

013287

GENERAL WARRANTY DEED (CORPORATION)

This Indenture is made this _____ day pf March, 2023, by and between Cornerstone Church of Cape Girardeau, Inc. a Missouri Nonprofit Corporation ("Grantor"), of the County of Cape Girardeau, Missouri, and City of Cape Girardeau , Missouri ("Grantee"), of the County of Cape Girardeau, Missouri, whose address in said County is: **44 N. Lorimier St., Cape Girardeau, MO 63701**

WITNESSETH, that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations paid to them by the Grantee, the receipt of which is hereby acknowledged, does by these present GRANT, BARGAIN AND SELL, CONVEY AND CONFIRM unto the Grantee and Grantee's heirs, successors and assigns, the following described Real Estate lying, being and situated in the County of Cape Girardeau, and State of Missouri, to wit:

Lots One (1), Two (2) and Three (3) in Block One (1) of Brink's Second Subdivision in the City and County of Cape Girardeau, Missouri, as shown by plat recorded in Plat Book 6 at Page 41.

Less and except that part conveyed to the Missouri Highway and Transportation Commission in Warranty Deed recorded in Book 639 at Page 08.

***The Grantor herein, Cornerstone Church of Cape Girardeau, Inc., a Missouri Nonprofit Corporation was formally known as Cornerstone Assembly of God Church, Inc., a Missouri Nonprofit Corporation, Cornerstone Church, Inc., a Missouri Nonprofit Corporation, and Cornerstone Assembly, Inc., a Missouri Nonprofit Corporation. ***

Subject to terms, conditions, restrictions, reservations, and easements of record, if any.

TO HAVE AND TO HOLD the same, together with all and singular rights, privileges, and appurtenances thereto belonging or in anywise appertaining unto the Grantee and unto Grantee's heirs, successors and assigns forever. Grantor hereby covenants that Grantor is lawfully seized of an indefeasible Estate in Fee in the premises herein conveyed; that Grantor has good right to convey the same; that said premises are free and clear of any encumbrance done or suffered by Grantor or those under whom Grantor claims, and that Grantor will WARRANT AND DEFEND the title to the said premises unto the said Grantee and Grantee's heirs, successors and assigns forever against the lawful claims and demands of all persons whomsoever.

My Commission Expires: _____