Karen Johnson Davidson County
Batch# 1194120 DEEDQC
10/16/2024 10:25:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20241016-0080151

This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.	STATE OF TENNESSEE) COUNTY OF Davidson) The actual consideration for this transfer is NONE ($0.00) (Exempt pursuant to T.C.A. § 67-4-409(a)(1)(D). Billy Carey Affiant Sworn to and subscribed before me this Oct. 15, 2024. Chelli E. Mosier Comm Exp: 9-5-2028 Notary Public

CHELLI E. MOSIER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 9-5-2028

This Instrument Prepared by: Robert M. Pautienus III, Esq.
Fidelis Law PLLC • 1585 Mallory Lane • Suite 104 • Brentwood Tennessee 37027

NEW OWNER:	SEND TAX BILL TO:	MAP/PARCEL:
THE RISING CHURCH		Lot 200/ 084-08-0-026.00
3143 McGavock Pike	SAME AS NEW OWNER	Lot 199 / 084-08-0-025.00
Nashville, Tennessee 37214		Lot 197/ 084-08-0-046.00
		Lot 198/ 084-08-0-047.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of -$10.00- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, WE, ALBERT W. HUTCHESON, BETTY CANNON, and BILLY CAREY, as duly authorized Trustees of LINCOYA HILLS BAPTIST CHURCH INC.,(being one and the same as LINCOYA HILLS BAPTIST CHURCH of Donelson, Tennessee), a Tennessee Nonprofit Corporation (Grantor), do hereby quitclaim, transfer, release, and convey any and all of its right, title and interest in and to that certain real estate located in Davidson County, Tennessee, to THE RISING CHURCH (Grantee) a Tennessee Nonprofit Corporation, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lots No. 197, 198, 199 and 200 on the Plan of Sec. VII, Lincoya Hills, as of record in Book 2331, page 119, Register's Office for Said County, as follows:

BEGINNING in the northerly margin of Fernbrook Lane at the common corner of Lots No. 196 and 197; thence west along said Line, 372.31 feet to a concrete monument at the

beginning of a curve; thence around said curve in a northwesterly direction 31.242 feet to a monument in the easterly margin of McGavock Pike: thence northerly along said pike, 225 feet to a monument at the southwest corner of Lincoya Hills Baptist Church Lot; thence easterly along the southerly margin of said lots, 352 feet to the common corner of Lots 196 and 197; thence with the line between Lots No. 196 and 197, southerly 169 feet to the point of beginning.

Being the same property conveyed to W. HARVEY FREEMAN, ROBERT H. GAY, and B. F. OVERTON and JAMES H. SHANNON, Trustees of LINCOYA HLLS BAPTIST CHURCH INC., (being one and the same as LINCOYA HILLS BAPTIST CHURCH of Donelson, Tennessee) from W. H. FREEMAN and wife, MARIE T. FREEMAN, by Installment Deed of record in Book 2639, Page 370, Register's Office for Davidson County, Tennessee.

The legal description is taken from the prior deed of record.

THIS CONVEYANCE IS MADE SUBJECT TO any and all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

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.

The improved property is known as: Lot 200 / 3147 McGavock Pike, Nashville, Tennessee 37214
Lot 199/ 3149 McGavock Pike, Nashville, Tennessee 37214
Lot 197 / 2918 Fernbrook Lane, Nashville, Tennessee 37214
Lot 198/ 2916 Fernbrook Lane, Nashville, Tennessee 37214

IN WITNESS WHEREOF, the Grantors have caused this instrument to be executed on this Oct. 13, 2024.

LINCOYA HILLS BAPTIST CHURCH INC.

ALBERT W. HUTCHESON, Trustee

BETTY CANNON, Trustee

BILLY CAREY, Trustee

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ALBERT W. HUTCHESON, BETTY CANNON, and BILLY CAREY as Trustees of LINCOYA HILLS BAPTIST CHURCH INC. with whom I am personally acquainted, and who acknowledged that, in their capacities as such Trustees, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this Oct. 13, 2024.

Chelli E Mosier
NOTARY PUBLIC

My Commission Expires: 9-5-2028

CHELLIE MOSIER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-5-2028

TRUE COPY CERTIFICATION

I, ROBERT M. PAUTIENUS III, 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 October 13, 2024.

10/15/24

ROBERT M. PAUTIENUS III, Affiant

STATE OF TENNESSEE)

COUNTY OF WILLIAMSON)

Sworn to and subscribed before me this 15th day of October, 2024.

Notary Public

My Commission Expires: _____

PARKER T. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM EXPIRES 05-18-2025