THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd, Ste 130** **Nashville, TN 37215** **CRT File No. 220339853** Karen Johnson Davidson County Batch# 822988 DEEDWARR 03/16/2022 11:00:20 AM 2 pgs Fees: $13.00 Taxes: $2,941.50 Prep Record al Chapman and 10 Burton Hill Nashville, TN 37215 20220316-0030629	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $791,000.00. Affiant Subscribed and sworn to before me, this 15th day of March, 2022. Notary Public My Commission Expires:

VIRGINIA DESJARLAIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 08, 2025

WARRANTY DEED

Address New Owner: Lipscomb University 1 University Park Drive Nashville, TN 37204	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 117-16-0-205.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **RER Partnership, a Tennessee General Partnership** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Lipscomb University**, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Being situated in the 7th, formerly the 11th Civil District of said County and is a part of the property formerly belonging to the O. F. Noel Estate, and conveyed to J. R. Henderson and wife, by deed from Oscar F. Noel et al, and described according to a survey made thereof by John Wilkes, Civil Engineer on June 27, 1928, as follows:

Beginning on the Easterly margin of the Granny White Road at the Southwest corner of a lot conveyed to Ida Mae Boles by deed from J. R. Henderson and wife, which is of record in Book 821, Page 350, Register's Office for said County; thence with said Boles' South line in an Easterly direction 182-1/2 feet to an iron pipe, being said Boles Southeast corner; thence Southwardly with said Boles' East line, if the same were extended, 80.6 feet to an iron pipe; thence in a Westerly direction 218 feet to an iron pipe on the Easterly margin of said Road; thence with the Easterly margin of said Road North 26-1/2 degrees East, 100 feet to the beginning.

Being the same property conveyed to RER PARTNERSHIP, A TENNESSEE GENERAL PARTNERSHIP, by deed from JOSEPH C. SPIVEY, ADMINISTRATOR, of record in Instrument No. 20160328-0028374, dated March 25, 2016, said Register's Office.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

General or special taxes and assessments required to be paid in the year 2022 and subsequent years for Map-Par. 117-16-0-205.00.

This is improved property located at 4102 Granny White Pike Nashville TN 37204

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 15th day of March, 2022.

RER Partnership

Authorized Agent

By: Shira Kingrey, Authorized Agent

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, personally appeared Shira Kingrey with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be an Authorized Agent of RER Partnership, a Tennessee general partnership the within named bargainor, a Partnership, and that she as such Authorized Agent, being authorized to do so, executed the foregoing instrument for the purposes therein contained, by personally signing the name of the Partnership by herself as Authorized Agent.

Witness my hand, at office, this 15th day of March, 2022.

_____
Notary Public

My Commission Expires: _____