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98 JUN 30 PM 3:30

04571164

IDENTIFICATION REFERENCE

Prepared by:
Monica D. Edwards, Esq
112 Stahlman Building
Nashville, Tennessee 37201

PICK-UP

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**MAP:** 91-12
Trustees, Mt. Bethel Baptist Church 1024 Cheatham Place Nashville, TN 37209	SAME	Parcels 233 232 & 231

WARRANTY DEED

***FOR AND IN CONSIDERATION* OF THE SUM OF THREE THOUSAND FIVE HUNDRED ($3,500.00) DOLLARS**, we, **LARRY W. LEE and BOYCE DAVIS, JR.**, GRANTORS, have bargained and sold, and by these presents do transfer and convey all of our rights, title and interest unto **Trustees, Mt. Bethel Baptist Church**, GRANTEE herein, their successors and assigns, certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

TRACT I

BEING Lot No. 389 in the Town of McGavock, a plan of which is of record in Book 21, Page 23, Register's Office for Davidson County, Tennessee.

SAID Lot No. 389 fronts fifty feet on the east side of Mary Street and runs back between parallel lines one hundred fifty feet to an alley.

INCLUDED in this description but expressly excluded from this conveyance is that portion of the property now contained in the right-of-way of I-265.

BEING the same property conveyed to Larry W. Lee and Boyce Davis, Jr., by deed from the Metropolitan Government of Nashville and Davidson County, of record in Book 7289, Page 691, Register's Office for Davidson County, Tennessee.

TRACT II

BEING Lot No. 388 in D.T. McGavock, Et Al, addition to Nashville known as the Town of McGavock, a plan of which is recorded in Book 21, Page 23, Register's Office for Davidson County, Tennessee.

SAID Lot No. 388 fronts 50 feet on the easterly side of Mary Street and runs back between parallel lines 150 feet to an alley.

INCLUDED in this description but expressly excluded from this conveyance is that portion of the property now contained in

the right-of-way of I-265.

BEING the same property conveyed to Larry W. Lee and Boyce Davis, Jr., by deed from the Metropolitan Government of Nashville and Davidson County, of record in Book 7289, Page 694, Register's Office for Davidson County, Tennessee.

TRACT III

LAND in Davidson County, Tennessee, being Lot No. 386 on the plan of McGavock, Wetmore and Others' First Addition called the "Town of McGavock", as of record in Book 21, Page 23, Register's Office for Davidson County, Tennessee.

SAID Lot No. 386 fronts 50 feet on the easterly side of Mary Street and extends back between parallel lines 150 feet to an alley.

INCLUDED in this description but expressly excluded from this conveyance is that portion of the property now contained in the right-of-way of I-265.

BEING the same property conveyed to Larry W. Lee and Boyce Davis, Jr., by deed from the Metropolitan Government of Nashville and Davidson County, of record in Book 7289, Page 697, Register's Office for Davidson County, Tennessee.

GRANTEES, assume responsibility for payment of 1998 property Taxes.

THIS is unimproved property known as 1522, 1524 and 1526 Mary Street, Nashville, TN 37208.

THE ABOVE DESCRIBED TRACTS ARE NOT THE PRINCIPAL PLACE OF RESIDENCE OF GRANTORS

TO have and to hold the said tracts and parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEE, its, successors and assigns, forever. And GRANTORS do covenant with the said GRANTEE that GRANTORS are lawfully seized and possessed of said land in fee simple, have good right to convey it, and the same is unencumbered, unless otherwise herein set out. And they do further covenant and bind themselves, their 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 19th day of June, 1998.

Larry W. Lee
LARRY W. LEE

Boyce Davis, Jr.
BOYCE DAVIS, JR.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me the undersigned, a Notary Public in and for said County and State, on this 16th day of June, 1998, **LARRY W. LEE and BOYCE DAVIS, JR.**, 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, Davidson County, Tennessee, on this 16th day of June, 1998.

NOTARY PUBLIC My Commission Expires: 09/29/01

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

7896 06/30 0101 03CHECK 25.95

The actual consideration for this transfer or value of property (whichever is greater) is **THREE THOUSAND FIVE HUNDRED ($3,500.00) DOLLARS.** This is equal to or greater than the property would bring at a fair and voluntary sale.

Benjamin F. Sweat
AFFIANT

SWORN to and **SUBSCRIBED** before me this 19th day of June, 1998.

NOTARY PUBLIC My Commission Expires: 09/29/01

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10999 PAGE 853

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 3500.00
CON TX 12.95
PRFEE 1.00
WDEED 12.00
TOTAL 25.95
CHECK 25.95

06/30/98 01 15:30 0001 7896

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK -

0457164
IDENTIF. ↑ REFERENCE

98 JUN 30 PM 3:30

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

No. 1313686