Davidson County DEEDWARR
Recvd: 03/05/02 08:45 2pgs
Fees:13.00 Taxes:555.00

20020305-0027186

JUDY A. LEHMAN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $150,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of February, 2002.

Notary Public

MY COMMISSION EXPIRES: March 30, 2003.

(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 6 Cadillac Drive, Suite 190, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard James Beeler	SunTrust Bank	118-10-57
(NAME)	(NAME)	
839 Sutton Hill Road	201 Fourth Ave	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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,

TRUSTEES OF KAYNE AVENUE BAPTIST CHURCH OF NASHVILLE, TENNESSEE,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

RICHARD JAMES BEELER AND SUSAN BLAIR, JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP

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:

Being the easterly 90 feet of Lots Nos. 60 and 61 on the Map of Sutton Hill, Section of Marengo Park, as of record in Book 974, Page 67, Register's Office for Davidson County, Tennessee.
Said parts of said lots adjoin and front 90 feet on the southerly side of Sutton Hill Road, and run back between parallel lines 150 feet to the north line of lot 62.

Being the same property conveyed to Trustees of Kayne Avenue Baptist Church of Nashville, Tennessee by Last Will and Testament of R. C. Cotten, Sr. of record in Instrument Number 200002170016206, Register's Office for Davidson County, TN.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 839 Sutton Hill, Nashville, TN

(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 our hands this 28th day of February, 2002.

Trustees of Kayne Avenue Baptist Church of Nashville, Tennessee

By: Lora Alexander
Lora Alexander, Trustee

Attest:
Rueben Stone, Trustee

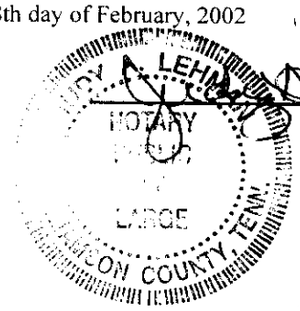
STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared Lora Alexander and Rueben Stone with whom I am personally acquainted and who upon their oaths acknowledged themselves to be the Trustee and Trustee, respectively, of the Trustees of Kayne Avenue Baptist Church of Nashville, Tennessee, the within-named bargain, and corporation, and that they as such Trustee and Trustee, being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Lora Alexanderas such Trustee, and attesting the same by the said Rueben Stone as such Trustee.

Witness my hand and official seal at Brentwood , Tennessee this 28th day of February, 2002

Commission expires: March 30, 2003



Notary Public