WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 225,000.00

Samuel Lee Dysart
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF December 1999

Notary Public

MY COMMISSION EXPIRES: 2
(AFFIX SEAL)

Instr:200001050001394 Page: 1 OF 3
REC'D FOR REC 01/05/2000 11:19:10AM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $832.50

THIS INSTRUMENT WAS PREPARED BY

Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Medhanialem Ethiopian Orthodox Tewahedo Church in Nashville, Tennessee (NAME)	Same (NAME)	MAP 147-4
214 Welch Rd & 4921 Jonquil Dr (ADDRESS)	(ADDRESS)	PARCEL 161 and
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	175

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, The Christian Church at Nashville

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Medhanialem Ethiopian Orthodox Tewahedo Church in Nashville, Tennessee

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the 26th councilmanic district of Nashville, Davidson County, Tennessee, being Lot 1 on the Plan of The Christian Church of Nashville, recorded in Plat Book 4300, page 173, Register's Office for said County and an adjoining tract, more particularly described according to a survey by Patrick S. Coode, #855, John Kohl and Company, P.C., 400 7th Avenue South, Nashville, TN 37203, dated November 10, 1999, as follows:

Beginning at an iron pin in the west right of way of Jonquil Drive, approximately 253.9 feet north of the center of Welch Road, being the northeast corner of Lot 1 on the plan of Real Life Schools, Inc., recorded in Plat Book 4300, page 161, R.O.D.C.; thence leaving said right of way and along the line of said Real Life Schools, Inc., South 75 deg. 13' 42" West, 160.58 feet; thence South 24 deg. 32' 35" West, 69.95 feet; thence South 1 deg. 52' 00" East, 150.00 feet to the north right of way of Welch Road; thence with said Welch Road, along a curve to the right having a radius of 1192.39 feet, a distance of 41.39 feet; thence continuing along said Welch Road, North 53 deg. 07' 04" West, 257.58 feet; thence leaving said Welch Road North 3 deg. 08' 33" East, 470.38 feet to the southerly line of Highview Acres Subdivision as recorded in Plat Book 2331, page 52, R.O.D.C.; thence along said southerly line South 87 deg. 05' 15" East, 196.24 feet to the southeast corner of Lot 22 as shown on said plan of Hillview Acres Subdivision, in the west line of Lot 11 on the plan of Welch Meadows as recorded in Plat Book 3700, page 34, R.O.D.C.; thence along the west line of Welch Meadows, South 00 deg. 46' 00" West, 296.13 feet to the southwest corner of Lot 14 as shown on said plan of Welch Meadows; thence along the south line of said Lot 14, North 89 deg. 27' 13" East, 132.96 feet; thence South 75 deg. 50' 30" West, 57.33 feet to the west right of way of Jonquil Drive; thence along a curve to the left, having a

CONTINUED

unimproved ( )
This is improved (X) property, known as 214 Welch Rd & 4921 Jonquil Dr, Nashville, Tennessee 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 28th day of December, 1999

The Christian Church at Nashville
By: T.R.

Phillip Billiot, Trustee

Geraldine Spain

Geraldine Spain, Trustee

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____day of _____, _____ .

Commission expires _____ _____
Notary Public

_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Phillip Billiot and Geraldine Spain with whom I am personally acquainted and who upon their oath(s) acknowledged themselves to be the Trustee and Trustee respectively of the Christian Church at Nashville the within named bargainor, and corporation, and that they as such Trustee and Trustee church being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Phillip Hilliot as such Trustee, and attesting the same by the said Geraldine Spain as such Trustee.

Witness my hand and official seal at office at Nashville, Tennessee on this the day of December, 1999 .

My commission expires 2/23/02

Notary Public

DOUGLAS S. WILLIAMSON NOTARY PUBLIC AT LARGE

LEGAL DESCRIPTION CONTINUATION

radius of 1151.04 feet, a distance of 11.43 feet to a concrete monument; thence South 14 deg. 36' 00" East, 69.52 feet to the point of beginning and containing 3.18 acres, more or less.

Being the same property conveyed to The Christian Church at by deed from David J. Parker and wife, Betty Jo Parker of record in Book 4617, page 483, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record and to all matters shown on the plan of record in Book 4300, page 173, said Register's Office.