WARRANTY DEED

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $50.00.

Affiant

Subscribed and sworn to me on May 23rd, 2016.

NOTARY PUBLIC

My Commission Expires: 11-6-2017

BRENDA ZITZMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Davidson County DEEDWARR
Recvd: 05/24/16 08:24 3 pgs
Fees:17.00 Taxes:0.00
20160524-0051728

THIS INSTRUMENT WAS PREPARED BY:

Community Title Company, LLC
2200 Abbott Martin Road, Suite 201
Nashville, Tennessee 37215
(615)269-7676

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Cross Point Community Church P.O. Box 60468 Nashville, TN 37206-0468	NEW OWNER	092-09-14.00

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and HR Properties of Tennessee, a Tennessee general partnership, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto Cross Point Community Church, a Tennessee not-for-profit corporation, hereinafter called **"GRANTEE,"** its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee being part of Lot 8 on the plan of Clifton plat of Lots of record in Plat Book 21, Page 35 Register's Office of Davidson County, Tennessee described according to a survey made by S.M. McMurray Engineering Company, March 9th, 1944, as follows:
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> Beginning at an iron pin on the Westerly margin of 39th Avenue North at the Northeast corner of the property conveyed to Henry Roland and wife, by Deed from John C. Fleming of record in Book 289, Page 287 said Register's Office, said point being 266.5 feet North of the Northerly margin of Delaware Avenue; thence with the Westerly margin of 39th Avenue, North, Northwardly 34 feet to an iron pin 39.2 feet South of the dividing line between lots Nos. 8 and 11; thence Westward 176.2 feet to an iron pin in the Easterly margin of an alley at a point 43.6 feet South of said dividing line; thence with said alley, Southwardly 34 feet to a post in the Northerly line of said Roland property; thence with said line, Eastwardly 176 feet to the beginning.
>
> Being the same property conveyed by Quitclaim Deed from Aerial Investment Properties, LLC a Tennessee limited liability company to HR Properties of Tennessee a General Partnership, as recorded on the 15th day of April, 2014 in Instrument No. 20140415-0031309 and Warranty Deed from James Wingo, unmarried to Aerial Investment Properties, LLC, a Tennessee limited liability company, as recorded on the 26th day of June, 2013 in Instrument No. 20130626-0065611, in the Register's Office of Davidson County, Tennessee.
>
> This is improved property known as 609 39th Ave N., Nashville, TN 37209.

The conveyance of the above-described parcel of land is subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns, forever, and GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind themselves, their heirs and assigns, to warrant and forever

defend the title to the said land to the said GRANTEE, its successors 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 our hands on May 23rd, 2016.

HR Properties of Tennessee,
a Tennessee general partnership

By: Galen Scott Haley, Managing Partner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, of the state and county aforesaid, personally appeared Galen Scott Haley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be an authorized representative and Managing Partner of HR Properties of Tennessee, the within named bargainor, and that he as such authorized Managing Partner of HR Properties of Tennessee has duly authorized and executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as Managing Partner of HR Properties of Tennessee.

WITNESS MY HAND AND OFFICIAL SEAL, this the 23rd of May, 2016.

NOTARY PUBLIC

My Commission Expires: 11-6-2017



Certificate of Authenticity

I, John Cobb Rochford, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Brenda Zitzman, a notary public for this county and state, John Cobb Rochford, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

BRENDA ZITZMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary's Signature

My Commission Expires: 11-6-2017