Bill Garrett Davidson County
Batch# 94991 DEEDWARRSP
05/21/2018 02:28:12 PM 5 pgs
Fees: $28.00 Taxes: $921.30
20180521-0048551

Prepared by:

Amy L. Koenig
Barack Ferrazzano Kirschbaum & Nagelberg LLP
200 West Madison Street, Suite 3900
Chicago, IL 60606

Address new owner as follows:	Send tax bills to:	Map-Parcel Nos.:
Pentecostal Fellowship of the Holy Spirit Church 1211 Riverside Drive East Nashville, TN 37206	Pentecostal Fellowship of the Holy Spirit Church 1211 Riverside Drive East Nashville, TN 37206	04112009000

SPECIAL WARRANTY DEED

THE STATE OF Tennessee §
§ KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF Davidson §

THAT NATIONAL ORGANIZATION OF THE NEW APOSTOLIC CHURCH OF NORTH AMERICA, an Illinois religious corporation ("***Grantor***"), for and in consideration of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration paid by the Grantee hereinafter named, whose mailing address is 132 McCarthy Park Lane, Nashville, Tennessee 37207, the receipt and sufficiency of which consideration are hereby acknowledged, and upon and subject to the exceptions, terms and provisions hereinafter set forth and described, has BARGAINED and SOLD, and by these presents does hereby TRANSFER and CONVEY, unto PENTECOSTAL FELLOWSHIP OF THE HOLY SPIRIT CHURCH, ("***Grantee***"), its successors and assigns, certain real property situated in Davidson County, Tennessee, described on **Exhibit A** attached hereto and made a part hereof for all purposes, together with all improvements situated thereon and all rights, tenements, hereditaments, easements, privileges and appurtenances pertaining thereto (collectively the "***Property***").

This conveyance, and all covenants and warranties contained herein, are made subject and subordinate to those exceptions (collectively, the "***Permitted Exceptions***") set forth below.

This is improved property known as 925 Old Hickory Boulevard, Madison, TN 37115.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging, unto Grantee, its successors and assigns, forever, subject to: taxes and assessments not yet due and payable, easements, covenants, conditions, reservations and restrictions of record, any such state of facts as an accurate survey might disclose, and building and zoning and other municipal ordinances.

Grantor covenants with the Grantee that the Property is free from all encumbrances made or suffered by Grantor, except to the extent otherwise set forth herein.

Grantor further covenants and binds itself, its successors and representatives, to WARRANT AND FOREVER DEFEND the title to the Property to the said Grantee, its successors and assigns, against the lawful claims of all persons claiming by, through or under Grantor, but not otherwise, subject to the matters set forth above.

By acceptance of this Special Warranty Deed, Grantee assumes payment of all property taxes on the Property for the year 2018 and subsequent years.

[Signature Page Follows]

14th IN WITNESS WHEREOF, this Special Warranty Deed has been executed by Grantor on the day of May, 2018.

NATIONAL ORGANIZATION OF THE NEW APOSTOLIC CHURCH OF NORTH AMERICA, an Illinois religious corporation

By: Randolph M. Bauer
Name: Randolph M. Bauer
Title: Vice President and Authorized Agent

STATE OF CT)SS Southbury
COUNTY OF New Haven)

Before me, Melissa Gonzalez, a Notary Public of the State and County aforesaid, personally appeared Randolph Bauer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, on oath, acknowledged himself to be the Vice President and Authorized Agent of National Organization of the New Apostolic Church of North America, the within named grantor, a corporation, and that he as such Vice President and Authorized Agent, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such Vice President and Authorized Agent as his free act and deed.

WITNESS my hand and official seal at office in Southbury this 14th day of May, 2018.

Signature Melissa Gonzalez

My commission expires: MELISSA GONZALEZ
NOTARY PUBLIC
MY COMMISSION EXPIRES NOV. 30, 2018

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICH IS GREATER, FOR THIS TRANSFER IS $ 249,000.00 DOLLARS.

Kylah Henderson
Affiant

Subscribed and sworn to before me this 15TH day of MAY, 2018.

Notary Public

MY COMMISSION EXPIRES 07/06/20

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2020

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2020

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 6 on the unrecorded subdivision known as Locust Hill, in the 11th, formerly the 19th Civil District of said County and State, which Subdivision is a part of Lot No. 1 of the Gleaves Land, of record in Book 42, Page 643, Register's office for said County, and described according to a survey thereof made by Dale and Associates, Job No. 88190, dated June 29, 1988, as follows:

BEGINNING at a point in the southerly margin of Old Hickory Boulevard, said point being 600 feet East of the easterly margin of Dickerson Pike; thence, along said Old Hickory Boulevard, South 81 degrees 33 minutes 00 seconds East, distance of 99.60 feet to a point; thence South 08 degrees 23 minutes 19 seconds West, a distance of 364.60 feet to a point; thence North 81 degrees 33 minutes 00 seconds West, a distance of 99.60 feet to a point; thence North 08 degrees 23 minutes 19 seconds East, a distance of 364.60 feet to the point of beginning containing 0.83 acres of land more or less.

Being the same property conveyed to National Organization of the New Apostolic Church of North America, an Illinois Religious Corporation, by Warranty Deed from G. W. Hire and wife, Lula Mae Hire and William Jack Fillmore and wife, Cleo Fillmore, of record in Book 7599, Page 621 and corrected in Book 7607, Page 80 and corrected again in Book 7872, Page 401, in the Register's Office of Davidson County, Tennessee, dated July 13, 1988 and recorded on July 15, 1988.