Bill Garrett Davidson County
Batch# 6123 DEEDWARR
09/29/2017 03:29:23 PM 3 pgs
Fees: $18.00 Taxes: $481.00
20170929-0100067

# Warranty Deed

| | |
|---|---|
| | STATE OF TENNESSEE<br>COUNTY OF DAVIDSON<br><br>The actual consideration or value, whichever is greater, for this transfer is $130,000.00.<br>Affiant<br>Subscribed and sworn to before me, this the 22nd day of September, 2017.<br>Notary Public<br><br>My commission expires: |

ANNE MARIE CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires September 7, 2020

**THIS INSTRUMENT WAS PREPARED BY**
**WAGON WHEEL TITLE**
**202 SOUTH 11TH STREET**
**NASHVILLE, TN 37206**
**615.650.5100**

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map/Parcel Numbers: |
|---|---|---|
| Ramon Diaz | New Owner | |
| 2397 Jack Teasley Road | | 081070465.00 |
| Pleasant View, TN 37146 | | |

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **SWIFT TABERNACLE MISSIONARY BAPTIST CHURCH, A TENNESSEE NON-PROFIT CORPORATION**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **RAMON DIAZ**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 13 on the Plan of The Subdivision of Lot No. 2 of the Thomas Woodard Property of record in Plat Book 2, Page 104, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Swift Tabernacle Missionary Baptist Church, its assigns and successors by Warranty deed from Leonard Jones of record in Instrument No. 20021210-0152233 Register's Office for Davidson County, Tennessee, dated December 9, 2002 and recorded on December 10, 2002.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is unimproved property known as 1925 10th Avenue North, Nashville, TN 37208.

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(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and

forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 22nd day of September, 2017.

**Swift Tabernacle Missionary Baptist Church**

Leon M. Corder Jr., Senior Pastor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Leon M. Corder Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Senior Pastor of Swift Tabernacle Missionary Baptist Church, a Tennessee Non-Profit Corporation, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said corporation for the purposes therein contained.

Witness my hand and seal this 22nd day of September, 2017.

Notary Public

My Commission Expires: 7-2-18

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 2, 2018

*Further consent to the sale and transfer/conveyance of the above-described property is hereby evidenced by the signatures of the Trustees/Directors of the Swift Tabernacle Mission Baptist.*

**Swift Tabernacle Missionary Baptist Church**

La Tanya McAdoo La Tanya McAdoo
Latanya McAdoo, Trustee/Director

Curry Corder
Curry Corder, Trustee/Director

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Latanya McAdoo, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Trustee/Director of the Swift Tabernacle Missionary Baptist Church, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said corporation/entity for the purposes therein contained.

Witness my hand and seal this 27th day of September, 2017.

DREW T. BANDY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires May 3, 2021

Notary Public

My Commission Expires: 5/3/21

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Curry Corder, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Trustee/Director of the Swift Tabernacle Missionary Baptist Church, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said corporation/entity for the purposes therein contained.

Witness my hand and seal this 27th day of September, 2017.

Notary Public

My Commission Expires: 5/3/21

DREW T. BANDY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires May 3, 2021