WARRANTY DEED Form 1061 Published by Tennessee Title Company

For and in consideration of the sum of $14,000.00 -

FOURTEEN THOUSAND & No/100ths - DOLLARS

Cash in hand paid by Joseph Seligman and wife, Lillie Seligman, the receipt of which is hereby acknowledged, We, Mrs. Miriam Kuhn Weinstein, Mrs. Selma Kuhn Goldstein, and Mrs. Lois Kuhn Fox,

have bargained and sold, and by these presents do transfer and convey unto the said Joseph Seligman and wife, Lillie Seligman, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 61 on the Plan of Bransford Realty Company's West End Heights Subdivision, as of record in Book 332, Pages 124 and 125, Register's Office for said County.

Said Lot No. 61 fronts 60 feet on the northerly side of Fairfax Avenue and extends back between parallel lines 195 feet to an alley.

Being the same property conveyed to Lee W. Kuhn and wife, Theresa Kuhn, by deed from Regina Cohen and husband, of record in Book 636, Page 211, Register's Office for Davidson County, Tennessee, and acquired under the Will of Theresa Kuhn, deceased, by Mrs. Miriam Kuhn Weinstein, Mrs. Selma Kuhn Goldstein and Mrs. Lois Kuhn Fox.

This conveyance includes Venetian Blinds, Carpeting, Draperies in the living room, dining room and sun room, and any coal on the premises.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Joseph Seligman and wife, Lillie Seligman, their heirs and assigns, forever.

And we do covenant with the said Joseph Seligman and wife, Lillie Seligman, 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.

And we, Mrs. Miriam Kuhn Weinstein, Mrs. Selma Kuhn Goldstein and Mrs. Lois Kuhn Fox, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Joseph Seligman and wife, Lillie Seligman, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 30th day of December, 1950.

Albert Weinstein
Gilbert Fox, Jr.
Mrs. Selma Kuhn Goldstein
Mrs. Miriam Kuhn Weinstein
Mrs. Lois Kuhn Fox

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Lela Richardson, a Notary Public in and for said County and State, the within named Mrs. Miriam Kuhn Weinstein, Mrs. Selma Kuhn Goldstein, and Mrs. Lois Kuhn Fox, Albert Weinstein, Carl L. Goldstein and Gilbert Fox, Jr., the bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of December, 1950.

Commission expires April 5 1952

Lela Richardson
Notary Public