NEW OWNER:

VIETNAMESE BAPTIST CHURCH NASHVILLE
5611 Pennsylvania Ave.
Nashville, TN

SEND TAX BILLS TO:
NEW OWNER

Map 091
Group 06-0
Parcel 221.00

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Ave.
Lebanon, TN 37087

FILE NO: 13-0137

BILL GARRETT, Davidson County
Trans:T20130021905 DEEDWARR
Recvd: 03/18/13 12:44 2 pgs
Fees:13.00 Taxes:462.50
20130318-0026585

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **One Hundred Twenty-five Thousand and 00/100 Dollars ($125,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **NEW JERUSALEM CHRISTIAN CHURCH, a Tennessee Corporation** ("Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **VIETNAMESE BAPTIST CHURCH NASHVILLE, a Tennessee Corporation,** ("Grantee"), its successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson** County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lots No. 1518, 1520, 1522 and 1524, Block 37, on Plan No. 2, West Nashville, as shown on plat of record in Plat Book 57, Page 172, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Said Lots No. 1518, 1520, 1522, and 1524, front together 110 feet on the sourtherly side of Pennsylvania Avenue and extend back between parallel lines with the easterly margin on 57th Avenue North, formerly 16th Street, 150 feet to an alley.

Being the same property conveyed to New Jerusalem Christian Church by Warranty Deed from Baptist Mission a/k/a and Pennsylvania Missionary Baptist Church, dated April 29, 2004 and of record in Instrument No. 20040504-0050648, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 5611 Pennsylvania Avenue, Nashville, Tennessee 37209.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, its heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free,

clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 14th day of March, 2013.

NEW JERUSALEM CHRISTIAN CHURCH

E. Juanita King
BY: E. JUANITA KING, ADMINISTRATOR

Harry F. Flemmings II
BY: HARRY F. FLEMMINGS, II, SENIOR PASTOR

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **E. JUANITA KING and HARRY F. FLEMMINGS, II**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they are **Administrator and Senior Pastor, respectively**, of **New Jerusalem Christian Church** the within-named bargainor, and as such authorized officer, being given the authority to so do, executed the within instrument on behalf of the corporation by signing its name as such authorized officer.

WITNESS my hand and official seal at office, this 14th day of March, 2013.

Jonathan M. Tinsley
NOTARY PUBLIC

My commission expires: 3/28/2016

JONATHAN M TINSLEY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is **$125,000.00**.

AFFIANT

Sworn to and subscribed to before me this 14th day of March, 2013.

Jonathan M. Tinsley
NOTARY PUBLIC

My commission expires: 3/28/2016

JONATHAN M TINSLEY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY