RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP41635

WARRANTY DEED

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $240,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of January, 2003

Notary Public

MY COMMISSION EXPIRES: 7/29/2006

My Commission Expires JULY 29, 2006

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Perfecting Faith Ministries, INC	Capital Bank & Trust Company	183-112
330 Franklin Road, #135-A	1820 West End Avenue	183-137
Box 387	Nashville, TN 37203	183-138
Brentwood, TN 37027		

FOR AND IN 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, I/WE,

Robert Arnold Fening, Jr.

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

Perfecting Faith Ministries, Inc.

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:

See attached legal description

Davidson County DEEDWARR
Recvd: 02/07/03 11:00 3pgs
Fees:18.00 Taxes:888.00

20030207-0017153

Being the same property conveyed to Robert Arnold Fening, Jr. by Quitclaim Deed from Jo Ann Mott Fleming, of record in Book 9931, page 850 and by Warranty Deed from Charles R. Dornan and wife, Martha J. Dornan, of recod in Book 9402, Page 243, and by Quitclaim Deed from Jo Ann Mott Fleming, of record in Book 9931, page 848, and by Warranty Deed from Charles R. Dornan and wife, Martha J. Dornan, of record in Book 9402, page 250, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as 230 Battle Road, Antioch, TN 37013

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/our hand(s) this 31st day of January, 2003

Robert Arnold Fening, Jr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County, and State the within named Robert Arnold Fening, Jr., the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 31st day of January, 2003

Notary Public

My Commission Expires: 7/29/2004

ALAN L. SATURN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 29, 2006

TRACT 1:

Land in the 5th Civil District of Davidson County, Tennessee, and being Tract No. 1 according to a survey by Billy Carl Tomlin dated May 5, 1985, not of record and more particularly described as follows:

Beginning at an iron pin at the southerly margin of Old Hickory Boulevard and the westerly margin of Battle Road; thence leaving the margin of Old Hickory Boulevard South 31 degrees 45 minutes East 32.2 feet; thence continuing along Battle Road South 7 degrees 15 minutes West 626 degrees; thence South 7 degrees West 289 degrees; leaving Battle Road North 83 degrees 30 minutes West 253 feet; thence a new line between Tracts 1 and 2, North 7 degrees East 892 feet to the southerly margin of Old Hickory Boulevard; thence along said margin North 81 degrees 30 minutes East 30 feet; thence North 86 degrees 30 minutes East 210 feet to the point of beginning and containing 5.40 acres, more or less.

TRACT 2:

Land in the 5th Civil District of Davidson County, Tennessee, and being Tract No. 2 according to a survey by Billy Carl Tomlin dated May 5, 1985, not of record and more particularly described as follows:

Beginning at an iron pin at the common northerly corners of Tracts 1 and 2 being 240 feet from the corner of Old Hickory Boulevard and Battle Road; thence following Old Hickory Boulevard South 81 degrees 30 minutes West 20 feet; thence South 71 degrees West 100 feet; thence South 67 degrees 15 minutes West 183 feet to the margin of Tract No. 3; thence leaving Old Hickory Boulevard along the margin of Tract No. 3, South 7 degrees West 757 feet; thence South 83 degrees 30 minutes East 264 feet; thence along the margin of Tract No. 1, North 7 degrees East 892 feet to the point of beginning and containing 5.05 acres more or less.

TRACT 3:

Land in the 5th Civil District of Davidson County, Tennessee, being Tract No. 8 on the survey of a portion of the Burkitt Estate Farm, more fully described according to a survey by Billy Carl Tomlin, dated April 16, 1976, not of record.

Said tract is bound in general on the North by Tracts 6 and 7; on the west by Edwards and Harris, on the South by Burkitt's Tract No. 9, on the East by Battle Road.

COMMENCING at a point in the west margin of Battle Road, said point being Huffman's northeast corner; thence with the west margin of Battle Road North 34 degrees 35 minutes West 667 feet; and North 6 degrees 45 minutes East 910 feet to the point of beginning; thence with a new staked line North 84 degrees 5 minutes West 921 feet to an iron pin in Edwards & Harris' east fence line; thence with staked line South 84 degrees 5 minutes East 300 feet to an iron pin; thence with a new staked line South 84 degrees 5 minutes East 921 feet to an iron pin in the west margin of Battle Road; thence with the west margin South 6 degrees 45 minutes West 300 feet to the point of beginning, containing 6.33 acres more or less.