Karen Johnson Davidson County
Batch# 1033034 DEEDQC
08/01/2023 01:55:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230801-0059360

# QUITCLAIM DEED

JAMIE C POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF AUG, 2023.

Notary Public

MY COMMISSION EXPIRES: 11/2/26

(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Robert J. Notestine, III, Attorney at Law
Metropolitan Escrow, Inc., 217 Pineway Drive, Nashville, TN 37217

**PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.**

File No.: 23-0401

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NO.(S) |
|---|---|---|
| Advisory Board, Midsouth District Church Of The Nazarene, Inc | New Owner | Map: 12001010500, 12002005900, 12002006100, 12002006300, 12002006400 |
| (NAME) 70 Hart Street, Suite 101 | (NAME) 70 Hart St. Ste 101 | |
| (ADDRESS) Nashville, TN 37210 | (ADDRESS) Nashville, TN 37210 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

**ADVISORY BOARD, MIDSOUTH DISTRICT CHURCH OF THE NAZARENE, INC, SUCCESSOR TO TRINITY CHURCH OF THE NAZARENE INC, WHICH IS NOW DISSOLVED**,

HEREINAFTER CALLED THE GRANTORS, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO

**ADVISORY BOARD, MIDSOUTH DISTRICT CHURCH OF THE NAZARENE, INC**,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF OUR INTEREST IN IN THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE LOCATED IN DAVIDSON COUNTY, TENNESSEE:

**Map #12001010500 aka 1245 Vultee Blvd., Nashville, TN 37217**

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Stardust Acres Subdivision, as of record in Book 1424, Page 92, Register's Office for Davidson County, Tennessee.
Said Lot No. 5 fronts 60 feet on the southerly side of Vultee Boulevard and runs bacak 179.7 feet on the easterly line and 189.9 feet on the westerly line to a dead line in the rear, measuring 60.6 feet thereon.

Being the same property conveyed to Trinity Church Of The Nazarene, by deed from James E. Brown, et ux, Dimple P. Brown, of record in Book 6239, Page 705, dated February 29, 1984, Register's Office for said County.

**Map #12002005900 aka 1247 Vultee Blvd., Nashville, TN 37217**

Land in Davidson County, Tennessee, being Lots Nos. 6 and 7 on the Map of Stardust Acres, of record in Book 1424, page 92, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Trinity Church Of Nazarene, by deed from Norman Ritchie, of record in Book 11292, Page 453, dated November 4, 1998, Register's Office for said County.

**Map #12002006100 aka 1253 Vultee Blvd., Nashville, TN 37217**

Being Lot Nos. 8, 9 and 190 on the Plan of Stardust Acres, as of record in Book 1424, Page 92, Register's Office for said County, described together as follows:
Beginning on the southerly margin of Vultee Boulevard at the corner of Lots Nos. 7 and 8; thence with the line between said two lots southwardly 159.4 feet to the northwest corner of Lot No. 189; thence with the line between Lots Nos. 189 and 190, eastwardly 137.5 feet to the westerly margin of Saturn Drive; thence with said Drive northwardly 229.2 feet to the beginning of a curve; thence around said curve with a radius of 25 feet northwestwardly 36.2 feet to the southerly margin of Vultee Boulevard; thence with said Boulevard westwardly 138 feet to the beginning.

Being the same property conveyed to Trinity Church Of The Nazarene Inc., by deed from Advisory Board Tennessee District, Church of the Nazarene, Inc., of record in Book 5151, Page 559, dated May 21, 1977, Register's Office for said County.

**Map #12002006300 aka 1205 Saturn Dr., Nashville, TN 37217**

Land in Davidson County, Tennessee, being Lot No. 189 on the Map of Stardust Acres, as of record in Book 1424, Page 92, Register's Office for said County.
Said Lot No. 189 fronts 100 feet on the westerly side of Saturn Drive and runs back between lines, 137.5 feet on the northerly line and 153.3 feet on the southerly line, to a dead line, measuring 50 feet thereon.

Being the same property conveyed to Trinity Church Of The Nazarene Inc., by deed from Advisory Board Tennessee District, Church of the Nazarene, Inc., of record in Book 5151, Page 561, dated May 21, 1977, Register's Office for said County.

**Map #12002006400 aka 1207 Saturn Dr., Nashville, TN 37217**

Land in Davidson County, Tennessee, being Lot No. 188 on the Map of Stardust Acres, as of record in Book 1424, page 92, Register's Office for said County.

Being the same property conveyed to Trinity Church Of The Nazarene Inc., by deed from Arthur Cornett, Tom Harris, Stanley Harris, Robert Cullen, Robert Leslie, Kellon Stokes, as Trustees of the Trinity Church of the Nazarene, of record in Book 7413, Page 940, dated November 24, 1987, Register's Office for said County.

This is improved property, known as 1245, 1247, & 1253 Vultee Blvd, Nashville, TN 37217 / 1205 & 1207 Saturn Drive, Nashville, TN 37217
(House No.) (Street) (P.O. Address) (City) (Postal Zip)

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 our hands this 1st day of Aug, 2023.

Advisory Board, Midsouth District Church Of The Nazarene, Inc

BY: _____
Jeffrey A. Sexton
Vice President

JAMIE C POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Jeffrey A. Sexton with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Vice President respectively of Advisory Board, Midsouth District Church Of The Nazarene, Inc the within named bargainer, and corporation, and that he/she as such Vice President being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 1st day of Aug, 2023.

My Commission Expires: 11/2/26

_____
Notary Public

**Certification of Recorded Documents**

I, Anita Lester, 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 August 1, 2023.

(AFFIANT) – Anita Lester

August 1, 2023
Date

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Sworn and subscribed before me August 1, 2023.

My commission expires: 3-2-26

Notary Public

ZANA C PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY