THIS INSTRUMENT WAS PREPARED BY JOHN M. BARKSDALE, ATTORNEY, SEVENTH FLOOR, THIRD NATIONAL BANK BUILDING, NASHVILLE, TENN. 37219.

BOOK 5099 PAGE 39

DEED OF GIFT

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:		MAP PARCEL NUMBERS
NASHVILLE YOUNG MEN'S CHRISTIAN ASSOCIATION NASHVILLE, TENN.	Same	Tr.1:	Map 83-10; Par. 198
	(NAME)	Tr.2:	Map 71-14; Par. 538
		Tr.3:	Map 105-7; Par. 23
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)		
Nashville, Tennessee			
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)		

FOR AND IN CONSIDERATION of its contribution to physical fitness and sportsmanship in a christian environment, by which the youth of this area have and will continue to benefit, and the benefits derived from its presence in this community, H. G. HILL REALTY COMPANY, a Tennessee corporation, pursuant to the authority and direction of its stockholders and Board of Directors, does hereby give, transfer and convey unto the NASHVILLE YOUNG MEN'S CHRISTIAN ASSOCIATION NASHVILLE, TENNESSEE, its successors and assigns, the following described real estate situated in Davidson County, Tennessee, to-wit:

TRACT 1: Lot No. 1 in the subdivision of the Lindsley Chadwell Tract of land, a plan of which is of record in Book No. 2, page 24, in the Chancery Court at Nashville, Tennessee. Said Lot No. 1 fronts 45 feet on the southerly side of Lindsley Avenue, and extends back southwardly and along the eastern margin of Malvina Street 150 feet to an alley, and measures on said alley 45 feet and 7 inches, being the same property conveyed to H. G. Hill Company by William Albert Castle and wife, by deed dated the 29th day of July, 1924, and recorded in Book No. 644, page 443, R.O.D.C., Tennessee, to which reference is here made.

TRACT 2: Lots Nos. 20-21 and 22 in A. Stalcup's Plan of lots, as of record in Book 57, page 115, of the Register's Office for Davidson County, Tennessee. Said Lots Nos. 20 and 21 front 40 feet each, and Lot No. 22 fronts 58 feet on the southerly side of Ligon Avenue and run back between parallel lines, 73-1/4 feet to a dead line on the westerly margin of the Dickerson Turnpike, being the same property conveyed to H. G. Hill Grocery Company by Henry L. Eberhardt and others by deed dated the 24th day of February, 1921, and recorded in Book No. 563, page 125, R.O.D.C., Tennessee, to which reference is here made.

TRACT 3: Lot No. 64, in Humphrey's, Houston and Martin's Addition to South Nashville, a plan of which is of record in Book No. 36, page 117, R.O.D.C., Tennessee. Said Lot 64 fronts 50 feet on the West side of Cherry Street (now Fourth Avenue, South), and runs back between parallel lines with the South line of Humphreys Street 74 feet, and on the South line 104 feet to an alley in the rear, and measuring 40 feet on the said alley, being the same property conveyed to William Gerst by deed of Jerry Mahoney and wife, Annie Mahoney, recorded in Book No. 245, page 251, R.O.D.C., Tennessee, being the same property conveyed to H. G. Hill Grocery & Banking Company, by William Gerst, and wife, by deed dated the 25th day of August, 1910, and recorded in Book No. 388, page 622, R.O.D.C., Tennessee, to which reference is here made.

DEC 21 '70 25,260.00

DEC 21 '70 S'TAX B* 65.78

DEC 21 '70 PR'FEE B* .50

DEC 21 '70 W'DEED B* 4.00 * 70.28

Being part of the said property conveyed to H. G. Hill Realty Company by master deed from H. G. Hill Company, dated December 22, 1926, of record in Book 752, page 528, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 25,280.00 .

H. G. HILL REALTY COMPANY

By _____

Sworn to and subscribed before me this 21st day of December, 1976.

_____
NOTARY PUBLIC

My commission expires:
H. D. THOMPSON
NOTARY PUBLIC — STATE OF TN
My Commission Expires
November 8, 1977

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said NASHVILLE YOUNG MEN'S CHRISTIAN ASSOCIATION NASHVILLE, TENNESSEE, its successors and assigns, forever. H. G. HILL REALTY COMPANY covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.

H. G. HILL REALTY COMPANY further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to said real estate to the said NASHVILLE YOUNG MEN'S CHRISTIAN ASSOCIATION NASHVILLE, TENNESSEE, its successors and assigns, against the lawful claims of all persons.

IN WITNESS WHEREOF, H. G. HILL REALTY COMPANY has caused this instrument to be executed by its duly authorized officer on this 21st day of December, 1976.

H. G. HILL REALTY COMPANY

By _____
President

D82163

FILED FOR RECORD DEC 21 12 29 PM '76

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared HORACE G. HILL, JR., with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of H. G. HILL REALTY COMPANY, the within named bargainor, a corporation, and that he, as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as such President.

WITNESS MY HAND and official seal at office in Nashville, Tennessee this 21st day of December, 1976.

_____
NOTARY PUBLIC

My commission expires:
H. D. THOMPSON
NOTARY PUBLIC — STATE OF TN
My Commission Expires
November 8, 1977