BOOK 7050 PAGE 972

Map: 71-9

Parcel: 48 & 73

# WARRANTY DEED

Address of New Owner(s)
Billy G. Gregory
507 Ewing Drive
Nashville, Tennessee 37207

MAIL →

Address of Mortgagee:

NONE

This Instrument Prepared By:

James D. Jordan
Guenther & Jordan
302 Nashville CityBank Bldg.
315 Union Street
Nashville, Tennessee 37201

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value (whichever is greater) for this transfer is $50,000.00.

Daniel Bradley
Affiant

Subscribed and sworn to before me this 21 day of November, 1986.

Notary Public

My Commission Expires: 7-9-89

For and in Consideration of the sum of FIFTY THOUSAND DOLLARS and other good and valuable consideration (the receipt of which is hereby acknowledged), the Holding Board of the American Baptist Theological Seminary of the Southern Baptist Convention and the National Baptist Convention, U.S.A., Inc., has bargained and sold, and by these presents does transfer and convey to Billy G. Gregory and Victor E. Gregory, as tenants in common, their heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

SEE ATTACHED PROPERTY DESCRIPTION

Being the same property conveyed to the Holding Board of the American Baptist Theological Seminary, Inc., of the Southern Baptist Convention and National Baptist Convention, by warranty deed from Ira Denney and wife, Mallie Denney, of record in Deed Book 1225, Page 535, Register's Office for Davidson County, Tennessee. The Holding Board of the American Baptist Theological Seminary of the Southern Baptist Convention and the National Baptist Convention, U.S.A., Inc., is one and the same corporation as the Holding Board of the American Baptist Theological Seminary, Inc., of the Southern Baptist Convention and the National Baptist Convention, the said corporation having changed its name by charter amendment.

This conveyance is made subject to all liens, encumbrances, and easements of record.

This is unimproved property.

To have and to hold the above described tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to Billy G. Gregory and Victor E. Gregory, as tenants in common, their heirs and assigns, forever.

The Holding Board of the American Baptist Theological Seminary of the Southern Baptist Convention and the National Baptist Convention, U.S.A., Inc., does represent to Billy G. Gregory and Victor E. Gregory, that it is lawfully seized and possessed of the above described land in fee simple; it has a good right to convey it, and the same is unencumbered, except as described herein or shown of record.

The Holding Board of the American Baptist Theological Seminary of the Southern Baptist Convention and the National Baptist Convention, U.S.A., Inc., does bind itself, its heirs and representatives, to warrant and forever defend the title to the above described land to Billy G. Gregory and Victor E. Gregory, their heirs and assigns, against the lawful claims of all persons.

Witness this 21 day of November, 1986.

The Holding Board of the American Baptist Theological Seminary of the Southern Baptist Convention and the National Baptist Convention, U.S.A., Inc.

Kenneth L. Castleberry
Kenneth L. Castleberry, Chairman

Daniel Bender
Daniel Bender, Recording Secretary

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, James D. Jordan, a Notary Public of the above State and County, personally appeared Kenneth L. Castleberry and Daniel Bender, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be Chairman and Recording Secretary, respectively, of the Holding Board of the American Baptist Theological Seminary of the Southern Baptist Convention and the National Baptist Convention, U.S.A., Inc., the within named bargainor, a corporation, and that they as such Chairman and Recording Secretary, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by themselves as Chairman and Recording Secretary.

Witness my hand and seal, at office in Nashville, Tennessee, this 21 day of November, 1986.

James D. Jordan
NOTARY PUBLIC

My Commission Expires: 7-9-89

PROPERTY DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 16 on the Plan of Brooklyn of record in Book 19, Page 504, Register's Office for said County, and described according to a copy of a survey thereof made October 22, 1942, by John Wilkes, Civil Engineer, as follows:

Beginning at a point at the southeast corner of Lot No. 16 and the southwest corner of Lot No. 17 on said plan, in the center line of old Whites Creek Road, being the west intersection of an alley 10 feet wide; thence with the line between Lots Nos. 16 and 17, along the westerly margin of said 10 foot alley, North 31° East 960 feet to a stone corner; thence with the northeasterly line of Lot No. 16, North 1/2° West, passing a big sycamore on the bank of Page's Branch, 603 feet to a point in the center of said branch; thence down the center of said branch South 46 1/2° West 771 feet to a point, Frank Apple's corner, in the east line of Lot No. 15, and continuing with Apple's east line South 30° West, crossing the center line of the new highway at 450 feet, in all 800 feet to a point in the center of a bridge over said branch and the center line of the old Whites Creek Road; thence with the center line of said road South 69° East 214 feet to a point; thence South 64° East 314 feet to the point of beginning containing 14.41 acres, but excluded from this conveyance is any portion of the land lying within the bounds of the new Whites Creek Road and the old Whites Creek Road.

6705 6

IDENTIFICATION

NOV 25 4 04 PM '96

DAVIDSON COUNTY

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**

**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 7050 PAGE 975

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | | |

[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

67056

IDENTIFI REFERENCE

Nov 25 4 04 PM '88

[illegible] REGISTER
DAVIDSON COUNTY, TN

No16175