Karen Johnson Davidson County
Batch# 840954 DEEDWARR
04/18/2022 12:27:30 PM 3 pgs
Fees: $18.00 Taxes: $629.00
20220418-0044258

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater, for this transfer is $170,000.00

Jennifer Russell
Affiant

Subscribed and sworn to before me, this 11 day of April, 2022.

Notary Public
My commission expires: 10/2/2024

KRISTEN M. TRAINI Notary Public At Large SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Signature Title Services, LLC
640 Broadmor Blvd., Ste. 100
Murfreesboro, TN 37129

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
E & C Housing	**New Owner**	**07002000100**
152 Mansker Park Dr.		
Hendersonville, TN 37075		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Centerstone of Tennessee, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

E & C Housing, a Tennessee Non-Profit Corporation

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being recorded in Deed Book 10747, Page 299, in the Register's Office of Davidson County, Tennessee (R.O.D.C.T.), being bounded on the North by the Lessly Mayberry property, as recorded in Deed Book 4601, Page 451, R.O.D.C.T., the Trustee's of Bethesda Original Church of God property, as recorded in Deed Book 6524, Page 847, R.O.D.C.T., on the cast and south by the St. Pius X Catholic Church Property, as recorded in Instrument Number 200409290116988, R.O.D.C.T., on the west by Tucker Road (50' right-of-way) and being more particularly described as follows:

Commencing at a control point nail (set) at Westerly margin of Tucker Road, thence North 81 degrees 29 minutes 02 seconds East, a distance of 56.03 feel lo an iron pin found, said pin being the Northwest corner of herein described property, and the True Point of Beginning;

Thence, with the Mayberry property, then with the Original Church of God property, North 73 degrees 13 minutes 20 seconds East, a distance of 678.79 feet to a concrete monument (found);

Thence, with the St. Pius property, South 17 degrees 00 minutes 44 seconds East, a distance of 153.62 feet 10 an iron pin (found);

Thence, continuing with the St. Pius property, South 73 degrees 10 minutes 38 seconds West, a distance of 679.27 feet to an iron pin (found);

Thence, with the Easterly margin of Tucker Road, North 16 degrees 50 minutes (4 seconds West, a distance of 154.15 feet to the Point of Beginning, containing 104,491 square feet, more or less, and/or

2.40 acres, more or less, according to a survey, dated September 17, 2008, by Jeffrey A. Leopard of Byrd Surveying, Inc., located at 230 B West Dunbar Cave Road, Clarksville, TN 37040. Byrd Project No. ?6731-08

Being the same property conveyed to Centerstone of Tennessee, Inc., by Warranty Deed from Frances E. Mayberry and husband, Lessly Mayberry, dated October 15, 2008, of record in Instrument No. 20081030-0108408, in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to any and all encumbrances, restrictions, easements, plats, covenants, rights, and conditions that may appear of record in the Register's Office of Davidson County, Tennessee.

This is improved (_X_) unimproved (_____) property known as 2810 Tucker Road, Nashville, TN 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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEES, 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.

Centerstone of Tennessee, Inc.

By: _____ Date: 4/7/2022
Ben Middleton, Chief Executive Officer

STATE OF Tennessee

COUNTY OF Wilson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Ben Middleton, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence) and who upon oath(s) acknowledged himself/herself to be the Chief Executive Officer, of Centerstone of Tennessee, Inc., the within named bargainor, and as such Chief Executive Officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Ben Middleton as such Chief Executive Officer and attesting the same.

Witness my hand, at office, this 7th day of April, 2022.

Vanessa Cortner
NOTARY PUBLIC

VANESSA CORTNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 05-07-2024

Certificate of Authenticity

I, Jennifer Russell, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 4/7/2022.
Date

Jennifer Russell
Affiant Signature

4/11/2022
Date

State of TN
County of Sumner

Sworn to and subscribed before me this 11 day of April, 2022.

Notary's Signature

My Commission Expires: 10/21/2024

Notary's Seal (if on paper)

KRISTEN M. TRAINI
Notary Public At Large
SUMNER COUNTY, TENN.

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