TENNESSEE TITLE COMPANY

WARRANTY DEED — FORM 1001 — Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00 ----------TEN AND NO/100---------- DOLLARS cash in hand paid by the grantee herein, and other good and valuable considerations, the receipt of which is hereby acknowledged,

Eighteenth Avenue Community Center, a Tennessee Corporation,

has ~~have~~ bargained and sold, and by these presents does ~~do~~ transfer and convey unto the said THE CITY OF NASHVILLE, A MUNICIPAL CORPORATION, FOR THE USE AND BENEFIT OF ITS BOARD OF EDUCATION, its successors ~~heirs~~ and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being the north part of a tract of land marked "Dr. J. M. Harding", on the Plan of J. M., T. J. and G. W. Harding's Plan, of record in Book 21, page 80, Register's Office for said County, and described according to a copy of a survey made April 8, 1955, by Clyde D. Anderson, Surveyor, as follows:
BEGINNING at a point in the westerly margin of 18th Avenue North at the southeast corner of the property conveyed to the City of Nashville, by deed from Eighteenth Avenue Community Center, of record in Book 2542, page 173, Register's Office for said County; thence with said Avenue south 22° 36' east 241.3 feet to the intersection of said Avenue and a 16-foot alley; thence along the north margin of said alley south 76° 10' west 492.3 feet to the intersection of 21st Avenue North; thence with the easterly margin of said Avenue north 13° 30' west 243.9 feet to the southwest corner of the property conveyed to the City of Nashville aforesaid; thence along the south line of said property north 76° 48' east 454.1 feet to the beginning.
Being part of the property conveyed to Eighteenth Avenue Community Center, formerly Negro Youth Work, a Corporation, by deed from Monroe Harding Children's Home, of record in Book 2142, page 414, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said The City of Nashville, a Municipal Corporation, for the use and Benefit of its Board of Education, its successors ~~heirs~~ and assigns, forever.

And Eighteenth Avenue Community Center, a Tennessee Corporation, does ~~do~~ covenant with the said The City of Nashville, as aforesaid, that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., ~~except by all 1957 taxes, which the grantee herein assumes and agrees to pay.~~

And Eighteenth Avenue Community Center, a Tennessee Corporation, does ~~do~~ further covenant and bind its elf, its successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said The City of Nashville, a Municipal Corporation, as aforesaid, its successors ~~heirs~~ and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS whereof Eighteenth Avenue Community Center, has caused this instrument to be executed by its duly authorized officers on this the 7 day of August, 1957.

EITHTEENTH AVENUE COMMUNITY CENTER

Attest: Martha Harris
Martha Harris, Secretary

By: Dr. V. W. Henderson
Dr. V. W. Henderson, President, Board of Directors

STATE OF TENNESSEE }
DAVIDSON COUNTY }

Personally appeared before me, ... a Notary Public in and for said County and State, the within named .....

the bargainor , with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at , Tennessee, this day of , 19.

Commission expires ..... Notary Public

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