Full
B46

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

BOOK 5986 PAGE 190

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lincoya Hills Baptist	SAME	26-00; 5
Church (NAME)	(NAME)	186
3143 McGavock Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville TN 37214 (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, I, F. Clay Bailey, Jr., Trustee for undisclosed parties, with full power to sell, mortgage, convey or otherwise encumber without the ~~joinder or disclosure of beneficiaries~~ HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO ES TRANSFER AND CONVEY UNTO Frank M. Newman, Percy Waller, William A. Armstrong, Trustees of the Lincoya Hills Baptist Church of Donelson, Tennessee 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:

IN TRUST, *** (see below)

SEE ATTACHED EXHIBIT A
WHICH IS HEREBY INCORPORATED
BY REFERENCE HEREIN

*** a one-half (½) undivided interest only in

H 23853

IDENTIF. REFERENCE

DEC 30 4 17 PM '82

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

unimproved (X)
This is improved ( ) property, known as (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 successors, assigns 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 15th day of December, 19 82

F. CLAY BAILEY, JR., TRUSTEE
(With No Personal Liability)

F. Clay Bailey Jr. Trustee

Form 3

OFFICIAL RECEIPT

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named F. Clay Bailey, Jr., 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 15 day of December, 1982

Commission Expires: July 21, 1985

LuAnn Roberts
Notary Public

STATE OF)

COUNTY OF)

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 purpose 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 ___ day of _____, 19__.

My Commission Expires: _____

_____
Notary Public

WARRANTY DEED

FROM

F. Clay Bailey, Jr., Trustee for undisclosed parties, with full power to sell, mortgage, convey, or otherwise encumber without the joinder or disclosure of beneficiaries.

TO

Frank M. Newman, Percy Waller, William A. Armstrong, Trustees of the Lincoya Hills Baptist Church of Donelson, Tennessee

RETURN TO:
Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 220,000.00

_____
Affiant

Subscribed and sworn to before me this 30th day of December 1982

My Commission Expires: July 21, 1985

LuAnn Roberts
Notary Public

OFFICIAL RECEIPT

EXHIBIT A

PROPERTY DESCRIPTION

Land lying and being in the 10th Civil District of Davidson County, Tennessee described according to a Plat of a portion of the F. Clay Bailey, Jr., Trustee property prepared by Ragan, Smith, Murphy & Assoc., Inc., dated July 23, 1982, file number 77-167, and being more particularly described as follows:

Tract I

From a point in the northeasterly right-of-way margin of Interstate 65, at the most southwestwardly corner of the North Gate Industrial Park property of record in Book 4835, page 685, Register's Office for Davidson County, Tennessee from said point of beginning North 84° 5' 34" East for a distance of 356.3 feet to the Point of Beginning. Said Point of Beginning being the most southwesterly point of the herein described property and being in the northeasterly margin of Conference Drive as proposed. Thence along the southerly line of the North Gate Industrial Park property North 84° 05' 34" East for a distance of 528.4 feet to a point. Thence South 10° 10' 00" East for a distance of 75 feet to a point. Thence South 63° 42' 42" West for a distance of 655.3 feet to a point in the easterly margin of said Conference Drive as proposed. Thence North 26° 17' 18" West along said proposed Conference Drive for a distance of 323 feet to the Point of Beginning and containing 3.05 acres more or less.

Tract II

From the Point of Beginning, such point being in the northeasterly right-of-way margin of Interstate 65, at the most southwestwardly corner of the North Gate Industrial Park property of record in Book 4835, page 685, Register's Office for Davidson County, Tennessee, thence North 84° 05' 34" East along the said southerly line of the North Gate Industrial Park for a distance of 292.3 feet to a point in the West margin of Conference Drive as proposed. Thence along said margin South 26° 17' 18" East for a distance of 345.33 feet to a point. Thence leaving said margin of the proposed Conference Drive South 63° 42' 42" West for a distance of 352.3 feet to a point in the northeasterly margin of Interstate 65. Thence continuing along said margin of Interstate 65 in a northerly direction along a curve with a radius of 3015 feet for a distance of 398.37 feet to a point. Thence continuing along said margin North 20° 40' 27" West for a distance of 56.03 feet to the point of beginning and containing 2.83 acres more or less.

Both of the foregoing tracts of property being part of the same property conveyed to F. Clay Bailey, Jr., Trustee, of record in Book 4844, page 233, Register's Office for Davidson County, Tennessee.

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
			220000.00- CO	
			572.00 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	581.50-
			8440A12/30/82 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 23853

IDENTIF. REFERENCE

DEC 30 4 17 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 918617