THIS INSTRUMENT PREPARED BY:
FREEMAN & BRACEY, PLC.
885 Conference Drive, Suite 500
P. O. Box 527
Goodlettsville, Tennessee 37070
615-859-1328

Karen Johnson Davidson County
Batch# 1057820 DEEDWARR
10/04/2023 03:35:30 PM 3 pgs
Fees: $18.00 Taxes: $273.06
20231004-0078268

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is **$73,800.00.**
Subscribed and sworn to before me this 3 day of October, 2023.

Notary Public **Affiant**
My Commission Expires: 1/31/26

DEVIN F. PARK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF ROBERTSON
MY COMMISSION EXPIRES 1-31-2026

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel No(s).
Kentucky-Tennessee Conference Association of Seventh-day Adventists, Inc. **P.O. Box 1088** **Goodlettsville, TN 37070**	Same as New Owner	**029-00-0-335**

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged **David Greene and Patricia Greene, husband and wife**, the Grantor(s) has this day bargained and sold, and does hereby transfer and convey unto the said **Kentucky-Tennessee Conference Association of Seventh Day Adventists, Inc., a Tennessee Nonprofit Corporation**, the Grantee(s) herein, their successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Tract I:

Land in 14th Civil District of Davidson County, Tennessee and being described as follows:

BEGINNING at a P.K. nail in the center of Bear Hollow Road, the northwest corner of a tract of land heretofore conveyed to Thomas R, Humphrey by deed of record in Book 6482, page 630, Register's Office for Davidson County, Tennessee, also being the northeast corner of a tract of land heretofore conveyed to Roger Dean Hicks, et ux, by deed of record in Book 6530, page 965, said Register's Office; thence leaving said road and with the west line of said Humphrey, South 3° 50' 04' West 26.41 feet to an iron pin, the beginning point of the following description; thence South 3° 50'40" West 273.59 feet to an iron pin; thence South 77° 44' 40" West 82.85 feet to an iron pin; thence with a new line North 18° 51'41" East 307.05 feet to the point of beginning, containing 0.250 acres, more or less.

Tract II:

Land in 14th Civil District of Davidson County, Tennessee and being described as follows:

BEGINNING at a point in the center of Bear Hollow Road, being 1008.85 feet along centerline from the east line of Book 636, page 65, Register's Office for Davidson County, Tennessee; then with the west line of a 10.67 acre tract, leaving road, South 13° 40' 01" West 489.06 feet to an iron pin, northeast corner of a 12.58 acre tract; then with two lines of same, South 89° 22' 46" West 420.33 feet to an iron pin, North 03° 50' 04" East 279.32 feet to an iron pin; then with the east line of a 10.03 acre tract, North 77° 44' 40' East

130.82 feet to an iron pin, North 03° 50' 04" East 300.00 feet to a point in the center of Bear Hollow road; then with said centerline, South 67° 19' 58" East 133.46 feet; then with a curve to the left, delta of 11° 36' 40", radius of 1271.24 feet, a distance of 257.62 feet to the beginning, containing 5.00 acres, more or less, according to survey by. Randolph L. Chapdelaine dated January 8, 1985.

Being a portion of the same properties conveyed to LEONA M. GREENE AND DAVID A. GREENE, AS TENANTS IN COMMON, by deed from HEATHER NICHOLE EADS, SOLE HEIR AT LAW AND ADMINISTRATRIX OF THE ESTATE OF JAMES R. BULLOCK, of record in Instrument No. 20080312-0024982, dated January 14, 2008, said Register's Office.

Further being the same properties conveyed to DAVID A. GREENE AND PATRICIA L. GREENE, by quitclaim deed from LEONA M. GREENE, of record in Instrument No. 20111230-0102122, dated December 2, 2011, said Register's Office.

This is improved property known as: 3769 Bear Hollow Road, Nashville, TN 37080
This conveyance is subject to all restrictions, easements and planning documents of record.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee(s), their successors, heirs and assigns forever I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind myself, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee(s), their successors, heirs and assigns, against the lawful claims of all persons.

Whenever 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 3 day of October, 2023.

David Greene

Patricia Greene

STATE OF TENNESSEE
COUNTY OF Greene

Personally appeared before me, Jennifer Rader, a Notary Public in and for said County and State, **David Greene and Patricia Greene,** the within named Bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee this the 3 day of October, 2023.

My Commission Expires: 7-21-26

NOTARY PUBLIC

JENNIFER RADER
STATE OF TENNESSEE NOTARY PUBLIC
GREENE COUNTY

CERTIFICATE OF AUTHENTICITY

I, **Devin Freeman Park**, 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 **10/3/2023** [DATE].

AFFIANT SIGNATURE

10/3/2023
DATE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me on this the **3rd** day of **October**, 2023.

Notary Signature
My Commission Expires: 4/26/25
[SEAL]

