Box 37
KLW

This Instrument Prepared By:

OWENS & HERRING
Suite 200
200 Fourth Avenue North
Nashville, TN 37219

BOOK 6765 PAGE 319

W A R R A N T Y D E E D

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL #:
Board of Publication of the Methodist Church 201 8th Avenue South Nashville, TN 37202	Same	93-14, Parcel 498 and 499

FOR AND IN CONSIDERATION of the sum of One Hundred Seventy Thousand and Two Hundred Dollars ($170,200), MESA, a partnership consisting of Michael F. Perkerson and Edward W. Singleton, has this day bargained and sold, and does hereby transfer and convey unto the Board of Publication of the Methodist Church, the Grantee herein, its successors, heirs and assigns, certain land lying in the 13th ward of the City of Nashville, Davidson County, Tennessee, described according to a survey made by James Allen Crawford III, Tennessee Registered Surveyor No. 1455, on December 17, 1985, as follows:

> Commencing at an iron pin found at the intersection of the northwesterly right-of-way line of Mulberry Street (40 feet wide) with the northeasterly right-of-way line of an alley (16 feet wide); thence, with the northeasterly right-of-way line of said alley, north 27°30'07" west, passing an iron pin found at 196.45 feet, a total distance of 236.45 feet to an iron pin set at the point of beginning of the herein described tract; thence, continuing with said right-of-way line, north 27°30'07" west, 143.14 feet to an iron pin set; thence, north 62°17'46" east, 110.00 feet to an iron pin set; thence, north 53°15'16" east, 7.00 feet to an iron pin set; thence, north 62°17'46" east, 93.14 feet to an iron pin set in the southwesterly right-of-way line of Fifth Avenue South (50 feet wide); thence, with said southwesterly right-of-way line, south 27°29'44" east, 145.21 feet to an iron pin set, said pin being situated north 27°29'44" west, 42.00 feet from an iron pin found at the southeasterly corner of that parcel of land conveyed to Billy R. Steed et ux. of record in Book 5007, page 247, R.O.D.C.T.; thence, with the northwesterly line of said parcel, south 62°33'39" west, 210.03 feet to the point of beginning, and containing 30,272 square feet (0.69 acre).

Being the same property conveyed to MESA, a partnership consisting of Michael F. Perkerson and Edward W. Singleton, by deed from Glynn L. Sadler and wife, Mary May Sadler, of record in Book 5704, Page 208, Register's Office for Davidson County, Tennessee.

This is improved property known as 809 Fifth Avenue South, Nashville, Tennessee 37203.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, its successors, heirs and assigns forever. Grantor does hereby covenant that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for 1986 metropolitan property taxes which shall be prorated at the date of closing.

Grantor further covenants and binds itself, its heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, its successors, heirs and assigns, against the lawful claims of all persons.

Witness our hands this 17TH day of January, 1986.

MESA

By: Michael F. Perkerson
Michael F. Perkerson

Edward W. Singleton
Edward W. Singleton

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $170,200.

Affiant

Subscribed and sworn to before me, this the 17th day of January, 1986.

NOTARY PUBLIC

My Commission Expires:
7/9/89

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

BOOK 5765 PAGE 321

Personally appeared before me, Angela R. Goins, a Notary Public in and for said County and State, Michael F. Perkerson and Edward W. Singleton, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 17th day of January, 1986.

Angela R. Goins
NOTARY PUBLIC

Commission Expires:
7-9-89

ANGELA R. GOINS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

6 9 8 6 5

IDENTIFICATION REFERENCE.

JAN 17 3 12 PM '86

FELIX Z. WILSON CLERK & REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6765 PAGE 322

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
			170200.00- MAINT.	
			442.50 CSTAX	
			.50 PRFEE	
			9.00 MDEED	
			CHECK	452.00-
			7102A01/17/86 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

69865

IDENTIFICATION REFERENCE

JAN 17 3 42 PM '86

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

No. 211828