WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20160001852 DEEDWARR
Recvd: 01/08/16 10:58 2 pgs
Fees: 13.00 Taxes: 1194.28
20160108-0002039

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 322,779.00

Harriette H. Shivers Trustee
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 5 DAY OF JANUARY, 2016.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires MAR 7, 2017

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harriette H. Shivers, Trustee of the Harriette H. Shivers Living Trust U/A/D June 7, 2006	Lipscomb University	
(NAME)	(NAME)	
1601 Observatory Ct.	One University Park Dr.	117-16/129
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Nashville, TN 37204	
(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, WE, **LIPSCOMB UNIVERSITY, A TENNESSEE NON-PROFIT CORPORATION**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **HARRIETTE H. SHIVERS, TRUSTEE OF THE HARRIETTE H. SHIVERS LIVING TRUST U/A/D JUNE 7, 2006,** 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:

Land in Davidson County, Tennessee, being Lot No. 21 and the northerly 38 feet of Lot No. 20 of Block "P" on the Plan of Maplehurst Subdivision, of record in Plat Book 843, pages 22 and 23, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to David Lipscomb University, a Tennessee non-profit corporation by deed from Wanda R. Baxter, the unmarried widow of Batsell Barrett Baxter, reserving unto herself an estate for life, dated October 2, 1998, of record in Book 11228, Page 901, Register's Office for Davidson County, Tennessee. The said Wanda R. Baxter has since died on March 28, 2014. David Lipscomb University, a Tennessee non-profit corporation is now known as Lipscomb University, a Tennessee non-profit corporation.

This conveyance is subject to all matters appearing on the plan of record in Book 843, Pages 22 and 23, said Register's Office.

This is improved x property, known as 3703 Mayfair Avenue, Nashville, TN 37215 (unimproved)

(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.

BOX 10-A

RETURN TO:

Witness my hand this 5th day of January, 2016.

LIPSCOMB UNIVERSITY

BY: _____

DANNY H. TAYLOR, SENIOR VICE PRESIDENT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned notary public of Davidson County, Tennessee, personally appeared Danny H. Taylor, with whom I am personally acquainted and who, upon oath, acknowledged himself to be Senior Vice President of Lipscomb University, a non-profit corporation, the within named bargainor, a corporation, and that he as such Senior Vice President of Lipscomb University, a non-profit corporation, executed the foregoing instrument for the purpose therein contained by personally signing the name of the corporation as Senior Vice President.

Witness my hand and official seal at Nashville, Tennessee this 5 day of January, 2016.

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 7, 2017

_____

Notary Public