# WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20170025557 DEEDWARR
Recvd: 03/27/17 11:11 2 pgs
Fees: 13.00 Taxes: 1017.50
20170327-0029545

DAMARIS B. STRATTON
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $275,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd day of March, 2017

Notary Public

MY COMMISSION EXPIRES: 5/28/17
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Warranty Title Insurance Company, Inc., 2401 Memorial Blvd.
Springfield, TN 37172

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NO(S).: |
|---|---|---|
| Walking In Faith International Worship Center | SAME | 60 - 7 - 1 |
| (NAME) | (NAME) | |
| 244 Ewing Lane | | |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37207 | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | File No.: 20170321 |

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/we, Do Re Mi Gospel Music Academy, Inc., a non-profit corporation, hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey unto Walking In Faith International Worship Center, 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. :

Certain real property situated in Davidson County, Tennessee, and described as follows, to-wit:

Being Lot No. 2, on the plan of Hillhurst Subdivision (A Re-subdivision of Lot Nos. 1 and 2, old Lot Nos. 97 and 96), which is of record in Book 8250, Page 523, Register's Office for Davidson County, Tennessee, to which record reference is hereby made for a more particular description thereof.

Being the same property conveyed to Trustees for Do Re Mi Gospel Music Academy, Inc., and Do Re Mi Gospel Music Academy, Inc., a non-profit corporation by Quitclaim Deed from Cecil Butts and Dortch Wimberly, two of the three remaining living Trustees of Parkwood Baptist Church, Nashville, Tennessee, dated December 19, 2012 and filed of record in Instrument No. 20121226-0118493 and by Quitclaim Deed of record in Instrument No. 20130312-0024470, Register's Office for Davidson County, Tennessee. (See also Scriveners Affidavit of record in Instrument 20170327-0029544, Register's Office for Davidson County, Tennessee.)

Subject to Right-of-way Easements of record in Book 4143, Page 377 and Instrument No. 20020716-0085645, said Register's Office.

Unimproved ☐

This is improved ☒ property, known as 244 Ewing Lane, Nashville, TN 37207
(House No.) (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 I/we do covenant with the said GRANTEES that I/we am/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 I/we do further covenant and bind myself, my 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 any gender shall be applicable to all genders.

It is expressly agreed by the parties hereto that all taxes for the current year shall be prorated between them as of the date of this deed.

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

Witness my hand this 23rd day of March, 2017

Do Re Mi Gospel Music Academy, Inc.

James W Riddle

By: James W. Riddle, Board Member

STATE OF Tennessee )
County OF Davidson )

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared James W. Riddle, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Board Member (or other officer authorized to execute the instrument) of Do Re Mi Gospel Music Academy, Inc., the within named bargainor, a corporation, and that such officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Board Member (or other authorized officer).

Witness my hand, at office, this 23rd of March, 2017.

Notary Public
My Commission Expires:

DON KEITH HEAD III
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY
My Commission Expires 07-30-2017