K 2395

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of $30,000.00

Thirty Thousand and no/100 **DOLLARS**

Cash in hand paid, the receipt of which is hereby acknowledged, "K" Furniture Company, Incorporated, a Tennessee Corporation.



_____ **have bargained and sold, and by these presents do transfer and convey unto the said** Max Komisar and wife, Dorothy Komisar

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 part of Lot 69 on the Original Plan of Nashville, not of record, described as follows:

Beginning on the northerly margin of Broadway, formerly Broad Street, at a point 49 feet 8 inches, more or less, west of the westerly margin of Fourth Avenue North, formerly Cherry Street, being the Southwest corner of the Abrahams' property; thence with said Abrahams' westerly line northwardly 70 feet, more or less, to said Abrahams' northwest corner; thence at right angles westwardly 37½ feet, more or less, to a point on the easterly line of the Berry property; thence with said Berry's easterly line, southwardly 70 feet to the northerly margin of Broadway; thence with said margin, eastwardly 37½ feet, more or less, to the beginning.
Being the same property conveyed to "K" Furniture Company, Incorporated, by deed from K Realty Company, Incorporated, of Record in Book _____, Page _____, RODC Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Max Komisar and wife, Dorothy Komisar, their **heirs and assigns, forever.**

And It **do covenant with the said** Max Komisar and wife, Dorothy Komisar **that** It **is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.**

And It **do further covenant and bind** itself, its **heirs and representatives, to warrant and forever defend the title to the said land to the said** Max Komisar and wife, Dorothy Komisar, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness _____ **hand** _____ **this** 11th **day of** April, 19 55

"K" Furniture Company, Incorporated

Secretary

President

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