PREPARED BY:
COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

WARRANTY DEED

THIS INDENTURE is made and entered into this **27th** day of **January, 2003, by and between JAMES W. MITCHELL, A/K/A JAMES WILBERT MITCHELL, AN UNMARRIED MAN, hereinafter called Grantor, and JERRY HUMPHREY, THOMAS SMITH, JAMISON JENKINS, I.Q. HARRIS, LUM PHELPS AND DONALD REYNOLDS, TRUSTEES OF THE CHRISTIAN METHODIST EPISCOPAL CHURCH, hereinafter called Grantee.**

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable considerations, the receipt of which are hereby acknowledged, JAMES W. MITCHELL, A/K/A JAMES WILBERT MITCHELL, AN UNMARRIED MAN, Grantor, does hereby bargain, sell, transfer and convey unto JERRY HUMPHREY, THOMAS SMITH, JAMISON JENKINS, I.Q. HARRIS, LUM PHELPS AND DONALD REYNOLDS, TRUSTEES OF THE CHRISTIAN METHODIST EPISCOPAL CHURCH, hereinafter referred to as Grantee, theirsuccessors and assigns, all of that certain real estate located in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantor in and to all buildings and fixtures located on said real estate, and any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (collectively, the "Property"). This conveyance of the "Property" and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is ___improved property known as 95 LEWIS STREET, NASHVILLE, TN 37210.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto Grantees, their successors and assigns forever. The Grantor covenants and agrees with the said Grantee that Grantor is lawfully seized and possessed of the said real estate and that Grantor has a good and lawful right to sell the same. The Grantor further covenants that the same is unencumbered except as otherwise set forth in Exhibit "B".

Grantor further covenants and binds himself and his successors, heirs and assigns, to warrant and forever defend the title to said Grantee, their successors and assigns, against the lawful claims of all person whomsoever.

If for any reason the Grantee shall cease to exist as a legal entity (church), the title to the herein property shall be vested in the Trustees of the Annual Conference; if the Annual Conference itself is unincorporated, in the same manner as it holds to any other real estate; or in the Annual Conference in its corporate name, if it is incorporated; and all such property shall be held, developed or disposed of by the Annual Conference within whose bounds it is located; provided that in the event of sale, the money accruing therefrom shall be used to preserve and improve other real and personal local church properties.

WITNESS the hand and seal of Grantor on the day and year first above written.

Davidson County DEEDWARR
Recvd: 01/29/03 13:35 3pgs
Fees:18.00 Taxes:55.50

20030129-0012248

James W. Mitchell

JAMES W. MITCHELL, A/K/A JAMES WILBERT MITCHELL
Signature of Seller
by power of attorney
Kenneth Bowen

ATTORNEY IN FACT
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this **27th** day of **January, 2003** before me personally appeared KENNETH ANDREA BOWERS, to me known, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of JAMES W. MITCHELL, A/K/A JAMES WILBERT MITCHELL, and acknowledged that he/she executed the same as the free act and deed of said JAMES W. MITCHELL, A/K/A JAMES WILBERT MITCHELL, per Limited Power of Attorney of record in INSTRUMENT 20020930-0118541, recorded immediately prior hereto.

Witness my hand, at office, this **27th** day of **January, 2003.**

Notary Public

KRISTIE S. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My Commission Expires: 07-29-06

Name and Address of Property Owner:

TRUSTEES OF THE CHRISTIAN METHODIST EPISCOPAL CHURCH
97 Lewis St
Nashville, TN
37210

Property Address:

95 LEWIS STREET
NASHVILLE, TN 37210

Person Responsible for Taxes:

SAME

Map & Parcel #: MAP 93-16, PARCEL 191

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$15,000.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, a Notary Public, this **27th** day of **January, 2003.**

Notary Public

KRISTIE S. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My Commission Expires: 07-29-06

RETURN TO:

COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

EXHIBIT 'A'

LAND in Davidson County, Tennessee, being the southerly 5 feet of Lot No. 142 and all of Lot No. 143, on the Plan of Maury and Claiborne's Addition to Nashville as of record in Book 21, page 84, Register's Office for said County.

Being the same property conveyed to JAMES W. MITCHELL, A/K/A JAMES WILBERT MITCHELL, AN UNMARRIED MAN, by Deed from FLORENCE HILL WILLIAMS, A WIDOW, of record in Book 6561, page 54, Register's Office for DAVIDSON County, Tennessee.

EXHIBIT 'B'

1. All REAL PROPERTY taxes for the year 2003 and subsequent years, A LIEN, not yet due and payable (MAP 93-16, PARCEL 191).

2. All matters as set forth on the Plan of Claiborne Plan Nashville, of record in Plat Book 21, page 84, said Register's Office.