Karen Johnson Davidson County
Batch# 429102 DEEDWARRSP
07/01/2020 08:10:30 AM 4 pgs
Fees: $23.00 Taxes: $3,553.26
20200701-0070965

THIS INSTRUMENT PREPARED BY:
Catherine H. Gwyn
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
150 Third Avenue South
Suite 1700
Nashville, TN 37201

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $960,341.43.

Affiant

Subscribed and sworn to before me, this 29th day of June, 2020.

Notary Public

My Commission Expires: 12-18-22

Address New Owner As Follows:
Faith Life Church Nashville, Inc.
215 Bellevue Road
Nashville, TN 37221

Send Tax Bills To:
New Owner

Map-Parcel Number:
142-00-0-109.00

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **CRJ EVENT CENTER LLC**, a Tennessee limited liability company, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **FAITH LIFE CHURCH NASHVILLE, INC.**, a Tennessee nonprofit corporation,

hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Final Plat Resubdivision of Lot One, Westside Cumberland Presbyterian Subdivision, of record as Instrument No. 20040802-0092213, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being the same property conveyed to CRJ Event Center LLC by Warranty Deed from Nashville Presbytery of the Cumberland Presbyterian Church of record as Instrument No. 20161004-0104455, Register's Office for Davidson County, Tennessee, dated September 30, 2016 and recorded on October 04, 2016.

This conveyance is made subject to:

1. 2020 taxes, a lien, but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

2. All matters shown on the Plan of record as Instrument No. 20040802-0092213, Register's Office for Davidson County, Tennessee.

3. Possible right of CSX Railroad to increase its right-of-way to the full extent of its charter.

This is improved property known as: 215 Bellevue Road, Nashville, TN. 37221

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, its successors and assigns, forever; and Grantor covenants with the said Grantee that it is lawfully seized 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; and further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all person whomsoever, arising by, through or under the Grantor, but not further or otherwise.

<Signature page to follow.>

WITNESS my hand this 29th day of June, 2020.

CRJ EVENT CENTER LLC,
a Tennessee limited liability company

By: Charles R. Jones
Charles R. Jones, Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

* the within named Charles R. Jones

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, *, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Chief Manager of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 29th day of June, 2020.

Catherine H. Gwyn
Notary Public

My Commission Expires: May 7, 2024

CATHERINE H GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

COMPASS
LAND TITLE

TRUE COPY CERTIFICATE

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and 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.

J. Carlton Drumwright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Elizabeth Barnes, a notary public for this county and state, **J. Carlton Drumwright**, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires: 12/18/22

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY