Davidson County DEEDWARR
Recvd: 12/21/04 08:58 3pgs
Fees:18.00 Taxes:746.89
20041221-0151375

PIC

This Instrument Was Prepared By:

KIRK C. WAITE, ATTORNEY
7100 EXECUTIVE CENTER DR., #101
BRENTWOOD, TENNESSEE 37027

B. + 10-A

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ 201,861.97.

Affiant

Subscribed and sworn to before me, this 21 day of December, 2004.

Notary Public

My Commission Expires: 9/20/08

ANGELA SCHMIDT NOTARY PUBLIC STATE OF TENNESSEE Exp. 9/20/08 DAVIDSON COUNTY, TENN.

Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel Numbers
Lakeshore Estates, Inc. 8044 Coley Davis Road Nashville, TN 37221	SAME	Map 083060 Parcel 37900

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Eastland Christian Haven, a nonprofit Tennessee

corporation, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Lakeshore Estate, Inc., a nonprofit Tennessee corporation, hereinafter called the Grantee, its successors and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

> BEING Lot No. 20 in Edwin H. Childress' Plan of lots in the 18th Civil District (Now 11th) of Davidson County, Tennessee, as of record in Book 21, page 18, said Register's Office.
>
> Said Lot No. 20 fronts 198 feet on the southerly side of the Vaughn Pike or Eastland Avenue, and runs back between parallel lines 600 feet to the northerly margin of McEwen Street, the easterly 98 feet of said Lot No. 20 being conveyed to the Trustees of said church by Deed from Mrs. Margaret Douglas et al., of Record in Book 747, page 286, said Register's Office, and the westerly 100 feet of said Lot No. 20, being conveyed to the Trustees of said Church by Deed from Mrs. Margaret Douglas, et al., of Record in Book 712, Page 112, said Register's office.
>
> BEING the same property conveyed to Church of Christ Home for the Aged, Inc., now Eastland Christian Haven, by Deed from Chapel Avenue Church of Christ of record as Book 873, page 756, Register's Office of Davidson County, Tennessee..
>
> The above description is the same as in the previous deed of record.

This instrument prepared from information furnished by the Seller. No title search performed.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out; Grantor does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to said land to said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 18TH day of OCTOBER, 2004.

EASTLAND CHRISTIAN HAVEN

By: _____
R. W. CLARK, III, Chairman of the Board

STATE OF TENNESSEE)

COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, R. W. Clark, III, the Chairman of the Board of Eastland Christian, with whom I am personally acquainted, and who acknowledged that he, as such Chairman being so authorized, executed the within instrument for the purposes therein contained.

Witness my hand, at Nashville, Tennessee, this 13 day of October, 2004.

KIRK C. WAITE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires November 27, 2004

_____
NOTARY PUBLIC

MY COMMISSION EXPIRES: