BILL GARRETT, Davidson County
Trans:T20140094383 DEEDWARR
Recvd: 12/17/14 11:05 2 pgs
Fees:13.00 Taxes:3422.50
20141217-0115348

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 925,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of December, 2014

Notary Public:

MY COMMISSION EXPIRES: 3/6/18
(AFFIX SEAL)

LAURA MITCHELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

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:
Urban Property Partners	NEW OWNER	Parcel ID:11909001100;
1403 Elmwood Avenue		11909001200;11909001300;
Nashville TN 37212		11909000900;11909000800; 11900900700;11000905200; *

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

Faith Life Church Nashville, Inc., f/k/a Word of Faith Christian Center Nashville, Inc., a/k/a Word of Faith Christian Center

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Urban Property Partners

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:

The following described property located in Davidson County, Tennessee and being Lots Nos. 14, 15, 16, 31, 32, 33, 34, 35 and 36 on the Revised and Corrected Plan of Thompson Ring's Subdivision of Edenwold Park as of record in Book 332, Page 29, Register's Office for Davidson County, Tennessee and further described as follows:

Tract A
Beginning at a P.X. nail found at the intersection of the center lines of Grandview Avenue and Central Avenue, thence N 46 deg. 42' 16" E 35.13' to iron pin set (IPS) at the intersection of the easterly right of way of Grandview Avenue and the northerly right of way of Central Avenue, being the point of beginning of therein described tract; thence with the easterly right of way of Grandview Avenue, N 2 deg. 53' 22" E, 200.00' to an IPS at the southwesterly corner of Clarence E. Ellis as recorded in Deed Book 5440, Page 244, R.O.D.C.; thence leaving Grandview Avenue and with Ellis, S 88 deg. 21' 55" E 149.35' to an IPS on the westerly right of way of an unnamed 35' alley thence leaving Ellis and with the westerly right of way of said alley, S 2 deg. 20' 49" W 199.46' to an IPS on the northerly right of way of Central Avenue; thence leaving said alley and with the northerly right of way of Central Avenue N 88 deg. 33' 25" W, 151.28' to the point of beginning, containing 0.69 acres, more or less, as surveyed by Arrowhead Survey on February 17, 1999.

Tract B
Beginning at a P.X. nail at the intersection of the center lines of Grandview Avenue and Central Avenue, thence N 46 deg. 42' 16" E 35.13' to an iron pin set (IPS) at the intersection of the easterly right of way of Grandview Avenue and the northerly right of way of Central Avenue; thence with the northerly right of way of Central Avenue, S 88 deg. 33' 25" E, 166.28' to an IPS at the intersection of the easterly right of way of an unnamed 15' alley and the northerly right of way of Central Avenue, being the point of beginning, of therein described tract; thence with the easterly right of way of said alley, N 2 deg. 20' 49" E, 149.41' to an IPS at the southwesterly corner of Mizgeen M. Zebari as recorded in Deed Book 10935, Page 343, R.O.D.C., thence leaving said alley and with the southerly line of Zebari, S 88 deg. 21' 55" E, 160.33' to an IPS on the westerly right of way of Nolensville Road, S 2 deg. 20' 49" N. 148.87' to an IPS at the intersection of the westerly right of way of Nolensville Road and the northerly right of way of Central Avenue; thence leaving Nolensville Road and with the northerly right of way of Central Avenue, N 88 deg. 31' 25" W, 160.35' to the point of beginning, containing 0.55 acres, more or less, as surveyed by Arrowhead Survey on February 17, 1999.

Tract C
Beginning at a P.X. nail found at the intersection of the center lines of Grandview Avenue and Central Avenue, thence S 41 deg. 42' 19" E 34.64' to an iron pin set (IPS) at the intersection of the easterly right of way of Grandview Avenue and the southerly right of way of Central Avenue; thence leaving Grandview Avenue and with the northerly right of way of Central Avenue, S 88 deg. 33' 25" E, 152.55' to an IPS at the intersection of the northerly right of way of Central Avenue and the westerly right of way of an unnamed 15' alley; thence leaving Central Avenue and with the westerly right of way of said alley; S 2 deg. 01' 06" W, 99.83' to an IPS at the northeasterly corner of Ollis Aldridge as recorded in deed book 3928, Page 554, R.O.D.C.; thence leaving the alley and with Aldridge, N 88 deg. 30' 08" W, 150.73' to an IPS on the easterly right of way of Grandview Avenue; thence leaving Aldridge and with the easterly right of way of Grandview Avenue, N 0 deg. 58' 21" E, 99.69' to the point of beginning, containing 0.35 acres, more or less as surveyed by Arrowhead Survey on February 17, 1999.

BEING the same property conveyed to Word of Faith Christian Center - Nashville, Inc., a/k/a World of Faith

*and 11900901000

Christian Center by deed from Khan Produce Co., of record in Instrument 20020311-0030384, dated March 7, 2002, Register's Office for said County.

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 2635, 2637 and 2639 Nolensville Pike and 2634, 2636, 2640, 2642, and 2702 Grandview Ave., Nashille, TN 37211

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 15th day of December, 2014.

Faith Life Church Nashville Inc.

BY: _____
Henry Coles
Pastor

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Henry Coles with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Pastor respectively of the Faith Life Church Nashville, Inc. the within named bargainer, and corporation, and that he/she as such Pastor being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Henry Coles as such Pastor.

Witness my hand and official seal at Nashville, Tennessee, this 15th day of December, 2014.

My Commission Expires: 8/23/16 _____
Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.