STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $577,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF January, 2016.

Notary Public
MY COMMISSION EXPIRES: March 26, 2017
File No. 16-3737D

LORI L. RUMLEY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER MY COMM. EXP. MARCH 26, 2017

BILL GARRETT, Davidson County
Trans:T20160001824 DEEDWARR
Recvd: 01/08/16 10:14 2 pgs
Fees:13.00 Taxes:2136.75
20160108-0001984

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
CJ Trinity Lane Partners, LLC, a Tennessee limited liability company (NAME)	CJ Trinity Lane Partners, LLC, a Tennessee limited liability company (NAME)	072-06-0-211; 212; 213; 214
209 29th Avenue North, Ste. 150 (STREET ADDRESS)	209 29th Avenue North, Ste. 150 (STREET ADDRESS)	
Nashville, TN 37203 (CITY) (STATE) (ZIP)	Nashville, TN 37203 (CITY) (STATE) (ZIP)	

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 HEREBYACKNOWLEDGED, WE, **Iglesia Hispana de Nashville, Inc.**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CJ Trinity Lane Partners, LLC, a Tennessee limited liability company**, 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 Nos. 11 and 12 on the Map of the Subdivision of Casper Zopfis Place of record in Book 332, Page 167, in the Register's Office for Davidson County, Tennessee, and revised and corrected Map of the subdivision of Casper Zopfis Place of record in Book 547, Page 21 and 22, said Register's Office, to which plat reference is hereby made for a more complete description.

BEING a portion of the same property conveyed to Iglesia Hispana de Nashville, Inc. from La Iglesia De Dios Hispana Pentecostal, by deed dated March 12, 2009, in Instrument No. 20090317-0024169, in the Register's Office for Davidson County, Tennessee.

TRACT II:
Land in Davidson County, Tennessee, being Lot No. 16 on the Revised and Corrected Map of Subdivision of Casper Zopfi's Place, of record in Book 547, Page 21 and 22, Register's Office for said County and t which plan reference is hereby made for a more complete and accurate description.

Said Lot No. 16 fronts 50 feet on the northerly side of Trinity Lane, formerly Countess Street, and runs back between parallel lines with the easterly margin of Casper Avenue 145 feet to an alley.

AND;

Land in Davidson County, Tennessee, being Lot Nos. 13, 14 and 15 on the Map of Subdivision of Casper Zopfi's Place, of record in Book 332, Page 167, Register's Office for said County and to which plan reference is hereby made for a more complete and accurate description.

Said Lots 13, 14 and 15 front 50 feet on the northerly side of Countess Street, Now Trinity Lane and runs back between parallel lines 145 feet to an alley.

Included in this description but specifically excluded from any conveyance is the property condemned by Metro Ordinance for Roadway Purposes.

BEING the same property conveyed to Iglesia Hispana de Nashville, Inc. from the Trustees of Iglesia de Dios Hispana Pentecostal Spanish Church of God, by Deed dated September 12, 2007, in Instrument No. 20071128-0138025, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Book 332, page 167 and Book 547, Pages 21 and 22, Register's Office for Davidson County, Tennessee.

The 2015 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.

The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 1063, 1067, 1071 & 1073, East Trinity Lane, Nashville, TN 37216.

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. Whenever 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/our hand(s) this 7th day of January, 2016.

IGLESIA HISPANA DE NASHVILLE, INC.

By: _____
Jose Rodriguez, President

January 07, 2016
Date

STATE OF Tennessee

COUNTY OF Sumner }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Jose Rodriguez, President for Iglesia Hispana de Nashville, Inc., with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument for the purposes therein contained, and who further acknowledged that he or she is the President of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 7th day of January, 2016.

My Commission Expires: 8/21/2018

_____
Notary Public

TRUDY MILLIKEN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066