2872

33-B

Instr:200005260052687 Page: 1 OF 3
REC'D FOR REC 05/26/2000 11:07:01AM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $1628.00

THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED, PLLC
424 CHURCH STREET, SUITE 1750
NASHVILLE, TN 37219

MAP & PARCEL
Exempt

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $440,000.00.

/s/ Eld. William Johnson
Affiant

Subscribed and sworn to before me this the 25th day of May, 2000.

Angela A. Ramsey
Notary Public

ANGELA A. RAMSEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 7-27-2002

ADDRESS NEW OWNER(S) AS FOLLOWS: SEND TAX BILLS TO:
MORTGAGEE:

ORIGINAL CHRIST TEMPLE CHURCH	SAME
(Name)	(Name)
4201 Old Hickory Boulevard	SAME
(Street Address)	(Street Address)
Old Hickory, TN 37138	

WARRANTY DEED

For and in consideration of the sum of Four Hundred Forty and 00/100 ($440,000.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Calvary Tabernacle Church,** an unincorporated religious association, hereinafter referred to as the "Grantor," has bargained and sold, and by these presents does transfer and convey unto **Original Christ Temple Church,** an unincorporated religious association, hereinafter collectively referred to as the "Grantees," its successors and/or assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, the following real property:

BEGINNING at a point in the westerly margin of Old Hickory Boulevard (H.W. 45), as widened at an iorn pin, which point is the northeasterly corner of the Berryville Church of Christ property and which point is 20 feet south of the corner of the Genie Jones Farm, legal description of which said farm is of record in Book 1140, page 355, Register's Office; thence North 81 deg. 30' west on a straight line and parallel with the northerly boundary line of the said Genie Jones Farm, 255.12 feet to a point at an iron pin; thence South 0 deg. 40' west 172.3 feet to a point; thence South 84 deg. 29' east 243.75 feet to a point in the westerly margin of Old Hickory Boulevard; thence North 4 deg. 07' east 158.85 feet to the point of beginning.

BEING the same property conveyed to Calvary Tabernacle by Deed of record in Book 6552, page 605, Register's Office for Davidson County, Tennessee.

INCLUDED in the above described property, but expressly EXCLUDED therefrom is property described as follows:

BEGINNING at the point of intersection of the south margin of South Street (Unimproved) and the west margin of Old Hickory Boulevard; thence along the said west margin southwardly 158.85 feet to a point; thence South 82 deg. 50' west 7 feet, more or less, to a point; thence along the meander of the slope northwardly 160 feet, more or less to a point in the said south margin; thence along the said south margin North 86 deg. east 6 feet, more or less to the point of beginning and containing 962 square feet.

BEING the same property convyed to State of Tennessee for right of way purposes, by instrument from Christ Temple Church of Old Hickory, of record in Book 5642, page 94, Register's Office for Davidson County, Tennessee.

This is improved property known as:

4201 Old Hickory Boulevard
Old Hickory, Tennessee 37138.

THIS conveyance is expressly made subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights for public utilities applicable to this property; taxes for the current year, if any, assumed by the Grantees herein; and all other matters appearing of record.

TO HAVE AND TO HOLD the said tract or parcel of land together with the appurtenances, estate, title and interest thereto belonging to the said Grantees, its successors, and/or assigns forever; and Grantor does covenant with the said Grantees that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind itself, its successors and/or assigns to warrant and forever defend the title to the said land to the said Grantees, its successors and/or assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused its name to be affixed hereto on this 25th day of May, 2000.

Grantor:

Calvary Tabernacle Church:

By: _____
Jack Batson

Title: Pastor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, **Jack Batson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Pastor of Calvary Tabernacle Church, the within named bargainor, an unincorporated religious association, and that as such Pastor, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the church by himself in such capacity.

Witness my hand and official seal in Nashville, Tennessee, this 25th day of May, 2000.

Angela Rainey

Notary Public

ANGELA RAINEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires: 2-27-2002

L:Wd.ch