BOOK 5428 PAGE 896

WARRANTY DEED

ADDRESS NEW OWNER
AND TAX BILLS AS FOLLOWS:

VANDERBILT UNIVERSITY

403 Kirkland Hall

Nashville, TN 37240

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1,900,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April, 1979.

Notary Public

MY COMMISSION EXPIRES: [illegible] 1982

THIS INSTRUMENT WAS
PREPARED BY:

DENNEY, LACKEY & CHERNAU
218 Third Avenue, North
Nashville, Tennessee 37201

MAP-PARCEL NUMBERS:

Map 92-15 Parcel 180

Map 104-8 Parcel 258
Map 104-12 Parcel 73
~~Map 104-11 Parcel 203~~

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, cash in hand paid by VANDERBILT UNIVERSITY, the receipt of which is hereby acknowledged, and other good and valuable consideration, including the assumption by VANDERBILT UNIVERSITY of the terms and conditions of the Deed of Trust from THE WASHINGTON COMPANY to E. WARNER BASS, TRUSTEE, of record in Book 4294, Page 873, Register's Office for Davidson County, Tennessee, given as security for an indebtedness in the amount of $1,250,000.00--(One Million Two Hundred Fifty Thousand Dollars), given to MRS. GEORGE N. WELCH, SR., ET AL and of the terms of the Promissory Note evidencing said indebtedness, WE, THE WASHINGTON COMPANY, A Tennessee Corporation, and STANLEY CHERNAU, TRUSTEE, have bargained and sold and by these presents do transfer and convey unto the said VANDERBILT UNIVERSITY, its Successors and Assigns, five tracts of land in Davidson County, Tennessee, being more particularly described in Exhibit "A" attached hereto.

TO HAVE AND TO HOLD the said tracts of land, with the appurtenances, estate, title and interest thereto belonging to the said VANDERBILT UNIVERSITY, its Successors and Assigns forever; and STANLEY CHERNAU, TRUSTEE, does covenant with the said VANDERBILT UNIVERSITY that he is lawfully seized and possessed of Tract No. 2, described on Exhibit "A,"

in fee simple, that he has a good right to convey it, and that the same is unencumbered except by 1978 and 1979 taxes; and THE WASHINGTON COMPANY does hereby covenant with the said VANDERBILT UNIVERSITY that it is lawfully seized and possessed of Tracts No. 1, 3, 4 and 5, described on Exhibit "A," in fee simple, that it has a good right to convey them, and that the same are unencumbered except by 1978 and 1979 taxes; and STANLEY CHERNAU, TRUSTEE and THE WASHINGTON COMPANY do further covenant and bind themselves, their heirs, representatives, successors and assigns to warrant and forever defend the title to the said respective tracts to the said VANDERBILT UNIVERSITY, its Successors and Assigns, against the lawful claims of all persons whomsoever.

Due to a possible prior conveyance of Tracts No. 1, 3, 4 and 5 to STANLEY CHERNAU, TRUSTEE from THE WASHINGTON COMPANY, STANLEY CHERNAU, TRUSTEE, does hereby transfer and quitclaim unto VANDERBILT UNIVERSITY any and all right, title and interest that he might have in said Tracts No. 1, 3, 4 and 5.

IN WITNESS WHEREOF, STANLEY CHERNAU, TRUSTEE and THE WASHINGTON COMPANY have caused this instrument to be executed this 30th day of April, 1979.

THE WASHINGTON COMPANY

BY _____
President

_____
STANLEY CHERNAU, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named STANLEY CHERNAU, TRUSTEE, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. WITNESS my hand and official seal at Nashville, Tennessee, this 30th day of April, 1979.

Oct. 17, 1982.
Commission Expires

_____
NOTARY PUBLIC

JOHNSON NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Joy Johnson, a Notary Public within and for the State and County aforesaid, personally appeared EDWIN B. RASKIN, with whom I am personally acquainted and who upon his oath acknowledged himself to be the President of 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 the said EDWIN B. RASKIN as such President.

WITNESS my hand and official seal at Nashville, Tennessee, on this the 30th day of April, 1979.

Oct. 17, 1982.
Commission Expires

Joy Johnson
NOTARY PUBLIC

JOY JOHNSON NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Exhibit A to Warranty Deed from Stanley Chernau, Trustee and The Washington Company to Vanderbilt University dated April 30 , 1979.

DESCRIPTION

Five tracts of land in Davidson County, Tennessee, described as follows:

TRACT NO. ONE: Being Lot No. 3 and 4 of Waddey's Subdivision of the Baxter Lands, on the Hillsboro Pike, in the 10th Civil District, a plan of which is of record in Book No. 161, page 98, said Register's Office.

Said Lot No. 3 fronts 163.4 feet on the westerly side of the Hillsboro Pike; and extends back westerly on the northerly line, with the southerly line of a 30 foot street 420 feet, and on the southerly line 424.7 feet to a 30 foot street in the rear, upon which it measures 158.75 feet.

Said Lot No. 4 fronts 178.4 feet on the westerly side of the Hillsboro Pike; and extends back westerly on the northerly line 424.7 feet and on the southerly line 429.7 feet to said 30 foot street, upon which it measures 173.75 feet.

TRACT NO. TWO: Being Lot No. 8 and the southerly 12 1/2 feet of Lot No. 7 on the Plan of Tyler Calhoun's Subdivision, of Lot No. 5 of Waddey's Subdivision of the Baxter Lands, as of record in Book 332, page 103, said Register's Office.

Said Lot No. 8 and part of Lot No. 7 fronts together 62 1/2 feet on the easterly side of 22nd Avenue South or Convent Place and runs back 218.2 feet on the southerly line and 219.25 feet, more or less, on the northerly line to the westerly side of Calhoun Street, measuring 62 1/2 feet thereon.

TRACT NO. THREE: Being Lots Nos. 13, 14, 15, 16 and 17 in A. A. Mellier's Plan of Lots as registered in Book No. 57, page 127, said Register's Office.

Said Lot No. 13 fronts 50 feet on the northerly side of Hayes Street and runs back 124 1/3 feet on the west line and 135 1/2 feet on the east line to an alley and shows 51 1/4 feet on said alley.

Said Lots Nos. 14, 15, 16 and 17 front 50 feet each on the north side of Hayes Street and running back between parallel lines to an alley, and being more particularly described as follows: Beginning at a point in the North margin of Hayes Street 200 feet west from the corner of 21st Avenue, North, formerly Oak Avenue, and Hayes Street; thence at right angles northwardly 179 feet, more or less, to an alley; thence westwardly along said alley 205 feet; thence southwardly 135.6 feet to the northern margin of Hayes Street; thence eastwardly with the north margin of Hayes Street 200 feet to the beginning.

TRACT NO. FOUR: Being Lots Nos. 10 and 11 in O. H. Shield's Subdivision of lots 44 and 55 and other lots in O. B. Hays' Rokeby Addition, a plan of which is of record in Book 161, page 158, in the Register's Office for said County.

Said Lots 10 and 11 adjoin each other and front together 110 feet on the east side of Eighteenth Avenue South, and run back between parallel lines eastwardly 157.9 feet to an alley.

TRACT NO. FIVE: Being the west part of Lot No. 156 on the Map of the Boyd Home Tract as of record in Book 21, page 39, said Register's Office.

Beginning at a point in the north margin of Hayes Street,, 150 feet west of the west margin of 21st Avenue North, at the southwest corner of the property conveyed to Theresia E. Smythe, by deed of record in

Book 1023, page 604, said Register's Office; thence with Smythe's westerly line, northerly 170 feet, more or less, to the south margin of an alley; thence with the margin of the same, westerly 50 feet to the northeast corner of A. A. Mellier's Subdivision of part of Lot 156 of the Boyd Home Tract, of record in Book 57, page 127, said Register's Office; thence along the east line of Lot No. 17 southerly 170 feet, more or less, to the north margin of Hayes Street; thence with the margin of the same, easterly 50 feet to the point of beginning.

TRACTS ONE, THREE, FOUR AND FIVE, are the same property conveyed to The Washington Company by deed from The Washington Realty Company of record in Book 4294, page 868, Register's Office for Davidson County, Tennessee.

TRACT TWO is the same property conveyed to Stanley Chernau, Trustee, by deed from Josephine E. Garrott, et al, by deed of record in Book 4769, page 567, Register's Office for Davidson County, Tennessee.

IDENTIFICATION REFERENCE
MAY 1 1 48 PM '79
FELIX Z. DAVIS REGISTER
DAVIDSON COUNTY, TENN.
F.26905

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5428 PAGE 901

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
		CO - 1,900,000.00		
			4940.00 CO TX	
			.50 PRFEE	
			10.00 WDEED	
			CHECK 4950.50-	
9637A05/01/79			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 26905

IDENTIFICATION

MAY 1 1 48 PM '79

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY, TENN.

No. 680873