Karen Johnson Davidson County
Batch# 381429 DEEDWARR
04/03/2020 10:18:30 AM 4 pgs
Fees: $23.00 Taxes: $1,757.50
20200403-0035894

PREPARED BY (AND RETURN TO):

Wilkins & Ivey, Attys.

Attorneys at Law
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104 Woodmont Blvd.
Nashville, TN 37205
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Christy Wilkins Ivey *Percy Wilkins, Jr. (1933-2017)*

W & I Ref: (DM) Title No.: 60931
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
K.B. Moore Holdings, L.L.C. 2105 Golf Club Lane Nashville, TN 37215-1223	New Owner

TAX MAP PARCEL NUMBERS: 00800005100 and 00800014000

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$475,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **On The Go Ministries, a Tennessee Non-Profit Corporation**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **K.B. Moore Holdings, L.L.C.** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Tract I:
Land in Davidson County, Tennessee, described as follows:
Beginning at an iron pin in the intersection of the northeasterly margin of Whites Creek Pike and the north margin of Jackman Road, the southwest corner of this tract; thence, with the northeasterly margin of Whites Creek Pike, N 45 deg. 37' 18" W, 208.67 feet to an iron pin in the northeasterly margin of Whites Creek Pike, marking the southwest corner of a tract of land which belongs to Will Lain, having a deed reference in Will Book 73, page 141, Register's Office for Davidson County, Tennessee; thence with the south boundary of said tract of land which belongs to Will Lain, N 56 deg. 14' 33" E, 197.02 feet to an iron pin marking the southeast corner of said tract of land which belongs to Will Lain, the southwest corner of a second tract of land which belongs to Will Lain, having a deed reference in Will Book 73, page 141, Register's Office for Davidson County, Tennessee; thence, with the south boundary of said second mentioned tract of land which belongs to Will Lain, as follows, N 56 deg. 14' 33" E, 47.00 feet to an iron pin; thence S 46 deg. 20' 32" E, 188.48 feet to an iron pin in the north margin of Jackman Road; thence, with the north margin of Jackman Road, S 51 deg. 27' 38" W, 243.03 feet to the point of beginning, containg 1.09 acres as surveyed by Richard C. Kessinger, R.L.S., Tennessee License #1038, d/b/a Kessinger & Associates, 610 South Main Street, Springfield, Tennessee, 37172, May 7, 2001.

Tract II:
Land in Davidson County, Tennessee, described as follows:
Beginning at an iron pin in the intersection of the northeasterly margin of Whites Creek Pike, and the south margin of Jackman Road, the northwest corner of this tract; thence, with the south margin of Jackman Road, N 50 deg. 55' 00" E, 207.90 feet to an iron pin in the south margin of Jackman Road, marking the most northerly northwest corner of a tract of land which belongs to Will Lain, having a deed reference in Will Book 73, pag 141, Register's Office for Davidson County, Tennessee; thence, with the west boundary of said tract of land which belongs to Will Lain, as follows, S 47 deg. 23' 00" E, 208.50 feet to an iron pin; thence, S 49 deg. 52' 00" W, 218.85 feet to an iron pin in the northwesterly margin of Whites Creek Pike; thence, with the northwesterly margin of Whites Creek Pike, as follows, N 39 deg. 13' 32" W, 7.95 feet; thence, with a curve to the left, having a radius of 1552.50 feet, an arc distance of 153.82 feet and a chord bearing of N 43 deg. 43' 02" W, 153.76 feet; thence, N 46 deg. 54' 18" W, 49.58 feet to the point of beginning, containing 1.01 acres as surveyed by Richard C. Kessinger, R. L. S., Tennessee License #1038 d/b/a Kessinger & Associates, 610 South Main Street, Springfield, Tennessee, 37172, May 7, 2001.

Tract I:
Being the same property conveyed to On The Go Ministries, Inc. by Warranty Deed from Trustees of Bethel Church of Christ dated May 15, 2001 and recorded on August 7, 2001, of record in Inst. No. 20010807-0084864, Register's Office for Davidson County, Tennessee. By Quitclaim Deed dated September 29, 2010, recorded Oct 6, 2010, of record in Inst. No. 20101006-0079892, said Register's Office, subject property was conveyed to On The Go Ministries, a Tennessee Non-Profit Corporation.

Tract II:
Being the same property conveyed to On The Go Ministries, Inc. by Warranty Deed from Trustees of Bethel Church of Christ, recorded August 7, 2001 of record in Inst. No. 20010807-0084865, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2020, and subsequent years.

This is improved property, known as 7906 Whites Creek Pike, Joelton, TN 37080

This is unimproved property, known as 0 Whites Creek Pike, Joelton, TN 37080

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 1st day of April, 2020.

On The Go Ministries, a Tennessee Non-Profit Corporation

By: David Brandon
David Brandon, Director, Vice President

State of Tennessee

County of Davidson

On this 1st day of April, 2020, before me the undersigned authority, personally appeared **David Brandon, Director, Vice President, of On The Go Ministries, a Tennessee Non-Profit Corporation,** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary

My Commission Expires: 3/8/21

STEVEN PAUL DISSER
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $475,000.00.

Affiant

Sworn and subscribed before me this 1st day of April, 2020.

Notary

My Commission Expires:

DEBBIE MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 09-25-2022

CERTIFICATE OF AUTHENTICITY

I, Christy W. Ivey, do hereby attest and affirm 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.

Attorney or Custodian

Wilkins and Ivey Attorneys

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public for said State and County, Christy W. Ivey, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: _____

