WARRANTY DEED

BOX 10-A

BILL GARRETT, Davidson County
Trans:T20100055568 DEEDWARR
Recvd: 09/03/10 14:48 2 pgs
Fees:13.00 Taxes:2886.00
20100903-0070424

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 4. 2013

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $780,000.00

Patti B. Mangum
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2ND DAY OF SEPTEMBER, 2010.

Notary Public

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elam O'Neal Mangum and George Daniel Mangum	New Owner	117-16-94
(NAME) 6204 River Oaks Court	(NAME)	117-16-97
(ADDRESS) Brentwood, TN 37027	(ADDRESS)	117-16-238
(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, **LIPSCOMB UNIVERSITY, A TENNESSEE NON-PROFIT CORPORATION**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **PATTI B. MANGUM, AS CUSTODIAN FOR ELAM O'NEAL MANGUM AND GEORGE DANIEL MANGUM, UNDER THE UNIFORM TRANSFERS TO MINORS ACT, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP,** 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:

TRACT I:

Land in Davidson County, Tennessee, being Lot No. 2 and the easterly 15 feet of Lot No. 3, Block "Q", as shown on the map entitled Maplehurst, of record Book 843, Pages 22 and 23, Register's Office for Davidson County, Tennessee.

Said Lot No. 2 and part of Lot No. 3 front together 75 feet on the southerly margin of Grandview Drive and extends back between parallel lines 150.0 feet to a dead line.

Being the same property conveyed to David Lipscomb University by deed from Edwin S. Pyle, Trustee, of record in Book 10694, page 23, Register's Office for Davidson County, Tennessee. David Lipscomb University is now known as Lipscomb University.

TRACT II:

Land in Davidson County, Tennessee, being Lot No. 5, Block "Q", as shown on the map entitled Maplehurst, of record in Book 843, Pages 22 and 23, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to David Lipscomb University by deed from Cynthia Gant Ball and husband, Robert Mason Ball, of record in Book 10948, page 710, Register's Office for Davidson County, Tennessee. David Lipscomb University is now known as Lipscomb University.

Tract III:

Land in Davidson County, Tennessee, being Lot No. 1, Block "Q" as shown on the map entitled Maplehurst, of record in Book 843, Pages 22 and 23, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to David Lipscomb University by deed from Bruce Hardin and wife, Shannon Hardin, of record in Book 10715, page 582, Register's Office for Davidson County, Tennessee. David Lipscomb University is now known as Lipscomb University.

This conveyance is subject to (a) 2010 real property taxes; an (b) all matters appearing on the plan of record in Book 843, pages 22 and 23, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 1401/1407/1409 Grandview Drive, Nashville, TN 37215

(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 2nd day of September, 2010.

Lipscomb University,
a Tennessee non-profit corporation

By: Lipscomb University
By: Danny H. Taylor

Danny H. Taylor, Sr., Vice President for
Finance and Administration

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Danny H. Taylor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Sr. Vice President for Finance and Administration of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal at Nashville, Tennessee this 2nd day of September, 2010.

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 7, 2011