Davidson County DEEDWARR
Recvd: 03/10/03 10:35 3pgs
Fees:18.00 Taxes:318.20

20030310-0030899

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP41709 FILE BOX "7"

WARRANTY DEED

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

My Commission Expires JULY 29, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $86,000.00

W. F. Rudd
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th day of March, 2003

Notary Public

MY COMMISSION EXPIRES: 7/29/06

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
CHRISTIAN SCHOOLS, INC.	S A M E	51-65
619 Due West Avenue		11D 17925
Madison, TN, 37115		

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,

Marjorie Joy Williams and Jeri Suzanne Bradley, Co-Executrices of the Estate of Margie L. Williams

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

CHRISTIAN SCHOOLS, INC., A Tennessee Corporation, d/b/a GOODPASTURE CHRISTIAN SCHOOL

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

Being the same property conveyed to Walter B. Williams and wife, Margie Williams, by deed from the Clerk and Master for Davidson County, Tennessee of record in Instrument Number 20011003-0107526 and by deed from Joe Ingle and wife, Lilie Ingle, of record in Book 2753, page 121, Register's Office for Davidson County, Tennessee. The said Walter B. Williams having since died, and the said Margie L. Williams having since died. The property is conveyed hereunder from the Co-Executrices of the Estate of Margie Williams in Case No.: 99P-1583, Probate Court for Davidson County, Tennessee.

Gerald B. Williams and Laura Lee Williams, being the remaining heirs at law in addition to the Grantors named above, join in the execution of this instrument to convey whatever right, title and interest they have in said property.

Unimproved (X)
This is improved ( ) property known as Approx. 4.10 Acres, Cheron Rd., Madison, TN 37115

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 4th day of March, 2003.

ESTATE OF MARGIE L. WILLIAMS

By: Marjorie Joy Williams, Co-Executrix
Marjorie Joy Williams, Co-Executrix

By: Jeri Suzanne Bradley, Co-executrix
Jeri Suzanne Bradley, Co-Executrix

Gerald B. Williams
Gerald B. Williams

Laura Lee Williams
Laura Lee Williams

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for the State and County aforesaid, personally appeared MARJORIE JOY WILLIAMS and JERI SUZANNE BRADLEY, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the Co-Executrices of THE ESTATE OF MARGIE L. WILLIAMS, and that they as such Co-Executrices, executed the foregoing instrument for the purposes therein contained by signing as Co-Executrices of the estate.

WITNESS my hand and official seal at Nashville, Tennessee, this the 4th day of March, 2003.

NOTARY PUBLIC

My Commission Expires: 7/29/2006

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

My Commission Expires JULY 29, 2006

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 GERALD B. WILLIAMS and LAURA LEE WILLIAMS, 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 Nashville, Tennessee, this the 4th day of March, 2003.

NOTARY PUBLIC

My Commission Expires: 7/29/2006

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

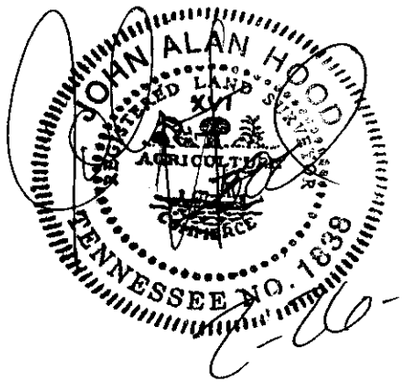
My Commission Expires JULY 29, 2006

CAMPBELL, McRAE & ASSOC. SURVEYING, INC.
2918 Berry Hill Drive • Nashville, Tennessee 37204
Bus:(615) 298-2424 Fax (615) 297-2828

LEGAL DESCRIPTION

LAND LOCATED IN THE 4TH COUNCILMANIC DISTRICT OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE ON THE NORTHERLY MARGIN OF CHERON ROAD, WEST OF BRIARVILLE ROAD BEING BOUNDED ON THE NORTH BY MITCHELL AND GOODPASTURE CHRISTIAN SCHOOL ON THE EAST BY A 12' LANE AS DESCRIBED IN BOOK 2753, PAGE 121 R.O.D.C., TN. ON THE SOUTH BY CHERON ROAD AND SADLER AND ON THE WEST BY STARLING, GROOM AND GOODPASTURE CHRISTIAN SCHOOL DESCRIBED ACCORDING TO A BOUNDARY SURVEY DATED 10-25-02 AND REVISED 2-26-03 BY CAMPBELL, MCRAE AND ASSOCIATES SURVEYING INC. (JOHN HOOD TN. R.L.S.#1838) AS FOLLOWS:

BEGINNING AT A NAIL (NEW) IN THE CENTERLINE OF CHERON ROAD, SAID NAIL BEING THE SOUTHEAST CORNER OF THE TOM STARLING LAND (BOOK 2107, PAGE 282 R.O.D.C., TN.); THENCE LEAVING SAID CHERON ROAD WITH SAID STARLING AND AN EXISTING ROCK WALL (MEANDERING) N 06°32'49" E 102.19 FEET TO A IRON ROD (NEW); THENCE N 05°08'45" E 169.05 FEET TO A IRON ROD (NEW); THENCE N 04°36'49" E 244.32 FEET TO A IRON PIPE (OLD) AT THE NORTHEAST CORNER OF SAID STARLING AND THE SOUTHEAST CORNER OF THE WILLIAM GROOM LAND (BOOK 8440, PAGE 386 R.O.D.C., TN.) ; THENCE N 08°24'37" E (PASSING SAID GROOMS NORTHEAST CORNER AT A CORNER TO THE CHRISTIAN SCHOOLS INC. BOOK 4636, PAGE 839 R.O.D.C., TN.) FOR A TOTAL DISTANCE OF 188.90 FEET TO A IRON ROD (NEW) AT THE SOUTHWEST CORNER OF THE JAMES W. MITCHELL LAND (BOOK 4998, PAGE 920 R.O.D.C., TN.); THENCE S 86°42'34" E 219.74 FEET TO A IRON ROD (NEW) ON THE WESTERLY MARGIN OF A 38' INGRESS / EGRESS AND UTILITY EASEMENT KNOWN AS GRAVE YARD ROAD (PRIVATE); THENCE WITH THE WESTERLY MARGIN OF SAID GRAVE YARD ROAD N 04°56'06" E 72.03 FEET TO A IRON ROD (OLD) IN THE SOUTHERLY LINE OF CHRISTIAN SCHOOLS INC. LAND (INSTRUMENT#20021227-0159465 R.O.D.C., TN.); THENCE WITH THE SOUTHERLY LINE OF CHRISTIAN SCHOOLS INC. LAND S 86°42'34" E (PASSING THE CENTERLINE OF A GRAVEL ACCESS ROAD THAT LEADS FROM CHERON ROAD TO BRIARVILLE CEMETERY AT 22.02 FEET FOR A TOTAL DISTANCE OF 38.02 FEET TO A IRON ROD (NEW) IN THE WESTERLY MARGIN OF A 12 FOOT LANE DESCRIBED IN BOOK 2753, PAGE 121 R.O.D.C., TN. ; THENCE WITH THE WESTERLY MARGIN OF SAID LANE S 04°56'06" W 464.39 FEET TO A IRON ROD (NEW); THENCE S 05°59'06" W 316.93 FEET TO A NAIL (NEW) IN THE CENTERLINE OF SAID CHERON ROAD; THENCE WITH SAID CENTERLINE N 85°36'13" W 38.01 FEET TO A NAIL (NEW) AT THE SOUTHEAST CORNER OF THE WILLIAM SADLER LAND (BOOK 4077, PAGE 97 R.O.D.C., TN.); THENCE LEAVING SAID CHERON ROAD WITH THE WESTERLY MARGIN OF SAID GRAVE YARD ROAD N 05°59'06" E 175.01 FEET TO A IRON ROD (NEW); THENCE N 85°36'13" W 69.00 FEET TO A IRON ROD (NEW); THENCE S 05°59'06" W 174.93 FEET TO A NAIL (NEW) IN THE CENTERLINE OF SAID CHERON ROAD; THENCE N 85°32'09" W 158.41 FEET TO THE POINT OF BEGINNING CONTAINING 4.10 ACRES MORE OR LESS



2-26-03