WARRANTY DEED

Bill Garrett Davidson County
Batch# 127251 DEEDWARR
08/09/2018 03:46:45 PM 2 pgs
Fees: $13.00 Taxes: $795.50

20180809-0078834

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-20

M-VRES-18-4100-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER ~~IS GREATER~~, FOR THIS TRANSFER IS $215,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF ~~JULY,~~ August 2018.

Notary Public

MY COMMISSION EXPIRES: 7/6/20

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Cannonball White	new owner	
(NAME)	(NAME)	**058-00-0-181.00**
5217 Michigan Avenue		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **WORD OF LIFE CHRISTIAN CENTER, INTERNATIONAL,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **CANNONBALL WHITE,** hereinafter called the Grantee, his heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Beginning at a concrete monument found on the northwest corner of Lot 154 Haynes Park Subdivision Section 2 at the end of E Fairview Dr. being on the east line of the property herein described; travel thence S 12°04'03" W a distance of 120.62'to a concrete monument found at the southwest corner of Lot 154 Haynes Park Subdivision Section 2 and a point on the north line of Metro Government Bordeaux Library; thence N 77°51'15" W a distance of 148.63' to a iron pin; thence N 12°19'02" E a distance of 178.68' to a iron pin; thence N 77°19'35" W a distance of 175.75' to a iron pin on the southeast corner of 4010 Clarksville Pk.; thence following 4010 Clarksville Pk. N 15°58'11" E a distance of 217.97' to an iron pipe; thence S 82°09'12" E a distance of 313.58' to a point; thence following the west line of Haynes Park Section 4A S 12°49'26" W a distance of 250.78' to a iron pin on the north margin of E Fairview Dr.; thence S 12°49'26" W a distance of 49.92' to a concrete monument on the south margin of E Fairview Dr., which is the point of beginning, according to a survey performed by Elkins Surveying Co. dated June 1, 2018, having an area of 2.291 acres or 99812.68 square feet.

Being a part of the same property conveyed to Word of Life Christian Center, Inc. by Quitclaim deed from Word of Life Fellowship Church of record in Book 11471, page 909, Register's Office for Davidson County, Tennessee, dated April 30, 1999 and recorded on May 10, 1999.

Being a part of the same property conveyed to Word of Life Fellowship Church by Tennessee Special Warranty deed from The Bank of Nashville of record in Book 9749, page 642, Register's Office for Davidson County, Tennessee, dated July 31, 1995 and recorded on August 2, 1995.

This conveyance is subject to:
- Taxes for the year 2018, a lien not yet due and payable.
- Sanitary Sewer Easement of record in Book 7893, Page 469, in the Register's Office for Davidson County, Tennessee.
- Easement of record in Instrument Number 20180220-0015928, in the Register's Office for Davidson County, Tennessee.
- All matters shown on the Plan of record in Plat Book 974, Page 41, and Book 1130, Page 54, Register's Office for Davidson County, Tennessee.
- Restrictions of record in Book 3902, Page 725, in the Register's Office for Davidson County, Tennessee.
- Easements of record in Instrument Number 20170807-0080420, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **4100 Clarksville Pike, Nashville, Tennessee 37218**.

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), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 9 DAY OF JULY, 2018.

Word of Life Christian Center, International

BY: _____
Alexander Arthur
Pastor/Member

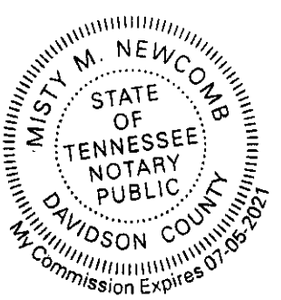
BY: _____
Fred Adom
Chief Financial Officer/Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, personally appeared ALEXANDER ARTHUR, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the PASTOR/MEMBER of WORD OF LIFE CHRISTIAN CENTER, INTERNATIONAL, the within named bargainor, a corporation, and that such person, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as PASTOR/MEMBER.

Witness my hand and official seal, this the 1 of July, 2018.

_____
Notary Public
My Commission Expires: 7/5/21
(SEAL)

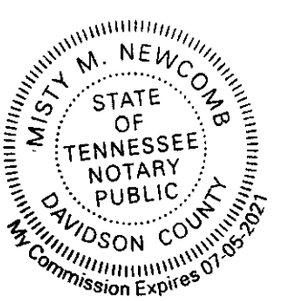


STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, personally appeared FRED ADOM, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the CHIEF FINANCIAL OFFICER/MEMBER of WORD OF LIFE CHRISTIAN CENTER, INTERNATIONAL, the within named bargainor, a corporation, and that such person, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as CHIEF FINANCIAL OFFICER/MEMBER.

Witness my hand and official seal, this the 9 of July, 2018.

_____
Notary Public
My Commission Expires: 7/5/21
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212