THIS INSTRUMENT PREPARED BY:
J. C. DALE, JR., ATTORNEY
14th Floor
Nashville City Bank Building
Nashville, Tennessee 37201

WARRANTY DEED

FROM: SCARRITT COLLEGE FOR CHRISTIAN WORKERS

TO: LARRY D. WOODS, TRUSTEE

BOOK 5574 PAGE 74

ADDRESS NEW OWNER AS:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Larry D. Woods, Trustee 121 17th Avenue, South Nashville, Tennessee 37203	Larry D. Woods, Trustee 121 17th Avenue, South Nashville, Tennessee 37203	Map 104-4 Parcels 87,88,89, 90,91,92,94 and 93

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $317,000.00.

Daniel Scruggs
Affiant

SUBSCRIBED AND SWORN to before me, this 29th day of February, 1980.

Suzanne Buchanan
Notary Public

My Commission Expires: October, 1982

FOR AND IN CONSIDERATION of the sum of THREE HUNDRED SEVENTEEN THOUSAND DOLLARS ($317,000.00), cash in hand paid by LARRY D. WOODS, TRUSTEE, GRANTEE herein, to SCARRITT COLLEGE FOR CHRISTIAN WORKERS, a Tennessee corporation, GRANTOR herein, receipt of which is hereby acknowledged, the said SCARRITT COLLEGE FOR CHRISTIAN WORKERS has bargained and sold and by these presents does transfer and convey unto the said LARRY D. WOODS, TRUSTEE with unlimited powers, his successors and assigns, eight certain tracts or parcels of land in Nashville, Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lots Nos. 1, 2, 3, 4, 5, and 6 on the Plan of M. R. Shields Subdivision of Lot No. 4 on the O. B. Hayes Tract of record in Book 57, Page 60, Register's Office for said County, and Lots Nos. 5 and 6 on the Plan of Criddle and Scruggs' Subdivision of Lot No. 7 of the O. B. Hayes Tract of record in Book 57, Page 62, said Register's Office.

Said Lot No. 1 of record in Book 57, Page 60, said Register's Office, fronts 48 feet on the easterly margin of 18th Avenue, South, and runs back between parallel lines with the southerly margin of Grand Avenue, 150 feet to an alley.

Said Lot No. 2 of record in Book 57, Page 60, said Register's Office, fronts 48 feet on the easterly margin of 18th Avenue, South, and runs back between parallel lines and along the southerly line of Lot No. 1, 150 feet to an alley.

Said Lot No. 3 of record in Book 57, Page 60, said Register's Office, fronts 48 feet on the easterly margin of 18th Avenue, South and runs back between parallel lines 150 feet to an alley. Deed subject to reserved life estates.

Said Lot No. 4 of record in Book 57, Page 60, said Register's Office, fronts 48 feet on the easterly margin of 18th Avenue, South, and runs back between parallel lines 150 feet to an alley.

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6275

Said Lot No. 5 of record in Book 57, Page 60, said Register's Office, fronts 48 feet on the easterly margin of 18th Avenue, South, and runs back between parallel lines 150 feet to an alley.

Said Lot No. 6 of record in Book 57, Page 60, said Register's Office fronts 48 feet 8 inches on the easterly margin of 18th Avenue, South, and runs back between lines, 150 feet to an alley, on which it shows 51 feet 11 inches.

Said Lot No. 5 of record in Book 57, Page 62, said Register's Office, fronts 50 feet on the easterly side of 18th Avenue, South, and runs back between parallel lines 150 feet to an alley.

Said Lot No. 6 of record in Book 57, Page 62, said Register's Office, fronts 47 feet on the easterly side of 18th Avenue, South, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Scarritt College for Christian Workers by deeds from James C. Pinkston and wife, and Jeff L. Dibrell and wife, of record in Book 4994, Page 904, said Register's Office (Lots Nos. 1 and 2--1000 and 1002 18th Avenue, South); from Bernice Hay Huggins not yet of record (Lot No. 3--1004 18th Avenue, South); from Nonnie Stadden, a widow, of record in Book 3283, Page 627, said Register's Office (Lot No. 4--1006 18th Avenue, South); from George T. Grade, Trustee under the Will of Ella Mae Woodward, deceased, of record in Book 4552, Page 33, said Register's Office (Lot No. 5--1008 18th Avenue, South); from Loretto Dubuisson Boesen Cornelius of record in Book 4529, Page 599, said Register's Office (Lot No. 6-1010 18th Avenue, South); from Thomas B. Mitchell and wife, Joy Ann Mitchell, of record in Book 2804, Page 361, said Register's Office (Lot No. 6--1012 18th Avenue, South); and from Vilma M. Harber of record in Book 4529, Page 601, said Register's Office (Lot No. 5--1014 18th Avenue, South).

The city house numbers of said properties are shown in the derivation clause as are the books and pages of the registration of the deeds by which each of said properties was acquired by Scarritt College for Christian Workers, with the exception of the deed to Lot No. 3 described hereinabove which was acquired by deed of Bernice Hay Huggins executed on the 9th day of March,1973, but which is recorded just prior to the recording of this deed. It is understood that the deed to Lot No. 3 reserves life estates to the Grantor, Bernice Hay Huggins for her life and for the lives of her three sisters, Annie Louise Huggins, Mabel Huggins Worrall and Elizabeth Huggins, and for the last survivor of them.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said LARRY D. WOODS, TRUSTEE WITH UNLIMITED POWERS, and his successors and assigns forever.

And GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said lands in fee simple with the exception of Lot No. 3 hereinabove noted in which it owns a vested remainder interest in fee, it has a good right to convey said properties, and the same are unencumbered except for 1980 Metropolitan Nashville and Davidson County Property Taxes, which are prorated as of the date of this deed and payment assumed by the GRANTEE.

And SCARRITT COLLEGE FOR CHRISTIAN WORKERS does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said lands to the said LARRY D. WOODS, TRUSTEE, his successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, SCARRITT COLLEGE FOR CHRISTIAN WORKERS has caused this deed to be executed in its behalf by its duly authorized officers on this 29th day of February, 1980.

SCARRITT COLLEGE FOR CHRISTIAN WORKERS

ATTEST:

BY: Donald J. Welch
DONALD J. WELCH, INTERIM PRESIDENT

Andrew B. Benedict III
ANDREW B. BENEDICT, III, SECRETARY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Suzanne Buchanan, a Notary Public of the State and County aforesaid, personally appeared DONALD J. WELCH, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Interim President of SCARRITT COLLEGE FOR CHRISTIAN WORKERS, the within named bargainor, a corporation, and that he as such Interim 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 Interim President.

Witness my hand and official seal at office in Nashville, Tennessee this 29th day of February, 1980.

Suzanne Buchanan
Notary Public

My Commission Expires:
October, 1982

F 79360

IDENTIF. REFERENCE

MAR 5 10 49 AM '80

FELIX A. HOLSTON JR. REGISTER
DAVIDSON COUNTY, TENN.

RUSH

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5574 PAGE 77

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			317000.00-	CO
			824.20	CO TX
			.50	PRFEE
			9.00	WDEED
			CHECK	833.70-
6275A03/05/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 79360

IDENTIF. REFERENCE

MAR 5 10 49 AM '80

REGISTER
DAVIDSON COUNTY, TENN.

No. 745458