Karen Johnson Davidson County Batch# 324241 DEEDWARR 12/04/2019 09:06:30 AM 4 pgs Fees: $23.00 Taxes: $2,682.50 20191204-0124801 (Notary Stamp)	STATE OF TENNESSEE COUNTY OF Sumner The actual consideration or value, whichever is greater, for this transfer is $725,000.00. Affiant Subscribed and sworn to before me, this 2nd day of December, 2019. Notary Public My commission expires: 4-17-23

GREGORY D. VADEN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow
305-B Indian Lake Blvd., Suite 220, Hendersonville, TN 37075

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
St. Marks Missionary Baptist	New Owner	069-03-0-040.00 and 069-0
3901 & 3903 Milford Road	611 Cawan St.	
Nashville, TN 37216	Nashville, TN 37207	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Rose of Sharon Primitive Baptist Church

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

St. Marks Missionary Baptist

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Tract:1
Land in Davidson County, Tennessee, being Easterly Part of Lot No. 22 of Block GG on the Plan of Fairview Subdivision of record in Plat Book 1130, Page 54, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said part of said Lot fronts 82.6 feet on the West side of the Milford Road and extends back between lines 146 feet on the North line and 146.9 feet on the South line to a dead line in the rear on which it measures 100 feet more or less.

Tract :2
Land in Davidson County, Tennessee, being Lot No. 23 of Block GG on the Plan of Fairview Subdivision of record in Plat Book 1130, Page 54, in the Register's Office for Davidson County,

Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 23 fronts 100 feet on the Westerly side of Milford road and runs back between parallel lines 500 feet to a line in the rear.

Tract :1
Being the same property conveyed to Rose of Sharon Primitive Baptist Church, as joint tenants with right of survivorship by Warranty deed from James Hicks, David Hicks, Cheryl Shoulders and Delores Jennings of record in Book 9353, page 952, Register's Office for Davidson County, Tennessee, dated May 18, 1994 and recorded on May 23, 1994. (Value or consideration shown in aforementioned deed $12,000.00.)

Being the same property conveyed to Rose of Sharon Primitive Baptist Church, a Tennessee Non-Profit Corporation by Quitclaim deed from Rose of Sharon Primitive Baptist Church, a Tennessee unincorporated association of record in Instrument No. 20110609-0044278 Register's Office for Davidson County, Tennessee, dated June 08, 2011 and recorded on June 09, 2011. (Value of consideration shown in aforementioned deed $0.00.) Being also known as 3901 Milford Road Nashville, Tennessee 37216.

Tract : 2
Being the same property conveyed to Milton H. Whitefield, Alexander Bennett, Jr. and Annie L. Greer, Trustees of the Rose of Sharon Primitive Baptist Church by Warranty deed from Hershel M. Nolen, David Neisz, ray Fort, Burton Butler and Lindsey Swindle, Barry Chance, Trustees of the Milford Road Church of Christ (formerly the Seifried Church of Christ of record in Book 5606, page 576, Register's Office for Davidson County, Tennessee, dated May 23, 1980 and recorded on May 29, 1980. (Value or consideration shown in aforementioned deed $80,000.00.)

Being the same property conveyed to Rose of Sharon Primitive Baptist Church by Quitclaim deed from William J. Tucker, Pastor, James Cliff, Deacon and Stacey Jones, Treasurer, Trustees for the Rose of the Sharon Primitive Baptist Church, a Tennessee unincorporated association of record in Instrument No. 20110601-0041575 Register's Office for Davidson County, Tennessee, dated May 31, 2011 and recorded on June 01, 2011, Scriveners Affidavit recorded in Instrument No. 20110602-0042244.

This is improved property known as **3901 & 3903 Milford Road, Nashville, TN 37216.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for all subsequent years, the current year's taxes being paid at closing and prorated between the parties herein.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 2nd day of December, 2019.

Rose of Sharon Primitive Baptist Church

BY: _____
James Cliff - Deacon

BY: _____
Linda Coure - Treasurer

BY: _____
Shirley Brown - Secretary

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the within named bargainers James Cliff, Deacon, Linda Coure, Treasurer, and Shirley Brown, Secretary, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that such persons are the authorized officers for the ROSE OF SHARON PRIMITIVE BAPTIST CHURCH, a Tennessee unincorporated association, and that the instrument was signed, sealed, and acknowledged by them as officers of the Rose of Sharon Primitive Baptist Church, a Tennessee unincorporated association, to be the free act and deed of them as officers for the church.

Witness my hand and official seal this 2nd day of December, 2019.

_____
Notary Public
My Commission Expires: 4-17-23

GREGORY D. VADNER
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

SolomonParks File No. 19-000166-526

True Copy Certification

I, Gregory D. Vadner, 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.

STATE OF Tennessee)
COUNTY OF Sumner)

Personally appeared before me, Rebecca Dohoda, a Notary Public for this County, Gregory D. Vadner, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-19-20

Rebecca A. Dohoda
Notary Public
State of Tennessee
Rutherford County