This instrument prepared by:
Parthenon Title Agency, LLC
109 Kenner Avenue Suite 100-B
Nashville, TN 37205
(615) 829-5190

File No.: **09-1005**

Davidson County DEEDWARR
Recvd: 01/04/10 13:40 3 pgs
Fees:18.00 Taxes:240.50
20100104-0000376

WARRANTY DEED

THIS INDENTURE, made and entered into this **11/13/2009**, by and between **Ozark Enterprises, Inc., a Tennessee Corporation**, parties of the first part, and **Westwood Baptist Church University Center, Inc.,**, party of the second part,

WITNESSETH: This for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part had bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described Real Estate, situated and being in the City of **Nashville**, County of **Davidson**, State of **Tennessee**, to wit:

Land in Davidson County, Tennessee, being Lot 100, BLOCK 7, PLAN OF HEFFERNAN PLACE, as shown on plat of record in Plat Book 161, Page 138, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Ozark Enterprises, Inc., a Tennessee Corporation by Deed from Dorothy Sanders, a single woman, recorded on the 30th day of May, 2007 in Instrument No. 20070530-0063908, in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to:

Parcel ID # **09202040700**

☒ Improved OR
☐ Unimproved property located at: **2503 Alameda Street, Nashville, TN 37208**

TO HAVE AND TO HOLD the aforesaid Real Estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his/her heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that he/she is lawfully seized in fee simple of the afore described real estate; that he/she has good right to sell and convey the same; that the same is unencumbered, EXCEPT as set forth herein, and that the title and quiet possession thereto he/she warrants and forever defends against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part of the day and year first above written.

Ozark Enterprises, Inc., a Tennessee Corporation

By: David Huff By Harold Plemons Attorney in Fact
David Huff, President

STATE OF **Tennessee**

COUNTY OF **Davidson**

Before me, the undersigned, a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **Harold Plemons** to me known to be the person who executed the foregoing instrument in behalf of **David Huff, President of Ozark Enterprises, Inc.** as **his/her** Attorney in Fact, and acknowledged that **he/she** executed the same for the purposes therein contained as the free act and deed of the said **David Huff, President of Ozark Enterprises, Inc.**

Witness my hand and Notarial Seal this 13th day of November, 2009.

PAMELA B. MATHENEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Pamela B. Matheney
My Commission Expires
October 8, 2012
STATE OF TENNESSEE

Pamela B Matheney
Notary Public

My Commission Expires: _____

Owner's Name: **Westwood Baptist Church University Center, Inc.**

and Address: **2503 Alameda Street, Nashville, TN 37208**

Mail tax bills to, (Person or Agency responsible for payment of taxes)

Same as Owner

_____

_____,

I, or we, hereby swear and affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$65,000.00** which amount is equal or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

STATE OF **Tennessee**

COUNTY OF **Davidson**

Subscribed and sworn to before me this 13th day of November, 2009..

Notary Public

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

My Commission Expires: March 09, 2010

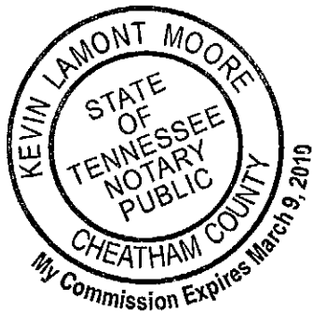
Prepared by:
Bicentennial Title & Escrow
1314 6th Ave. North
Nashville, TN 37208

I, **Donald Taylor**, do herby 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.

Donald Taylor

State of Tennessee
County of Davidson

Personally appeared before me, **Kevin Moore**, a notary public for this county and state, **Donald Taylor** who acknowledges that this certification of electronic document is true and correct and whose signature I have witnessed



Kevin Moore

My Commission Expires: March 9, 2019