THIS INSTRUMENT PREPARED BY:
Ronald G. Turner
2021 Richard Jones Rd., Ste 350
Nashville, Tennessee 37215

Name and Address of Property Owner:	Name and Address of Person or Entity Responsible for Payment of Real Property Taxes:	Map-Parcel Numbers
Women's Division of The General Board of Global Ministries of the United Methodist Church 475 Riverside Drive New York, NY 10115	Same	Map 104-4 Parcels 41, 41.1, 41.2, 53, 54, 54.1, 55, 58 and 95.1

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, SCARRITT GRADUATE SCHOOL, a not-for-profit corporation ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto WOMEN'S DIVISION OF THE GENERAL BOARD OF GLOBAL MINISTRIES OF THE UNITED METHODIST CHURCH, a not-for-profit corporation ("Grantee"), Grantee's, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows (the "Property"):

Real property and improvements located in Davidson County, Tennessee, described according to a Survey dated March 3, 1988, by Patrick S. Coode, Registered land Surveyor with John Kohl and Company, P.C., as follows:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $2,400,000.00

Joyce D. Kohl
Affiant

Subscribed and sworn to before me this 16th day of May, 1988.

Randall G. Turner
NOTARY PUBLIC

My commission expires: 10-9-91

NOTARY PUBLIC AT LARGE

30852

IDENTIFICATION REFERENCE

May 16 2 46 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

Parcel "A"

Beginning at an iron pin set at the intersection of the southerly right of way of Grand Avenue and the easterly right of way of Nineteenth Avenue South, said point being the northwesterly corner of the herein described tract; THENCE with the southerly right of way of Grand Avenue S89°35'23"E, 375.89 feet to an iron pin set; THENCE S2°07'48"W, 124.00 feet to an iron pin set; THENCE S89°35'56"E, 169.20 feet to an iron pin set in the westerly right of way of Eighteenth Avenue South, said point lying 124 feet southerly of the intersection of said Eighteenth Avenue South and Grand Avenue; THENCE S2"30'00"W, 660.75 feet to an iron pin set in the westerly right of way of Eighteenth Avenue South; THENCE leaving said right of way N88°43'08"W,, 272.04 feet to an iron pin set; THENCE N2°30'00'E, 60.08 feet to an iron pin set; THENCE N88°40'17"W, 270.10 feet to a concrete nail set in concrete, by others and lying in the easterly right of way of Nineteenth Avenue South and being the southwesterly corner of the herein described tract; THENCE running with the easterly right of way of Nineteenth Avenue South, N2°13'12"E, 716.09 feet to the point of beginning and containing 8.887 acres, more or less.

Being the same property conveyed to Scarritt College for Christian Workers (now Scarritt Graduate School) by the following deeds: deed from George I. Waddey and wife, of record in Book 626, Page 610; deed from J. O. Manier and wife, of record in Book 635, Page 111; deed from William W. Gambill and wife, of record in Book 635, Page 109; deed from E. M. Kelley and wife, of record in Book 626, Page 615; deed from H. F. Ambrose and wife, of record in Book 626, Page 613; deed from Allen Bledsoe Cummings, Jr. et al. of record in Book 1714, Page 565; deed from the Board of Christian Education of the Presbyterian Church in the United States of America, of record in Book 2634, Page 317; deed from F. N. McNeill and wife, of record in Book 626, Page 609; deed from Josephine DeMatteo Petrone, a widow, of record in Book 4047, Page 595; deed from Beulah A. Woodward of record in Book 3251, Page 273; deed from Annie M. Alloway and husband, William Alloway of record in Book 1306, Page 223; deed from M. C. Jensen and wife, of record in Book 635, Page 114; deed from C. R. Puryear and wife, of record in Book 635, Page 108; deed from C. S. McKinney, Trustee, et al. of record in Book 626, Page 616; deed from Jefferson H. Johnson, a widower, et al. of record in Book 1077, Page 335; deed from Jean H. Newman, a widow, of record in Book 1025, Page 28; deed from J. Henry Conn and wife, of record in Book 772, Page 260; deed from Mrs. S. P. Wilson of record in Book 838, Page 171; and deed from Bessie Wood Rogers of record in Book 4492, Page 564, said Register's Office.

Parcel "B"

Beginning at an iron pin set in the easterly right of way of Eighteenth Avenue South and lying S2°30'00"W, 385.67 feet from the southeasterly intersection of the rights of way of Grand Avenue and Eighteenth Avenue South, said iron pin being the northwesterly corner of the herein described tract; THENCE leaving said right of way and running S88°01'12"E, 150.01 feet to an iron pin set in the westerly right of way of Alley No. 442; THENCE with said right of way of said alley S2°30'00"W, 150.00 feet to an iron pin set; THENCE leaving said alley N88°01'12"W, 150.01 feet to an iron pin set in the easterly right of way of Eighteenth Avenue South; THENCE running with said right of way N2°30'00"E, 150.00 feet to the point of beginning and containing 0.516 acre, more or less.

Being the same property conveyed to Scarritt College for Christian Workers (now Scarritt Graduate School) by deed from the General Board of Evangelism of the Methodist Church of record in Book 2105, Page 555 and by deed from Sterling Augustus Neblett and wife of record in Book 2140, Page 101, said Register's Office.

Being the same property as described below:

Land in Davidson County, Tennessee, being Parcel Numbers 41, 41.2, 41.1, 58, 55, 54.1, 54, 53, and 95.1 on the Tax Assessor's Map No. 104-4 and more particularly described as follows:

PARCEL NO. 41

Being part of Lot No. 2 on the Plan of O. B. Hayes' plan of large lots, called "Rokeby", of record in Book 21, Page 87, Register's Office for Davidson County, Tennessee, and being the same property conveyed to Scarritt College for Christian Workers by deed from George I. Waddey and wife, of record in Book 626, Page 610, Register's Office for Davidson County, Tennessee.

PARCEL NO. 41.2

Being part of Lot No. 2 on the Plan of O. B. Hayes' plan of large lots, called "Rokeby", of record in Book 21, Page 87, Register's Office for Davidson County, Tennessee, and being all of Lots Nos. 1, 2, 3, 4, 5, and part of Lot No. 6 on J. D. Hamilton's subdivision of Lots 9 and 12 on the Plan of O. B. Hayes' plan of large lots, called "Rokeby", of record in Book 221, Page 21, Register's Office for Davidson County, Tennessee; and being the same property conveyed to Scarritt College for Christian Workers by deed from J. O. Manier and wife, of record in Book 635, Page 111; by deed from William W. Gambill and wife, of record in Book 635, Page 109; by deed from E. M. Kelley and wife, of record in Book 626, Page 615; by deed from H. F. Ambrose and wife, of record in Book 626, Page 613; and by deed from Allen Bledsoe Cummings, Jr. et al. of record in Book 1714, Page 565, all in the Register's Office for Davidson County, Tennessee.

PARCEL NO. 41.1

Being part of Lots Nos. 6 and 7 on J. D. Hamilton's subdivision of Lots Nos. 9 and 12 on the Plan of O. B. Hayes' plan of large lots, called "Rokeby", of record in Book 221, Page 21, Register's Office for Davidson County, Tennessee, and being the same property conveyed to Scarritt College for Christian Workers by deed from the Board of Christian Education of the Presbyterian Church in the United States of America, a corporation, of record in Book 2634, Page 317, Register's Office for Davidson County, Tennessee.

PARCEL NO. 58

Being Lots Nos. 1 and 2 on the map showing the second Resubdivision of D. S. Hendrick's subdivision of Lot No. 3 in O. B. Hayes' Rokeby plan of record in Book 547, Page 6, Register's Office for Davidson County, Tennessee, and being the same property conveyed to Scarritt College for Christian Workers by deed from F. N. McNeill and wife, of record in Book 626, Page 609; and by deed from Josephine DeMatteo Petrone, a widow, of record in Book 4047, Page 595, Register's Office for Davidson County, Tennessee.

PARCEL NO. 55

Being Lot No. 5 on the map showing the second Resubdivision of D. S. Hendrick's subdivision of Lot No. 3 on O. B. Hayes' Rokeby plan of record in Book 547, Page 6, Register's Office for Davidson County, Tennessee, and being the same property conveyed to Scarritt College for Christian Workers by deed from Beulah A. Woodward of record in Book 3251, Page 273, Register's Office for Davidson County, Tennessee.

PARCEL NO. 54.1

Being Lot No. 6 on the map showing the second Resubdivision of D. S. Hendrick's subdivision of Lot No. 3 in O. B. Hayes' Rokeby plan of record in Book 547, Page 6, Register's Office for Davidson County, Tennessee, and being the same property conveyed to Scarritt College for Christian Workers by deed from Annie M. Alloway and husband, William Alloway of record in Book 1306, Page 223, Register's Office for Davidson County, Tennessee.

PARCEL NO. 54

Being Lot No. 7 and part of Lot No. 8, (which is also shown as tract marked "Jenson" or "X") on the map showing the second Resubdivision of D. S. Hendrick's subdivision of Lot No. 3 in O. B. Hayes' Rokeby plan of record in Book 547, Page 6, Register's Office for Davidson County, Tennessee, and being all of Lot No. 8 and part of Lot No. 13 on the plan of O. B. Hayes plan of large lots, called "Rokeby", of record in Book 21, Page 87, Register's Office for Davidson County, Tennessee; and being the same property conveyed to Scarritt College for Christian Workers by deed from M. C. Jensen and wife, of record in Book 635, Page 114; by deed from C. R. Puryear and wife, of record in Book 635, Page 108; by deed from C. S. McKinney, Trutee, et al. of record in Book 626, Page 616; by deed from Jefferson H. Johnson, a widower, et al. of record in Book 1077, Page 335; by deed from Jean H. Newman, a widow, of record in Book 1025, Page 28; by deed from J. Henry Conn and wife, of record in Book 772, Page 260; and by deed from Mrs. S. P. Wilson of record in Book 838, Page 171; all in the Register's Office for Davidson County, Tennessee.

PARCEL NO. 53

Being part of Lot No. 13 on the plan of O. B. Hayes' plan of large lots, called "Rokeby", of record in Book 21, Page 87, Register's Office for Davidson County, Tennessee, and being the same property conveyed to Scarritt College for Christian Workers by deed from Bessie Wood Rogers of record in Book 4492, Page 564, Register's Office for Davidson County, Tennessee.

PARCEL 95.1

Being Lots No. 2, 3 and 4 on Plan of Criddle and Scruggs Subdivison of Lot No. 7 on the Plan of O. B. Hayes' plan of large lots, called "Rokeby", of record in Book 57, Page 62, Register's Office for Davidson County, Tennessee, and being part of the same property conveyed to Scarritt College for Christian Workers by deed from the General Board of Evangelism of the Methodist Church of record in Book 2105, Page 555; and by deed from Sterling Augustus Neblett and wife, of record in Book 2140, Page 101, Register's Office for Davidson County, Tennessee.

Also included in this conveyance are all of Grantor's rights, title and interest in that certain right of first refusal set forth in that Warranty Deed from Scarritt College for Christian Workers (now Scarritt Graduate School) to General Board of Discipleship of the United Methodist Church, The Upper Room Section, of record in Book 5580, Page 840, said Regsiter's Office, pertaining to the property described therein, which are hereby conveyed, transferred and assigned to Grantee.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title, and interest thereto belonging to Grantee, Grantee's successors and assigns, forever.

And Grantor covenants with Grantee that the Property is free from all encumbrances made or suffered by Grantor, except unless otherwise herein set out.

And Grantor does further covenant and bind itself to warrant and forever defend the title to the Property to Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has caused this Deed to be executed this 11th day of May, 1988.

SCARRITT GRADUATE SCHOOL,
a Tennessee not-for-profit
corporation

By: _____
Chairperson of the Board of
Trustees

By: _____
President

STATE OF FLORIDA)
COUNTY OF Leon)

Before me, Ida Burgin of the state and county aforesaid, personally appeared Walter N. Kalaf, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Chairperson of the Board of Trustees of Scarritt Graduate School, the within named bargainor, a corporation, and that he as such Chairperson, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Chairperson.

Witness my hand and seal, at office in ~~Nashville, Tennessee,~~ Tallahassee, Florida this 11th day of May, 1988.

_____
Ida Burgin
Notary Public

My Commission Expires: May 3, 1992

Notary Public, State of Florida
My Commission Expires May 3, 1992
Bonded Thru Troy Fain-Insurance Inc.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Ronald G. Turner of the state and county aforesaid, personally appeared Donald G. Welch, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President of Scarritt Graduate School, the within named bargainor, a corporation, and that he as such President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President.

Witness my hand and seal, at office in Nashville, Tennessee, this 16th day of May, 1988.

Ronald G. Turner
Notary Public

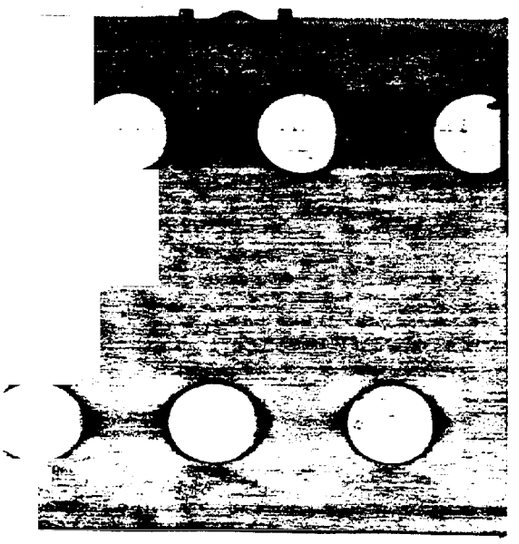
My Commission Expires: 10-9-91

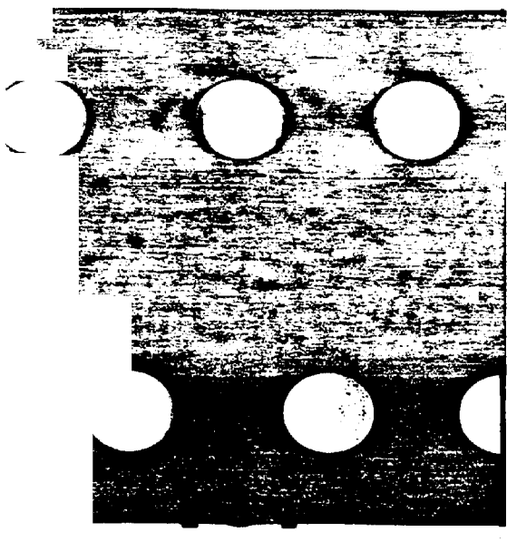
RONALD G. TURNER NOTARY PUBLIC AT LARGE

D47RT3954

OFFICIAL RECEIPT

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





RECEIVED OF _____

FOR _____

BOOK 7545 PAGE 153

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

BANK

[illegible] 240000.00

[illegible] 5733.50

PRFEE 3.00

MISC 12.00

TOTAL $738.50

CHECK $738.50

[illegible] 3701 TEND

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30852

IDENTIFICATION REFERENCE

MAY 16 2 46 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 91729