WARRANTY DEED



STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd day of July, 2018.

Notary Public

MY COMMISSION EXPIRES: 1-7-20

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bennett & Pressley, P.C., Lawyer's Escrow Service, Inc., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Trustees of the Church of Christ at 1408 Jackson Street	NEW OWNER	092-04-0-054
(NAME) 1408 JACKSON STREET	(NAME)	
(ADDRESS) NASHVILLE, TN 37208	(ADDRESS)	
(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, **Robert L Grinstead and Rodney Grinstead , as tenants in common with right of survivorship** , , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Clinton Cummings, Sr., Terry Primm, Sr., Richard Southhall, Jesse F. Tucker, Kevin A. Chandler, Lonnie Pulley, Ernest F. Sanders, Ardie Trice, Carl R. Tomlinson and James A. White, Trustees of the Church of Christ at 1408 Jackson Street**, HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain tract or parcel of land situated in Davidson County, Tennessee is further described as follows, to-wit:

Being the Easterly half of Lot No. 177 in Thomas Harding's Second Addition to Nashville, which plan is record in Book 443, Page 157, Register's Office for Davidson County, Tennessee.

Said half Lot No. 177 fronts 25 feet on the Southerly side of Phillips Street, and runs back, between parallel lines, 150 feet to an an alley.

Being the same property conveyed to Robert L. Grinstead and Rodney Grinstead, as tenants in common with right of survivorship by Quit Claim Deed dated 05/10/2007 from Robert L. Grinstead of record in Instrument 200705110056484, Register's Office for Davidson County, Tennessee.

Jessie Tucker and Lonnie Pulley are the duly appointed and acting Trustees of Grantees for all things and matters pertaining to this property pursuant to Resolutions unanimously adopted and executed by all of the Elders and Deacons of Grantees on June 10, 2018.

This conveyance is subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines, and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.

unimproved X

This is improved property, known as 1503 Phillips Street, Nashville, TN 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Bill Garrett Davidson County
Batch# 112503 DEEDWARR
07/03/2018 03:11:30 PM 3 pgs
Fees: $18.00 Taxes: $462.50
20180703-0064709

201807030064709

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 2nd day of July, 2018

Robert L Grinstead

Rodney Grinstead

State of Tennessee
County of Davidson

On this 2nd day of July, 2018 before me, a Notary public in and for said County and State, personally appeared Robert L. Grinstead and Rodney Grinstead, individual(s) who executed the foregoing instrument and acknowledged the examination and reading of the same and did sign the foregoing instrument, and acknowledged that the same is said individual(s) free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

Notary Public

My Commission Expires: _____

LESLIE C. LOUGHLIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES JANUARY 3, 2022

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201807030064709

Tennessee Certification of Electronic Document

I, Ernest D. Bennett, III (Signer's Name), do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Ernest D. Bennett III
Signature

State of Tennessee

County of Davidson

Personally appeared before me, Anthony N. Greco (Notary's Name), a notary public for this county and state, Ernest D. Bennett, III (Signer's Name), who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSION EXPIRES: 7-7-20

NOTARY'S SEAL

ANTHONY N. GRECO
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES JULY 7, 2020