This Instrument Prepared By:
DAVID B. HERBERT
Grisale, Kelley, Herbert & Crawford
23rd Floor, L & C Tower
Nashville, Tennessee 37219

BOOK 6438 PAGE 550

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
91-2-271	St. Luke's Community House (Episcopal), Inc.	St. Luke's Community House 5601 New York Avenue Nashville, TN 37209
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
12W-24100	5610 California Avenue	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

167408

IDENTIF. REFERENCE

Dec 3 3 43 PM '84

DAVIDSON COUNTY, TN

LERA COLLINS, unmarried

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto ST. LUKE'S COMMUNITY HOUSE (EPISCOPAL), INC.

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lots Nos. 1521 and 1523 in Block 51 in Plan No. 2 of West Nashville, as of record in Book 57, page 172.

Said Lots Nos. 1521 and 1523 join each other and front together 60 feet on the north side of California Avenue and extend back northwardly between parallel lines 150 feet to an alley.

Being the same property conveyed to Kelly E. Collins and wife, Lera Collins, by deed from Mattie Phelps, a widow, as of record in Book 3162, page 55, the said Kelly E. Collins having since died.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 3rd day of December, 1984.

Lera Collins

Lera Collins

1993 12/03 53.30 CHECK

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6438 PAGE 551

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Lera Collins, unmarried the bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 3rd day of December, 1984.

My commission expires: 7-21-85

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

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

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $18,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF December 1984

MY COMMISSION EXPIRES: 7-21-85 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

LERA COLLINS, unmarried

TO

ST. LUKE'S COMMUNITY HOUSE (EPISCOPAL), INC.

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

84-36

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

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

18000.00- CAMT.
46.80 CSTAX
.50 PRFEE
6.00 WDEED.
CHECK 53.30-
1993A12/03/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I.B. 7408

IDENTIF. REFERENCE

DEC 3 3 43 PM '84

REGISTER
DAVIDSON COUNTY, TN

No. 0089913