#30714-S
Box 14

THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF DAVIDSON
Bankers Title & Escrow Corp. 3310 West End Avenue - Suite 540 Nashville, Tennessee 37203 P18-24597	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 280,330.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF APRIL, 2018. Notary Public MY COMMISSION EXPIRES: 11/9/21 (AFFIX SEAL)
Bill Garrett Davidson County Batch# 80970 DEEDWARR 04/16/2018 09:50:23 AM 2 pgs Fees: $13.00 Taxes: $1,037.22 20180416-0035369	ANDREW THOMAS WOOD NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Coptic Orthodox Patriarchate-Diocese of the Southern United States	St. George Coptic Orthodox Church	
P. O. Box 1005	111 Jay Street	11905022500
Colleyville, TX 76034-1005	Nashville, TN 37210	
(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, **Katie M. Vaca and husband, Julian Vaca,**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **COPTIC ORTHODOX PATRIARCHATE-DIOCESE OF THE SOUTHERN UNITED STATES, a Texas nonprofit corporation,**

HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS 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. 119 on the Plan of Re-Subdivision of Lots 3, 4, 5 and Parts of Lots 5 and 6, Cumberland Nurseries of record in Plat Book 332, Page 148, 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 Katie M. Vaca and Julian Vaca, wife and husband by Warranty deed from Robert Walsh and Glynis Walsh, husband and wife of record in Instrument No. 20160201-0009546 Register's Office for Davidson County, Tennessee, dated January 29, 2016 and recorded on February 01, 2016.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is IMPROVED property known as **111 Jay Street, Nashville, TN 37210.**

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.

Witness our hands this the 13th day of April, 2018.

Katie M. Vaca

Julian Vaca

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Katie M. Vaca and Julian Vaca,** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainors, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 13th day of April, 2018.

My Commission expires: March 3, 2020

Notary Public

S. L. MOORE
STATE OF TENNESSEE NOTARY PUBLIC