WARRANTY DEED

DON KEITH HEAD III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires June 22, 2021

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $28,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd day of April, 2018

Notary Public

MY COMMISSION EXPIRES:
(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).:
Matthew L. Burnett	SAME	26-5-136
(NAME)	(NAME)	
P.O. Box 1610		
(ADDRESS)	(ADDRESS)	
Springfield, TN 37172		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	File No.: 20172957

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, Living Word Church, a Tennessee Corporation, hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey unto Matthew L. Burnett, 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 Plat of Section 2, C & T Subdivision, which plat is of record in Book 5210, Page 275, 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 Living Word Church, a Tennessee Corporation, by Warranty Deed from Virgil Ray, Trustee with full power to mortgage, sell, transfer or convey without the joinder of any beneficiary or beneficiaries, dated April 5, 2010 and filed of record in Instrument No. 20100406-0025426, Register's Office for Davidson County, Tennessee.

Subject to a Permanent Telecommunications Easement of record in Instrument No. 20140114-0003779, said Register's Office.

Unimproved ☒

This is improved ☐ property, known as 400 Two Mile Pike, Goodlettsville, TN 37072
(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.

Bill Garrett Davidson County
Batch# 76580 **DEEDWARR**
04/05/2018 11:24:54 AM 2 pgs
Fees: $13.00 Taxes: $92.50

20180405-0032075

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 3rd day of April, 2018

Living Word Church, a Tennessee Corporation

Timothy A Slaton, President

By: Timothy Slaton, President

STATE OF Tennessee)
County OF Sumner)

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared Timothy Slaton, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of Living Word Church, a Tennessee Corporation, 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 President (or other authorized officer).

Witness my hand, at office, this 3rd of April, 2018.

Notary Public
My Commission Expires:

DON KEITH HEAD III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires June 22, 2021