WARRANTY DEED

PICK-UP

Davidson County DEEDWARR
Recvd: 10/11/02 08:39 3pgs
Fees:18.00 Taxes:92.50

20021011-0124762

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,000.00

Francis L. Oliveri
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF October 2002.

NOTARY PUBLIC

MY COMMISSION EXPIRES: September 30, 2006

THIS INSTRUMENT PREPARED FROM INFORMATION FURNISHED BY THE PARTIES WITHOUT SEARCH BY: Robert B. Young, Attorney
4800 Charlotte Ave.
Nashville, TN 37209

NEW OWNER(S)	SEND TAX BILLS TO:	MAP & PARCEL
ZION HOUSE OF PRAYER	Same	07 · 0 377
1921 Cephas Ave.		07 - 0 378
Nashville, TN 37208		07 - 0 379

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **HENRY CABOT SEAT**, SINGLE, **BARNEY L. SEAT**, HEIR OF TAYLOR FRANKLIN SEAT, DECEASED, AND **JACQULYN I. FELTS**, **TONDA L. TOMASETTI** AND **FRANCIS L. OLIVERI**, HEIRS OF DOROTHY MAI SEAT, DECEASED, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ZION HOUSE OF PRAYER**, HEREINAFTER CALLED THE GRANTEE, ITS HEIRS AND ASSIGNS, A CERTAIN TRACT OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING Lots Nos. 27, 28 and 29 in the Cephas Woodard Subdivision of Lots 5 and 6 of the Woodward Property, as of record in Book 161, Page 174, of the Register's Office for Davidson County, Tennessee.

SAID Lots Nos. 27 and 28 and 29 adjoin and together front 150 feet on the westerly side of Cephas Avenue, and runs back between parallel lines and the north line of Lot 27 with the southerly margin of Clay Street, 115 feet, more or less to an alley.

Being the same property conveyed by Warranty Deed from W. F. Seat and wife, Mary Alma Seat, to Henry Cabot Seat, Taylor Franklin Seat and Dorothy Mai Seat of record in Book 982, Page 214, Register's Office for Davidson County, Tennessee. Henry Cabot Seat is now single and Taylor Franklin Seat having since died and his estate passing to Barney L. Seat by Will entered into probate in Davidson County, Tennessee (Rule No. 01P-1612) and Dorothy Mai Seat having since died and her estate passing by Will in the name of Dorothy S. Binkley (being one and the same person) to her children, Jacqulyn I. Victory (now Felts), Tonda L. Tomasetti and Francis L. Oliveri in the Probate Court for Davidson County, Tennessee (Rule No. 01P-627).

Bonnie Seat and Alfred M. Tomasetti, the spouses of Barney L. Seat and Tonda L. Tomasetti, join in this conveyance for the express purpose of transferring any and all right, title and interest they may have by virtue of their being married to the Grantors.

The above description is/is not the same as in the previous deed of record.

1921 Cephas Avenue, Nashville, Tennessee 37208

(House Number) (Street) (City) (State) (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 GRANTEE, its heirs and assigns, forever; and we do covenant with said GRANTEE 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 GRANTEE, its 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 hands this 1st day of March 2002.

Henry Cabot Seat
HENRY CABOT SEAT - Seller

Francis L. Oliveri
FRANCIS L. OLIVERI - Seller

Tonda Tomasetti
TONDA TOMASETTI - Seller

Alfred M. Tomasetti
ALFRED M. TOMASETTI - Seller

Barney L. Seat
BARNEY L. SEAT - Seller

Bonnie F. Seat
BONNIE F. SEAT - Seller

Jacqulyn I. Felts
JACQULYN I. FELTS - Seller

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Henry C. Seat**, **Jacqulyn I. Felts** and **Francis L. Oliveri**, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of March 2002.

A Notary Public of Davidson County
NOTARY PUBLIC

My commission expires: March 1, 2005

STATE OF PENNSYLVANIA)
)
COUNTY OF)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Tonda Tomasetti** and husband, **Alfred M. Tomasetti**, the 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 SPRINGFIELD, Pennsylvania, this 25 day of SEPT 2002.

NOTARIAL SEAL
JOSEPH F. SANTELLA, NOTARY PUBLIC
SPRINGFIELD TWP., DELAWARE COUNTY
MY COMMISSION EXPIRES OCT. 20, 2005

NOTARY PUBLIC

My commission expires: _____

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Barney L. Seat** and wife, **Bonnie F. Seat**, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 15TH day of September 2002.

NOTARY PUBLIC

My commission expires: 4-2-08