BK 37
LL

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Bartholomew G. Perez and wife, Vickie Lynn Perez 4301 Gallatin Road Nashville, TN 37216	61-7-247	Same
This instrument prepared by: Boult, Cummings, Conners & Berry (GGG) 414 Union Street, Suite 1600, P.O. Box 198062, Nashville, TN 37219		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Tennessee Baptist Children's Homes, Inc. (as to thirty percent (30%) of the residuary estate) and Belmont University, (as to seventy percent (70%) of the residuary estate), beneficiaries of the residue of the Estate of Lucile Horn (the "Grantors"), pursuant to the Last Will and Testament of Lucile Horn, as amended, of record in Will Book 177, page 254, Probate Office for Davidson County, Tennessee, (the "Will"), have bargained and sold, and by these presents do transfer and convey to Bartholomew G. Perez and wife, Vickie Lynn Perez (the "Grantees"), Grantees' heirs and assigns, certain land in Davidson County, State of Tennessee, being more particularly described as follows: (the "Property").

> Land in Davidson County, Tennessee, being Lot No. 54 on the Plan of I. C. McMahan's Subdivision of Maplewood of record in Book 547, page 78, Register's Office for Davidson County, Tennessee.
>
> Being part of the same property conveyed to Robert K. Horn by deed from Sarah E. McMahan and husband, I. C. McMahan, of record in Book 651, page 799, Register's Office for Davidson County, Tennessee, with title vesting in the Grantors named herein pursuant to the Will, and as described in that certain Affidavit of Heirship, of record in Book 9407, page 701, said Register's Office.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

> 1. Real estate taxes for the current year which have been prorated between the parties.
>
> This is improved property, located at 4301 Gallatin Road, Nashville, Tennessee 37216.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $135,000.00.

Affiant

Subscribed and sworn to before me this 14 day of July, 1994.

Notary Public
My Commission Expires: 5/23/98

NOTARY PUBLIC

164516.1 LLANE
044500-002 7/14/94

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantees, Grantees' heirs and assigns, forever.

Grantors covenant with the Grantees that Grantors are lawfully seized and possessed of the Property in fee simple; that Grantors have a good right to convey the Property, and that the Property is unencumbered except as set forth hereinabove.

Grantors further covenant and bind themselves, their successors and assigns to warrant and forever defend the title to the Property to the said Grantees, Grantees' heirs and assigns, against the lawful claims of all persons whomsoever, except that no warranty is made as to the amount of acreage in the Property.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 14 day of July, 1994.

BELMONT UNIVERSITY

By: _____
Glenn A. Jenkins, Treasurer

TENNESSEE BAPTIST CHILDREN'S HOMES, INC.

By: _____
Gerald L. Stow, ~~Executive Director~~ President and Treasurer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Loretta B. Lane, Notary Public, Glenn A. Jenkins, with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained and who further acknowledged that he is Treasurer of Belmont University, and is authorized to execute this instrument on behalf of Belmont University.

WITNESS my hand, at office, this 14 day of July, 1994.

_____
Notary Public
My Commission Expires: 5/23/98

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Loretta B. Lane, Notary Public, Gerald L. Stow, with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained and who further acknowledged that he is Executive Director and Treasurer of Tennessee Baptist Children's Homes, Inc., and is authorized to execute this instrument on behalf of Tennessee Baptist Children's Homes, Inc.

WITNESS my hand, at office, this 14 day of July, 1994.

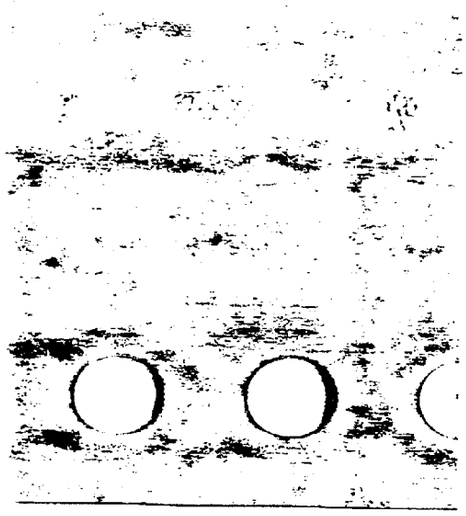
_____
Notary Public
My Commission Expires: 5/23/98

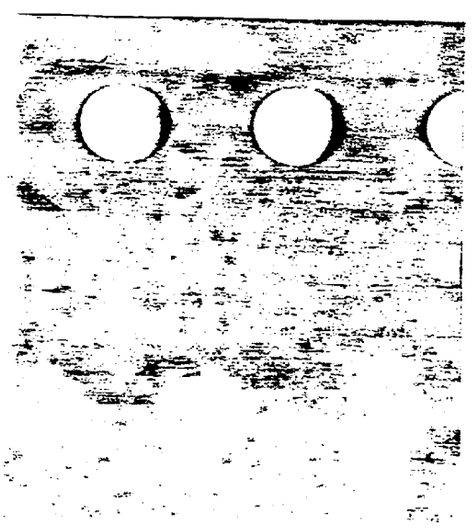
71195
IDENTIF. & REFERENCE

94 JUL 14 PM 2:34
FELICIA [illegible] REGISTER
DAVIDSON COUNTY, TN.

07/18/94 0101 03CHECK 508.50

164516.1 LLANE
044500-002 7/14/94





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

RECEIVED OF _____

FOR _____

BOOK 9407 PAGE 705

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	
				135000.00
			CON TX	499.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	508.50
			CHECK	508.50
07/14/94	01		14:34 0001	7081

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94 JUL 14 PM 2:34
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

71195
IDENTIF. # REFERENCE

No. 813685