WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/31/07 11:36 3 pgs
Fees:18.00 Taxes:925.00
20070831-0104947

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $250,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF AUGUST 2007.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

KEVIN LAMONT MOORE
NOTARY PUBLIC
STATE OF TENNESSEE
CHEATHAM COUNTY
My Commission Expires March 9, 2

THIS INSTRUMENT WAS PREPARED BY
Bicentennial Title & Escrow, 2280 Metrocenter Blvd., Suite 300, Nashville, TN 37228

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Beythel Family Church, Inc.	Beythal Family Church, Inc.	081-12-009.00
(NAME)	(NAME)	
1715 10th Ave. North	1715 10th Ave. North	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208	Nashville, TN 37208	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, Trustees of Universal Christian Church, Number II, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Trustees of Beythel Family Church, 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:

Land in Davidson County, Tennessee, being Lot No. 290 of the Town of McGavock as per plat of record in Book 161, page 97, Register's Office for said County.

Said Lot No. 290 is further described as follows:
Beginning at a point in the west margin of 10th Avenue North formerly Polk Street and said point being 230 feet southerly from Buchanan Street and said alley and westerly 150 feet to the east line of an alley; thence with said east of said alley, and southerly 63 feet to a point; thence easterly and parallel with first named alley, 150 feet to the west margin of said 10th Avenue North, formerly Polk Street; thence with the same and northerly 63 feet to the point of beginning.

Being the same property conveyed to TRUSTEES OF UNIVERSAL CHRISTIAN CHURCH, NUMBER II, by deed from FATE STANSFIELD, JAMES SHOUSE AND DANIEL SHOUSE, TRUSTEES OF THE FIRST GENERAL BAPTIST CHURCH OF NASHVILLE, TENNESSEE, of record in Book 4726, page 649, dated July 5, 1973, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 1715 10th Ave. North, Nashville, TN 37208

(House Number) (Street) (P.O. Address) (City or Town) (Postal 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 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 hand this 30th day of August 2007.

Trustees of Universal Christian Church, Number II

By: Fred Allen Settles, Sr.

Fred Allen Settles, Sr., Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Undersigned, a Notary Public in and for said County and Sate, **Fred Allen Settlers, Sr.**, **Trustee** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **Trustee** of **Universal Christian Church, Number II** and that he is duly authorized to execute this instrument on behalf of **Universal Christian Church, Number II**.

Witness my hand and official seal at Nashville, Tennessee this 30th day of August 2007.

Commission expires:

KEVIN LAMONT MOORE
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY
My Commission Expires March 9, 2010

Notary Public

I, LaDarrell T. Collier, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Tiffany R. Addison, a notary public for this country and state, (LaDarrell T. Collier) who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSION EXPIRES: _____

Notary's Seal (If on paper)

