BOOK 9607 PG 209

PICK-UP

95 MAR -1 AM 10:

38138

IDENTIFICATION REFERENCE

WARRANTY DEED

FROM: St. James Baptist Church

TO: Nashville Area Habitat for Humanity, Inc.

Address New Owner(s) and Send Tax Bills to:
Nashville Area Habitat
for Humanity, Inc.
1103 Chapel Ave.
Nashville, TN 37206

Map and Parcel Numbers:
92-10-245 and 92-10-246

This instrument prepared by: Leitner, Warner, Moffitt, Williams, Dooley, Carpenter & Napolitan, 2300 First American Center, Nashville, Tennessee 37238.

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever, is greater, for this transfer is $5,000.00.

James Rotholz
Affiant

Subscribed and sworn to before me, this the 23rd day of February, 1995.

Joyce L. Coulter
Notary Public

My Commission Expires: 10/27/96

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00) the receipt of which is hereby acknowledged, St. James Baptist Church, hereinafter called "Grantor," have this day bargained and sold, and does hereby transfer and convey unto Nashville Area Habitat for Humanity, Inc., hereinafter called "Grantee", its successors and assigns, certain real estate in Davidson County, Tennessee, described as follows:

TRACT I:

Land in Davidson County, Tennessee, being Lot No. 8 of Block "C" in M. B. & M. S. Pilcher's Re-Subdivision of part of the Barrow Property in the 13th Civil District of Davidson County, Tennessee, a plan of which is of record in Book 57, page 91, Register's Office for Davidson County, Tennessee.

Said Lot No. 8 fronts 59 feet on the north side of Short Street, now Delaware Avenue, and runs back between parallel lines 170 feet to an alley.

TRACT II:

Land in Davidson County, Tennessee, being Lot No. 10 and the easterly 16-2/3 feet of Lot No. 12 in of Block "C" in M. B. & M. S. Pilcher's Re-Subdivision of part of the Barrow Property in the 13th Civil District of Davidson County, Tennessee, a plan of which is of record in Book 57, page 91, Register's Office for Davidson County, Tennessee.

Said Lot No. 10 and easterly 16-2/3 feet of Lot No. 12 front

together 66-2/3 feet on the northerly side of Craft Street (formerly called Short Street) and extend back northerly between parallel lines 170 feet to an alley.

Being the same property conveyed to St. James Baptist Church by deed from Frank Gilbert Martin of record in Book 7524, page 844, said Register's Office.

This is unimproved property located at 2706/2710 Delaware Avenue, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, its successors and assigns, forever. Grantor covenants 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 free and clear of all encumbrances.

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

IN WITNESS WHEREOF, the parties have executed this instrument as of February 23, 1995.

GRANTOR:
St. James Baptist Church

BY: George T. Brooks Sr.
Name: George T. Brooks, Sr.
Title: Pastor

STATE OF TENNESSEE)
COUNTY OF)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named St. James Baptist Church the bargainor(s) and George Brooks of St. James Baptist Church, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 23rd day of February, 1995.

Joseph T. Parker
Notary Public

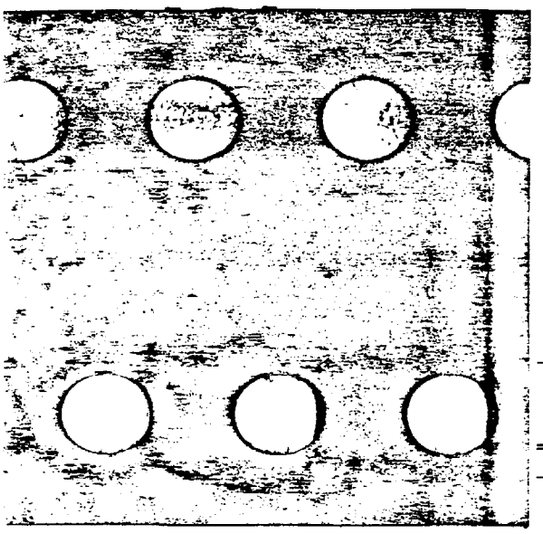
JOSEPH T. PARKER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

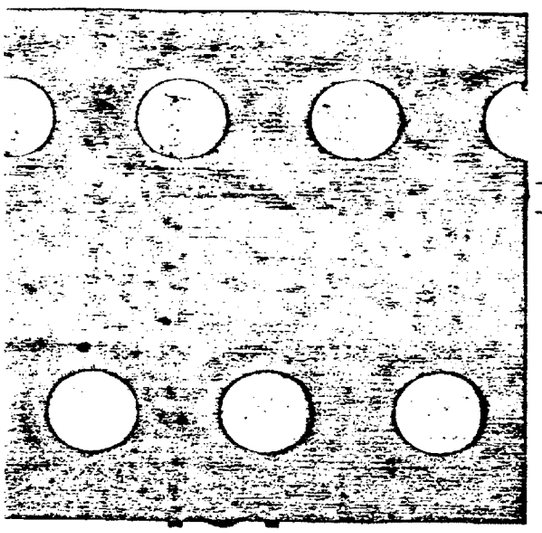
My Commission Expires:

My Commission Expires OCT 27, 1995

A:\habit3.wd

6086 03/01 0101 03CHECK 27.50





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9607 PG 211

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	5000.00
CON TX	18.50
PRFEE	1.00
WDEED	8.00
TOTAL	27.50
CHECK	27.50

03/01/95 01 10:56 0001 6086

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38138
IDENTIF. # REFERENCE

95 MAR -1 AM 10:55
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 885745