# WARRANTY DEED

This instrument was prepared by:
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 2707
Nashville, Tennessee 37219

| ADDRESS OF NEW OWNER(S): | SEND TAX BILLS TO: | MAP-PARCEL NO: |
|---|---|---|
| K.M.M.S., a Tennessee General Partnership<br>4608 Charlotte Ave<br>Nashville, TN 37209 | Same | 91-16-1 T.H. |

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value, whichever is greater, for this transfer is $182,900.00 .

Mary M. Matthews
Affiant

Subscribed and sworn to before me this 10th day of April 1990.

Notary Public

My Commission Expires:
5/11/91

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Robert B. Gessler and Lewis M. Steele, Trustees of the Presbytery of Middle Tennessee, Presbyterian Church (USA), hereinafter referred to as Grantors, have bargained and sold, and by these presents do transfer and convey unto K.M.M.S., a Tennessee General Partnership, composed of Peter Kurland, Mary Matthews, James B. May and Coke Sams, hereinafter referred to as Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

A certain lot or parcel of land situate, lying and being in the County of Davidson, State of Tennessee, and more particularly described as follows:

Being Lots Nos. 519, 521 and 523 of Block No. 67, on Plan No. 1, West Nashville, as of record in Book 57, pages 74 and 75, Register's Office for said County.

Said Lots Nos. 519 and 521 front 25 feet each on the northerly side of Charlotte Avenue, and run back between parallel lines 150 feet to an alley.

Said Lot. No. 523 fronts 35 feet on the northerly side of Charlotte Avenue and runs back between parallel lines with the easterly margin of 47th Avenue North, formerly 6th Street, 150 feet to an alley.

Being the same property conveyed to Trustees of the Presbytery of Middle Tennessee, Presbyterian Church (USA) by deed from James O. Harris, Leslie C. Young and Elam J. Felts, Trustees of West Nashville Presbyterian Church of record in Book 7940, page 122, said Register's Office.

This is improved property, known as 4608 or 4610 Charlotte Avenue, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, its successors and assigns forever, and we do covenant with the said Grantee that we are seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except taxes for the year 1990 which the Grantee herein assumes and agrees to pay.

AND we do further covenant and bind ourselves, and our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 10 day of April, 1990.

Robert B. Gessler
ROBERT B. GESSLER

Lewis M. Steele
LEWIS M. STEELE

TRUSTEES OF THE PRESBYTERY OF MIDDLE TENNESSEE, PRESBYTERIAN CHURCH (USA)

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

On this 10th day of April, 1990, before me personally appeared Robert B. Gessler and Lewis M. Steele, Trustees of the Presbytery of Middle Tennessee, Presbyterian Church (USA), to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand and seal, at office in Nashville, Tennessee, this 10th day of April, 1990.

Notary Public

My Commission Expires:
3/11/91

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

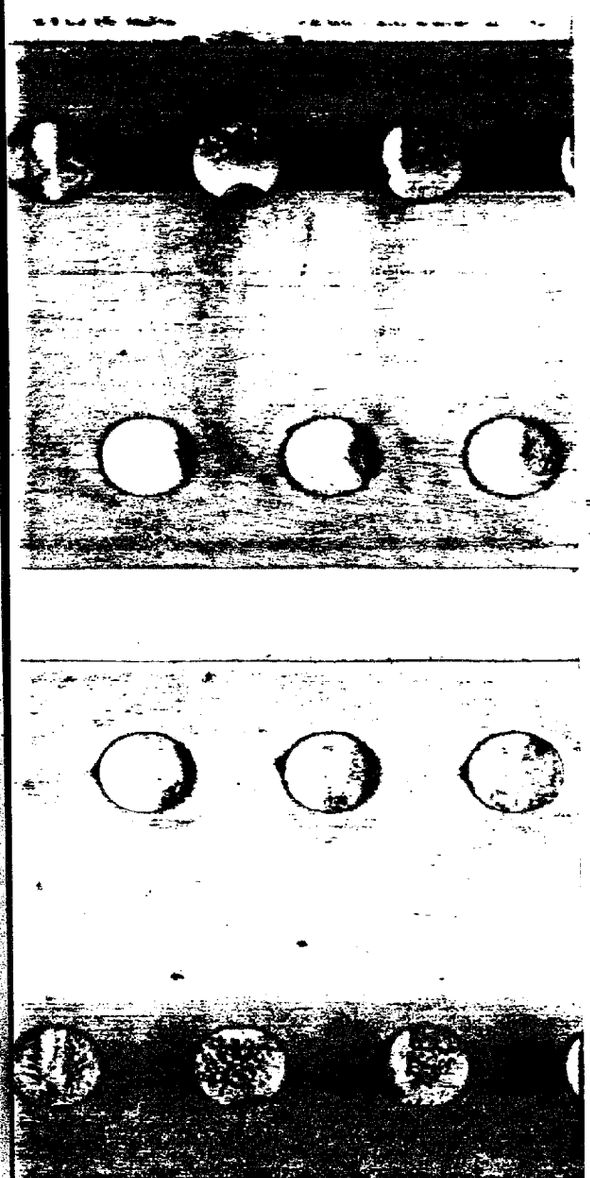
11817 8

IDENTIFICATION REFERENCE

APR 11 12 52 PM '90

DAVIDSON COUNTY TN.

0370 04/11 0101 03CHECK 610.57



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

RECEIVED OF _____

FOR _____

BOOK 8086 PAGE 358

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | | CAMT 182900.00 |
| | | | | CON TX 603.57 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 6.00 |
| | | | | TOTAL 610.57 |
| | | | | CHECK 610.57 |
| 04/11/90 | 01 | | | 12:51 0001 0370 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 8178

IDENTIF. REFERENCE

APR 11 12 52 PM '90

REGISTER'S OFFICE
DAVIDSON COUNTY TN.

No. 309494