E 2 5 9 1 0

IDENTIF. REFERENCE

SEP 14 3 01 PM '77

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

This instrument prepared by
James R. Wyatt, Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5196 PAGE 547

DEED OF GIFT

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
George Peabody College for Teachers Nashville, Tennessee 37203	Grantee is a non-taxable institution	Map 82-2 Parcels 67 & 68

Undersigned, H. G. HILL REALTY COMPANY, a corporation organized and existing under the laws of the State of Tennessee, has given and by these presents does give, transfer and convey unto GEORGE PEABODY COLLEGE FOR TEACHERS, its successors and assigns, two tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

TRACT NO. 1: Being Lots Nos. 19 and 20 on plan of G. W. Thompson's Addition to Northeast Nashville, as of record in Book 57, page 86, Register's Office for said County.
Said Lots Nos. 19 and 20 front 40 feet each on the easterly side of North First Street, formerly Whites Creek Pike, and run back between parallel lines 150 feet, more or less, to an alley.

TRACT NO. 2: Being Lots Nos. 1 and 2 in Sharpe and Horn's Second Addition to Northeast Nashville, a plan of which is of record in Book 161, page 53, Register's Office for said County.
Said Lots Nos. 1 and 2 front 40 feet each on the easterly side of North First Street, formerly Whites Creek Pike, and extending back between parallel lines 156 feet, more or less, to an alley, Lot No. 2 running back with the southerly margin of Cleveland Street, formerly Joy Avenue.
Included in Tract No. 2,but expressly excluded therefrom, is a parcel of land containing 1830.6 square feet conveyed to The Nashville Housing Authority by deed from H. G. Hill Realty Company, of record in Book 3278, page 45, said Register's Office.

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

Tract No. 2 is subject to easement for sanitary sewers and/or storm drainage, of record in Book 4502, page 729, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is a gift by the grantor to a tax exempt educational institution.

H. G. Hill Realty Co. Asst. Secretary
H. R. Flintoff, Vice President
Affiant

Subscribed and sworn to before me, this the 13th day of September, 1977.

Jimmie D. Perry
Notary Public

JIMMIE D. PERRY
NOTARY PUBLIC — STATE OF TN
My Commission Expires
February 21, 1979

My commission expires

JIMMIE D. PERRY NOTARY PUBLIC DAVIDSON CO. TN

This is improved property known as 100 Cleveland Street and North First Street, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GEORGE PEABODY COLLEGE FOR TEACHERS, its successors and assigns forever. And H. G. HILL REALTY COMPANY does covenant with the said GEORGE PEABODY COLLEGE FOR TEACHERS, that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered.

And H. G. HILL REALTY COMPANY does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to said land to the said GEORGE PEABODY COLLEGE FOR TEACHERS, its successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand, this 13th day of September, 1977.

H. G. HILL REALTY COMPANY

By H. R. Flintoff
H.R.Flintoff, Executive Vice President

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 5196 PAGE 549

Before me, Jimmie D. Perry, a Notary Public of the State and County aforesaid, personally appeared H. R. Flintoff, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Executive Vice President of the H. G. Hill Realty Company, the within named bargainor, a corporation, and that he as such Executive Vice 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 Executive Vice President.

Witness my hand and seal, at office in Nashville, Tennessee, this 13th day of September, 1977.

Jimmie D. Perry
Notary Public

JIMMIE D. PERRY
NOTARY PUBLIC — STATE OF TN
My Commission Expires
February 21, 1979

My commission expires _____

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $50,000.00.

H. G. Hill Realty
H. R. Flintoff Witness.
Affiant

Subscribed and sworn to before me, this the 13th day of September 1977.

Jimmie D. Perry
Notary Public

JIMMIE D. PERRY
NOTARY PUBLIC — STATE OF TN
My Commission Expires
February 21, 1979

My commission expires _____

SEP 14	CONV	50,000.00			
SEP 14	S'TAX		B*	130.00	
SEP 14	PR'FEE		B*	.50	
SEP 14	W'DEED		B*	6.00	* 136.50