WARRANTY DEED

BOOK 6439 PAGE 674

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vanderbilt-Washington, Limited (NAME)	SAME (NAME)	104-12;73
2200 Hillsboro Rd., Suite 403 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37212 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, THE VANDERBILT UNIVERSITY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO VANDERBILT-WASHINGTON, LIMITED, a Tennessee limited partnership

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

FOR PROPERTY DESCRIPTION, SEE ATTACHED EXHIBIT A WHICH IS ATTACHED HERETO AND INCORPORATED HEREIN.

I 6 7 7 1 8

IDENTIF. REFERENCE

Dec 4 3 55 PM '84

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as (House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 30th day of November, 19 84

THE VANDERBILT UNIVERSITY

BY:

TITLE:

Form 3

12/04 4727.20- CHECK

2365

STATE OF _____)

COUNTY OF _____)

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____ the bargainor, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this ____ day of _____, 19__.

BOOK 6439 PAGE 675

Commission Expires: _____

Notary Public

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, Mildred M. Gardner, a Notary Public within and for the State and County aforesaid, personally appeared Joe B. Wyatt, with whom I am personally acquainted and who upon (his oath, their several oaths) acknowledged (himself, themselves) to be the Chancellor and _____ ~~XXXXXXX~~ respectively of the Vanderbilt University the within named bargainor, a corporation, and that (he, they) as such Chancellor and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Joe B. Wyatt as such Chancellor, ~~and attesting the same by the XXXXXXXXXXXXXXXX~~

WITNESS my hand and official seal at office at Nashville, Tennessee on this 30th day of November, 1984

My Commission Expires: 11-1-87

Mildred M. Gardner

Notary Public

WARRANTY DEED

FROM

THE VANDERBILT UNIVERSITY

TO

VANDERBILT-WASHINGTON, LIMITED, a Tennessee limited partnership

RETURN TO:

Dearborn & Ewing

ATTORNEYS

NASHVILLE, TENN.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 1,814,500.00 (Washington Apartments

Subscribed and sworn to before me this 30th day of November, 1984

My Commission Expires: 11-1-87

Mildred M. Gardner

Notary Public

Washington and Jefferson Apartments

EXHIBIT A

Being Lots 3 and 4 as shown on the plan of Waddey Subdivision as of record in Book 161, page 98, Register's Office for Davidson County, Tennessee.

Bounded on the North by Portland Avenue; on the East by Twenty-First Avenue South; on the South by Saint Bernard Convent; and on the West by Calhoun Avenue; and being more particularly described according to the survey of Morrow & Associates, Inc., dated November 26, 1984, as follows:

Beginning at the intersection of the South right-of-way line of Portland Avenue and the West right-of-way line of Twenty-First Avenue South,

Thence with the West right-of-way line of Twenty-First Avenue South, South 05° 10' 15" West, 341.56 feet to a corner common with Saint Bernard Convent in the West right-of-way line of Twenty-First Avenue South;

Thence with Saint Bernard Convent, North 82° 04' 29" West 420.56 feet to a point in the North line of Saint Bernard Convent at the intersection of the East right-of-way line of Calhoun Avenue;

Thence with the East right-of-way line of Calhoun Avenue North 06° 57' 59" East, 333.74 feet to a point, the intersection of the East right-of-way line of Calhoun Avenue and the South right-of-way line of Portland Avenue;

Thence with the South right-of-way line of Portland Avenue South 83° 07' 08" East, 409.80 feet, to the point of beginning.

Containing 140,125 square feet (3.217 acres) more or less.

Being a portion of the property conveyed to Vanderbilt University by deed from The Washington Company and Stanley Chernau, Trustee, of record in Book 5428, page 896, said Register's Office.

SUBJECT TO THE FOLLOWING EXCEPTIONS TO TITLE:

1. 1984 Property Taxes due in the amount of $29,114.55.

2. Deed of Trust from The Washington Company, a Tennessee corporation, to E. Warner Bass, Trustee, dated December 17, 1968, of record in Book 4294, page 873, said Register's Office, to secure an indebtedness evidenced by a promissory note of even date in the original principal amount of $1,250,000.00, payable to Mrs. George N. Welch, Sr., et al.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6439 PAGE 677

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			1,814,500.00 Conv	
			4717.70 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 4727.20	
			2365A12/04/84 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I.6.7.7.18.

IDENTIF. REFERENCE

Dec 4 3 55 PM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 0090276