WARRANTY DEED

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th day of January, 2010

Notary Public

MY COMMISSION EXPIRES: 11-22-10
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
St. Petka Serbian Orthodox Church	New Owner	Parcel ID:
P.O. Box 110205		05900012800
Nashville, TN 37222		

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, we

Jimmy Smith, married

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
St. Petka Serbian Orthodox Church
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:

Lying in the 2nd Councilmanic District of Davidson County, TN, anb being a tract of land belonging to Jimmy Smith as described in Book 7399, page 729 (Parcel 05900012800) at the Register's Office of Davidson County, Tennessee, and being more particularly described as follows:

BEGINNING at an old iron pipe in the east margin of Whites Creek Pike at the northwest corner of the herein described tract; thence leaving said road margin and with a south line of the Early Learning Day Care, Inc. North 65 degrees 41 minutes 04 seconds East 495.47 feet to a new iron rod; thence with the east lne of the herein described tract South 09 degrees 53 minutes 29 seconds East 211.08 feet to a new iron rod; thence with a north line of Jackie Thomas, et al South 72 degrees 47 minutes 51 seconds West 485.93 feet to an old iron bar in the east margin of Whites Creek Pike; thence with said road North 09 degrees 04 minutes 37 seconds West 149.51 feet to the point of beginning, containing 1.99 acres, more or less.

Included in the above description is a private cemetary as referenced in Plat Book 5200, page 616, Register's Office for Davidson County, TN. Exact location and size of existing cemetary is not known.

Being the same property conveyed to Jimmy Smith by deed from Mattie Griggs, of record in Book 7399, page 729, said Register's Office.

This conveyance is subject to (1) 2010 county taxes, which have been prorated and assumed by the Grantees, and (2) Ingress and Egress and the rights of others to a graveyard located on the property.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations; building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 2725 Whites Creek Pike, Nashville, TN 37207

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 6th day of January, 2010.

Jimmy Smith

BILL GARRETT, Davidson County
Trans:T20100001303 DEEDWARR
Recvd: 01/07/10 11:07 2 pgs
Fees:13.00 Taxes:169.83
20100107-0001539

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 Jimmy Smith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of January, 2010.

My Commission Expires: 11-22-10

Notary Public

