This Instrument Prepared By:
John C. Callison, Attorney
Office of General Counsel
Vanderbilt University
Nashville, TN 37203

WARRANTY DEED

BOOK 5701 PAGE 128

ADDRESS OF NEW OWNERS:	SEND TAX BILLS TO:	MAP AND PARCEL:
1207 Partnership 2501 Hillsboro Road Nashville, TN 37212	Lon F. Raby 2501 Hillsboro Road Nashville, TN 37212	Map 104-4 Parcels 205, 204,203,200 202

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable considerations the receipt and sufficiency of which are hereby acknowledged, THE VANDERBILT UNIVERSITY, a Tennessee not-for-profit corporation, has this day bargained and sold, and does hereby transfer and convey unto the said 1207 PARTNERSHIP, its heirs and assigns, certain real estate in Davidson County, Tennessee, described as follows:

TRACT 1:

Land in Davidson County, Tennessee, being Lot No. 1 and the northerly 10 feet of Lot No. 2 on the Plan of W.D. Hardeman's Subdivision of parts of Lots Nos. 22 and 31 in O.B. Hayes' Plan of Large Lots, being part of Lot No. 22, as of record in Book 332, page 52, Register's Office for said County.

Said Lot No. 1 and the northerly part of Lot No. 2 front together 60 feet on the westerly side of 17th Avenue South, and runs back between parallel lines, 158 feet to an alley.

The above described property was conveyed to George Peabody College for Teachers by deed from Roscoe S. Suddarth and Georgia Mazie Suddarth Alman, of record in Book 4322, page 728, Register's Office for said County.

TRACT 2:

Land in Davidson County, Tennessee, being the south part of Lot No. 2 on the Plan of W.D. Hardeman's Subdivision, of record in Book 332, page 52, Register's Office for said County.

Said part of said Lot No. 2 fronts 40 feet on the west side of 17th Avenue South, and extends back between parallel lines, 158 feet to an alley.

The above described property was conveyed to George Peabody College for Teachers by deed from Emma Kane, Edward Kane and First American National Bank, Trustee, of record in Book 4631, page 236, Register's Office for said County.

TRACT 3:

Land in Davidson County, Tennessee, being Lot No. 3 and the northerly 10 feet of Lot No. 4 on the Plan of W.D. Hardeman's Subdividion of parts of Lots Nos. 22 and 31 in O.B. Hayes' Plan of Large Lots, as of record in Book 332, page 52, Register's Office for said County.

Said Lot No. 3 and part of Lot No. 4 front together 60 feet on the westerly side of 17th Avenue South and extend back between parallel lines 158 feet to an alley.

The above described property was conveyed to George Peabody College for Teachers by deed from Monterey Soper Ezell, of record in Book 4159, page 484, Register's Office for said County.

TRACT 4:

Land in Davidson County, Tennessee, being the south 40 feet of Lot No. 4 on the Plan of W.D. Hardeman's Subdivision of parts of Lots Nos. 22 and 31 in O.B. Hayes' Plan of Large Lots, as of record in Book 332, page 52, Register's Office for said County.

Said part of said Lot No. 4 fronts 40 feet on the westerly side of 17th Avenue South, formerly Addison Street, and extends back between parallel lines 158 feet to an alley.

The above described property was conveyed to George Peabody College for Teachers, by deed from W.W. Marvin and wife, Dora M. Marvin, of record in Book 3955, page 285, Register's Office for said County.

TRACT 5:

Land in Davidson County, Tennessee, being Lots Nos. 5 and 6 on the Map of W.D. Hardeman's Subdividion of parts of Lots Nos. 31 and 22 in O.B. Hayes' Plan of Large Lots, a plan of which subdivision is of record in Book 332, page 52, Register's Office for said County.

Said Lots Nos. 5 and 6 adjoin and front together 89 feet on the west side of 17th Avenue South and run back between parallel lines 158 feet to an alley.

The above described property was conveyed to George Peabody College for Teachers by deed from Third National Bank in Nashville, Executor, of record in Book 4677, page 622, Register's Office for said County.

TRACT 6:

Land in Davidson County, Tennessee, being Lot No. 1 and the northerly 15 feet of Lot No. 2 on the Plan of Eastman's Subdivision of the southerly part of Lot No.

31 in O.B. Hayes' Plan of Large Lots, as of record in Book 332, page 84, Register's Office for said County.

Said Lot No. 1 and part of Lot No. 2 front together 65 feet on the westerly side of 17th Avenue South, formerly Addison Street, and run back between parallel lines 158 feet to an alley.

The above described property was conveyed to George Peabody College for Teachers by deed from Monterey Soper Ezell, of record in Book 4277, page 137, Register's Office for said County.

George Peabody College for Teachers having merged into the Vanderbilt University by Articles of Merger as set out by instrument of record in Book 5462, page 151, Register's Office for Davidson County, Tennessee.

Portions of the said property are improved and portions are unimproved and are known as 1205, 1207, 1209, 1213, 1215, and 1217 Seventeenth Avenue, South, in Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to 1207 PARTNERSHIP, its heirs and assigns, forever, and THE VANDERBILT UNIVERSITY covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey the same and that the same is unencumbered, except for such matters of record.

THE VANDERBILT UNIVERSITY further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said 1207 PARTNERSHIP, its heirs, successors and assigns, against the lawful claims of all persons.

WITNESS the hand of Alexander Heard as Chancellor of THE VANDERBILT UNIVERSITY and duly authorized officer thereof this 16th day of January, 1981.

For THE VANDERBILT UNIVERSITY

By: _____
Alexander Heard
Chancellor

ATTESTED TO:

By: _____
Jeff Carr
Secretary

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $275,000.00.

Affiant

Subscribed and sworn to before me this 16th day of January, 1981.

Notary Public

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, John C. Callison, a Notary Public of the State and County aforesaid, personally appeared Alexander Heard and Jeff Carr, with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be the Chancellor and Secretary of The Vanderbilt Univerity, the within named bargainor, a corporation, and that they as such Chancellor and Secretary being authorized to do so, did execute the foregoing instrument for the purpose therein contained, by signing the name of The Vanderbilt University by themselves as Chancellor and Secretary.

Witness my hand and official seal this 16th day of January, 1981.

Notary Public

My Commission Expires: October 17, 1982

IDENTIF. REFERENCE

JAN 16 3 02 PM '81

FELIX 7 [illegible] REGISTER
DAVIDSON COUNTY, TENN.

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OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5701 PAGE 132

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

2750[illegible]= CO
715.00 CO TX
.50 PRFE
10.00 MOS D
CHECK 787.50=
5316A01/16/81 B&L .0[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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IDENTIF. REFERENCE

JAN 16 3 02 PM '81

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

No. 802393