 and 817 front together 50 feet on the northerly side of Georgia Avenue and run back between parallel lines, with the westerly margin of an alley, 150 feet to an alley in the rear. Being the same property conveyed to William R. Lynch and wife Pauline Lynch by deed from Frances Elizabeth Dozier and Betty Ann Howard of record in book 5017, page 252, said Register's Office. Said property being vested in Pauline Lynch Baker by decree in Minute Book 142A, page 82, First Circuit Court for Davidson County, Tenn., a certified copy of which is of record in Book 5179, page 817, said Register's Office.

TO HAVE AND TO HOLD unto the said Wilburn H. White, James M. Delaney, Lamar Throneberry, and Fred Nichols, as Trustees and constituting the Local Board of Trustees of the Church of God at West Nashville Church of God, in Davidson County, Tennessee, and to their successors in trust, and assigns forever, and subject alone to the following limitations:

The said Local Board of Trustees shall hold title to, manage and control the said real estate for the general use and benefit of the Church of God, having its general headquarters in Cleveland, Tennessee, and for the particular use and benefit of the local congregation of the said Church at 4909 Indiana Ave., Nashville, TN

The said Local Board of Trustees shall have full right, power and authority to sell, exchange, transfer and convey said property, or to borrow money and pledge the said real estate for the repayment of the same, and to execute all necessary deeds, conveyances, etc., provided the proposition shall first be presented to a regular or called conference of the said local church, presided over by the State Overseer of the Church of God, or one whom he may appoint, and the project approved by two-thirds of all members of the said local congregation present and voting.

If the local congregation at the place above designated shall at any time cease to function or exist, then said Trustees shall hold title to said real estate for the Church of God generally in the state where said real estate is located; and said Trustees shall convey the said real estate upon demand to the State Board of Trustees of the Church of God in said state, which said State Board shall be authorized to either use said real estate, or the proceeds derived from the sale of same (said State Board being authorized to sell and convey the said real estate at any time after title is vested in it), for the use and benefit of the church in that state generally; or the founding of another Church of God in the same state, or for the promotion of one already existing.

If at any time the Local Board of Trustees shall cease to exist or to perform its duties, then the State Overseer of the State in which said real estate is located, shall have the power to declare all offices on the said board vacant, and the State Board of Trustees of the Church of God for that state shall automatically then hold title.

The limitations set forth herein are those appearing in the Minutes of the 49th General Assembly of the Church of God held at the Ellis Auditorium, Memphis, Tennessee, August 14-18, 1962.

And we do, for the said Trustees, their heirs, executors and administrators, covenant with the said Wilburn H. White, James M. Delaney, and Lamar Throneberry & Fred Nichols, as Trustees, and constituting the Local Board of Trustees of the Church of God at West Nashville Church of God, in Davidson County, Tennessee, their successors in trust and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances; and that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said Wilburn H. White, James M. Delaney, Lamar Throneberry and Fred Nichols, as Trustees, and constituting the Local Board of Trustees of the Church of God at West Nashville Church of God in Davidson County, Tennessee, their successors in Trust, and assigns forever, against the lawful claims of all persons.

In witness whereof I have hereunto set my hand and seal, on this the 12th day of February, 19 79

Witness to signatures: Richard R. Hedgepath

Pauline Lynch Baker (SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 21,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF Feb. 1974.

Deputy Register

WARRANTY DEED

To

Trustees of Church of God

REGISTER'S OFFICE

State of _____

County of _____

Received for record the ___ day of _____

A. D. nineteen hundred and _____ at _____

o'clock ____ M. Noted in Notebook ___ page ___

and recorded in Book of Deeds ____ Vol. ____

page _____.

Witness my hand.

Fee paid _____

_____ Register

TOTAL $ _____

Clerk's Fee $ _____

County Tax $ _____

State Tax $ _____

FEB 20 10 53 AM '74

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

IDENTIFICATION

F-1-4-7-5-9

State of Tennessee } I, the undersigned,
Davidson County } a Notary Public in and

for said county, in said state, hereby certify that Pauline Lynch Baker whose name _____ signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance has executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this the 22nd day of February 1974.

Commission Expires:
5-8-77

_____
(State official title)

State of _____ } I, _____,
_____ County } a _____ in and

for said county, in said state, do hereby certify that on the _____ day of _____, 19____, came before me the within named _____, known to me (or made known to me) to be the wife of the within named _____, who being examined separate and apart from the husband, touching her signature to the within _____, acknowledged that she signed the same of her own free will and accord, and without fear, constraints or threats on the part of the husband.

In witness whereof, I have hereunto set my hand this _____ day of _____, 19____.

3861 2/20 61.13- CHECK

_____

_____
(State official title)