Karen Johnson Davidson County
Batch# 886530 DEEDWARR
07/08/2022 03:24:30 PM 3 pgs
Fees: $18.00 Taxes: $962.00
20220708-0079097

WARRANTY DEED

CARI ALLEN NOTARY PUBLIC STATE OF TENNESSEE My Commission Expires on 01/06/2025 DAVIDSON COUNTY

STATE OF TN
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $260,000.00

Donald Harris
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 8 DAY OF July, 20 22

Cari Allen
Notary Public

MY COMMISSION EXPIRES: 1-6-25
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Providence Title, LLC, 25 Century Blvd, Suite 402, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS: Trustees of St. Luke C.M.E. Church	SEND TAX BILLS TO: New Owner	MAP-PARCEL NUMBERS
(NAME) 2008 Ed Temple Blvd.	(NAME) 2008 Ed Temple Blvd.	08106000100
(ADDRESS) Nashville TN 37208	(ADDRESS) Nashville, TN 37208	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, **Rogers Collier, Paulette Harris, and Jacqueline Collier Dixon,** HEREINAFTER CALLED THE GRANTOR(S), HAVE/HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **The Trustees of St. Luke C.M.E. Church,** HEREINAFTER CALLED THE GRANTEE, THEIR SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson, COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 102 on the Plan of Cumberland Gardens, of record in Book 2900, Pages 3-4, Register's Office for Davidson County, Tennessee.

Said Lot No. 102 fronts 55 feet on the easterly side of 28th Avenue North and extends Back 175 feet on the northerly line and 145 feet on the southerly line to a dead line, measuring 62.55 feet thereon.

Being the said property conveyed to Rogers R. Collier, by virtue of that certain Quit Claim Deed dated March 25, 2002, and being of record at Instrument No. 20020404-0040996 in the Register's Office of Davidson County, Tennessee.

Rogers R Collier died intestate on November 9, 2021 leaving Rogers Collier, Paulette Harris and Jacqueline Collier Dixon as his heirs by Affidavit of Heirship of record at Instrument No. __202207080079096_____ in said Register's Office, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions including those located in the Register's Office of Davidson County, Tennessee, and all other matters of record, including all items set out on any applicable plat of record.

unimproved
This is improved x property, known as 2006 28th Ave N Nashville, TN 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 successors 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 is 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.

Witness my hand this 8th day of July, 2022.

Rogers Collier, by Aimee D Bobbitt, Attorney in Fact

Rogers Collier, by Aimee D Bobbitt, Attorney in Fact

Paulette Harris, by Aimee D Bobbitt, Attorney in Fact

Paulette Harris, by Aimee D Bobbitt, Attorney in Fact

Jacqueline Collier Dixon, by Aimee D Bobbitt, Attorney in Fact

Jacqueline Collier Dixon, by Aimee D Bobbitt, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 8th day of July, 2022, before me personally appeared Aimee D Bobbitt, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument as Attorney-in-Fact in behalf of Rogers Collier, Paulette Harris, and Jacqueline Collier Dixon, and acknowledged that she executed the same as the free act and deed of the said Rogers Collier, Paulette Harris, and Jacqueline Collier Dixon.

WITNESS my hand and official seal at office this 8th day of July, 2022.

Notary Public

My Commission Expires: 1-6-25

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
01/06/2025
DAVIDSON COUNTY

Certificate of Authenticity

I, Holly A Mason, 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 the 8 day of July, 2022.

Affiant Signature

7/8/22
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 8 day of July, 2022.

Notary's Signature

Notary Seal
CORI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/06/2025
DAVIDSON COUNTY

My Commission Expires: 1-6-25