H 18356

IDENTIF. REFERENCE

Nov 22 11 06 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

BOOK 5967 PAGE 606

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,000.00

X Roosevelt Lyons
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5 DAY OF November, 1982

Notary Public

MY COMMISSION EXPIRES: Jan 25, 1983

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Schulman, LeRoy & Bennett, P.C., P. O. Box 2707, Nashville, Tn. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kayne Ave. Baptist Church (NAME)	Same (NAME)	105-1
1025 12th Ave South (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	307, 308
Nashville, Tn. 37203 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Roosevelt Lyons, Minnie Strotter and Joseph Lyons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kayne Avenue Baptist Church

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:

Tract I, Lot No. 11 on the Plan of the Samuel P. Ament Home Place, as of record in Book 57, page 34, Register's Office for Davidson County, Tennessee. Said lot No. 11 fronts 50 feet on the easterly side of 13th Avenue South, formerly Ament Street, and runs back between parallel lines 158 feet on the south line and 158-1/2 feet on the north line to an alley.

Being the same property conveyed to Claude L. Wells and wife, Julia Mae Wells from the Nashville Housing Authority of record in Book 4673, page 537, R.O.D.C., the said Claude L. Wells having predeceased his wife and the said Julia Mae Wells having died intestate leaving as her only heirs-at-law the grantors herein.

Tract II, Part of Lot 12 on the Plan of Col. Sam P. Ament's Home Place as of record in Book 57, page 34, R.O.D.C., being described as follows: Beginning at an iron pin in the easterly margin of 13th Avenue South; thence with the margin of said avenue north 18° 45' east 6.23 feet to an existing iron pin in the beginning of a curve; thence around said curve with a radius of 15 feet in a northeasterly firection 20.85 feet to an iron pin in the southerly margin of an alley; thence with the margin of said alley south 81° 36' east 124.42 feet to an iron pin at the beginning of a curve; thence with said curve having a radius of 15 feet in a southeasterly direction 25.79 feet to an iron pin in the westerly margin of an alley 428; thence north 82° 3' west 155.05 feet to the point of beginning.

Being the same property conveyed to Fannie D.Lyons by deed from Julia Watson Wells and husband, Claude L. Wells of record in Book 1199, page 438, R.O.D.C., the said Fannie D. Lyons having died intestate in 1943 leaving as her only heirs-at-law her brothers and sisters, namely, Julia Wells, Roosevelt Lyons, Minnie Strotter, Joseph Lyons, William Lyons, Charles Lyons and Robert Lyons. All of the aforementioned brothers and sisters with the exception of the grantors have likewise died intestate leaving their fellow brothers and sisters as their heirs-at-law.

This is unimproved ( ) improved (X) property, known as 1032 13th Avenue South, Nashville, Tennessee 37212
(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 our hands this 27th day of April, 1982

X Roosevelt Lyons
Roosevelt Lyons

Minnie Strotter
Minnie Strotter

Joseph Lyons

STATE OF TENNESSEE
Davidson County

NEW YORK
N.Y.

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Personally appeared before me, MINNIE STROTTER JOSEPH LYONS, a Notary Public in and for said County and State, the within named Roosevelt Lyons, Minnie Strotter, Joseph Lyons

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at NEW YORK, N.Y., Tennessee, this 27th day of APRIL 19 82

Commission expires [illegible] Notary Public

STATE OF TENNESSEE
Davidson County

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

Witness my hand and official seal at office at [illegible] on this the [illegible] day of APR 30 19[illegible]

SEYMOUR LEVINE
Notary Public, State of New York
NO. 30-2332900
Qualified in Nassau County
Commission Expires Mar. 30, 1983

APR 30 1982

My commission expires [illegible]

Notary Public

WARRANTY DEED

FROM
Roosevelt Lyons, Minnie Strotter, Joseph Lyons

TO
Kayne Avenue Baptist Church

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			16000.00- CO	
			39.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	45.50-
1230A	11/22/82		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 1 8 3 5 6

IDENTIF. REFERENCE

Nov 22 11 06 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 911647