Send Tax Statements To:
New Owner
109 Dawnwind Ct. Nashville, TN 37217

Return to:
Tri-Star Title & Escrow, LLC
1535 W. Northfield Blvd Unit 16
Murfreesboro, TN 37133

This Instrument Prepared By:
JOHN G. MITCHELL, III
Attorney at Law
201 E. Main St., Ste 300
Murfreesboro, TN 37130

Name and Address of New Owner:

Norma A. Chadwell
3813 Park Royal Lane
Antioch, TN 37013

From Information Furnished By
The Parties

Map & Parcel:
150-12-B-24.00 CO

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, **ANTIOCH UNITED METHODIST CHURCH,** has this day bargained and sold and does hereby transfer and convey unto **NORMA A. CHADWELL AND R. STEVEN CHADWELL, WIFE AND HUSBAND,** their heirs and assigns, forever, that certain parcel of real estate located in Davidson County, State of Tennessee, within the corporate limits of the City of Antioch, and being described as follows, to-wit:

Being all of Lot No. 24 on the Plan of Re-Subdivision of Lots 1, 2, 10, 11, 12, 14, 15, 16, 24 and 25, Kensal Green, Section One, of record in Book 7900, page 631, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Antioch United Methodist Church by deed from Daniel S. Query and Jeanne A. Query, husband and wife, dated December 5, 1997, of record in Book 10712, page 780, Register's office of Davidson County, Tennessee.

Subject to Declaration of Covenants of record in Book 7619, page 647, Book 7657, page 583, Book 7675, page 923, Book 8708, page 630, made applicable to Kensal Green of record in Book 9065, page 744; further amended in Instrument Number 20060405-0039162; of record in Book 7900, page 631, of said Register Office.

THIS conveyance is subject to any and all existing easements and/or restrictions of record.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging unto the said **NORMA A. CHADWELL AND R. STEVEN CHADWELL, WIFE AND HUSBAND,** their heirs and assigns, forever.

The undersigned covenants with the said Grantee that it is lawfully seized and possessed of said parcel of real estate, and that it has a good right to convey the same and that it is un-

BILL GARRETT, Davidson County
Trans:T20130100462 DEEDWARR
Recvd: 11/27/13 11:02 3 pgs
Fees:18.00 Taxes:740.00
20131127-0121764

encumbered, except for the lien of the 2013 real property taxes which have been prorated between the parties and are assumed by the Grantee.

The undersigned further covenants and binds itself, its successors and assigns to forever warrant and defend the title to said real estate to the Grantee, his heirs and assigns, against the lawful claims of all persons, whomsoever.

This property is subject to and includes any and all lawful easements, setback lines, restrictions, etc. of record and applying to the within described property and to the zoning regulations of the appropriate governmental body.

IN WITNESS WHEREOF, the undersigned has executed this instrument 25th day of November, 2013.

ANTIOCH UNITED METHODIST CHURCH

BY: Mary Jane Hurt
Mary Jane Hurt, Chairman of the Console

BY: Patricia Pendleton
Patricia Pendleton, Chairman of the Trustee

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Mary Jane Hurt,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the **Chairman of the Console** of **ANTIOCH UNITED METHODIST CHURCH**, the bargainor, and that he as such **Chairman of the Console**, executed the foregoing instrument **(WARRANTY DEED)** for the purposes therein contained, by signing the name of the corporation by himself as its **Chairman of the Console**.

WITNESS MY HAND AND OFFICIAL SEAL in Antioch, Tennessee, this the 25th day of November, 2013.

Tareel L. Russell
NOTARY PUBLIC
My Commission Expires:

TAREEL L RUSSELL
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Patricia Pendleton,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the **Chairman of the** Trustee of **ANTIOCH UNITED METHODIST CHURCH**,

the bargainor, and that he as such **Chairman of the Trustee**, executed the foregoing instrument **(WARRANTY DEED)** for the purposes therein contained, by signing the name of the corporation by himself as its **Chairman of the** Trustee.

WITNESS MY HAND AND OFFICIAL SEAL in Antioch, Tennessee, this the 25th day of November, 2013.

NOTARY PUBLIC
My Commission Expires:

TAREE L RUSSELL
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $200,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

AFFIANT

SWORN to and subscribed before me,
this 25th day of November, 2013.

NOTARY PUBLIC

My Commission Expires: 1/24/17

TAREE L RUSSELL
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY