WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140059447 DEEDWARR
Recvd: 08/13/14 11:53 2 pgs
Fees:13.00 Taxes:33.30
20140813-0073130

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $9,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8TH DAY OF AUGUST, 2014.

Notary Public

MY COMMISSION EXPIRES: 6-4-17
(AFFIX SEAL)

VALERIE L. KANE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires June 4, 2017

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title, 42 Cool Springs Blvd., Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Deep River Development, LLC	Deep River Development, LLC	082-08-0-007.00 082-08-0-019.00
(NAME) 2550 Meridian Blvd., Suite 350	(NAME) 2550 meridian Blvd., Suite 350	
(ADDRESS) Franklin, TN 37067	(ADDRESS) Franklin, TN 37067	
(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, I, **First United Pentecostal Church of Nashville, Inc.,** a Tennessee corporation also known as First United Pentecostal Church, Inc., a corporation, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Deep River Development, LLC**, a Tennessee limited liability company, HEREINAFTER CALLED THE GRANTEES, ITS SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

TRACT ONE:

Land in Davidson County, Tennessee, being Lot No. 61 on the Plan of Miller's Addition to Edgefield, as of record in Book 57, page 133, Register's Office for Davidson County, Tennessee and part of closed alley and part of closed street.

Being the same property conveyed to First United Pentecostal Church Inc., a corporation, by Warranty Deed from May Alice Ridley, an unmarried individual, dated June 29, 2007, of record in Instrument No. 20070703-0079279, Register's Office for Davidson County, Tennessee.

TRACT TWO:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being a Reserved Parcel "A" on the plan of Arrington Heights, Section 3, as of record in Book 3300, page 99, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof and part of closed street. Said parcel fronts 128.17 feet on the west right of way of the Louisville and Nashville Railroad and runs back between lines, 138.11 feet on the south line in the rear on which it measures 120 feet.

Being the same property conveyed to First United Pentacostal Church, Inc., by Warranty Deed from King Properties and Investments, dated December 29, 2006, of record in Instrument No. 20070122-0008951, re-recorded in Instrument No. 20070221-0021328, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: AS TO TRACT ONE: Taxes for the year 2014, which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plat of record in Book 57, page 133, and Right of way of North 6th Street, all matters appearing of record in the Register's Office for Davidson County, Tennessee. AS TO TRACT TWO: Taxes for the year 2014, which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 3300, page 99; Restrictions of record in Book 3368, page 23; Book 3507, page 347 and Book 3507, page 572, all of record in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 801 N 6th Street, Nashville, TN 37207 and 0 Arrington St., Nashville, TN 37207

(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 8th day of August, 2014.

First United Pentecostal Church of Nashville, Inc., a Tennessee corporation also known as First United Pentecostal Church, Inc., a corporation

By: _____

Phillip Hampton, Secretary/Treasurer

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared Phillip Hampton, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon this oath acknowledged himself to be the Secretary/Treasurer of **First United Pentecostal Church of Nashville, Inc.**, a Tennessee corporation also known as First United Pentecostal Church, Inc., a corporation, the within named bargainor, and that he as such Secretary/Treasurer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of **First United Pentecostal Church of Nashville, Inc.**, a Tennessee corporation also known as First United Pentecostal Church, Inc., a corporation, by the said Phillip Hampton as such Secretary/Treasurer.

Witness my hand and official seal at Nashville, Tennessee, this 8th day of August, 2014.

_____
Notary Public

My Commission Expires: 6-4-17

VALERIE L. KANE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires June 4, 2017