K 2482

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Six Thousand Four Hundred Sixty and 51/100 ($6,460.51) DOLLARS

Cash in hand paid, receipt of which is hereby acknowledged and this property is conveyed subject to unpaid balance in the amount of Thirteen Thousand Five Hundred Thirty-Nine and 49/100 ($13,539.49) Dollars of an original loan in the amount of Thirteen Thousand Seven Hundred and no/100 ($13,700.00) as secured by Deed of Trust from Herbert M. Roth, Et Ux to John W. Murphree, Trustee of record in Book 2375, Page 227, R.O.D.C., Tennessee

We, HERBERT M. ROTH, and wife, SHEILA RUBIN ROTH have bargained and sold, and by these presents do transfer and convey unto the said HENRY LOEWENSTEIN, and wife, INGEBORG R. LOEWENSTEIN, 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. 31 on the Plan of Sneed Estates, as of record in Book 2133, pages 10 and 11, Register's Office for said County.

Said Lot No. 31 is described as beginning at a point on the easterly margin of Wallace Lane, at the common corner of Lots 30 and 31; thence with the line between said lots, easterly 304 feet to a point; thence northwardly 132 feet to the southerly margin of Colewood Drive; thence with the margin of said Drive, eastwardly 279 feet to the beginning of a curve; thence along said curve, southwestwardly 39.3 feet to a point on the easterly margin of Wallace Lane; thence with the margin of said Lane, southwardly 107 feet to the beginning.

Being the same property conveyed to Herbert M. Roth and wife, Sheila Rubin Roth, by deed from Gaines and Gregory Construction Company, Inc. of record in Book 2340, page 565, Register's Office for Davidson County, Tennessee.

This property is conveyed subject to building restrictions of record in Book 909, Page 72, amended in Book 2094, page 581, page 142, page 310, amended in Book 2097, page 93, R.O.D.C., Tennessee.

Taxes for 1955 are pro-rated and assumed by grantees.

ESCROW account and insurance are hereby transferred to grantees

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said HENRY LOEWENSTEIN, and wife, INGEBORG R. LOEWENSTEIN, their heirs and assigns, forever.

And we do covenant with the said HENRY LOEWENSTEIN, and wife, INGEBORG R. LOEWENSTEIN 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. except as recited in consideration

And We, HERBERT M. ROTH, and wife, SHEILA RUBIN ROTH do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said HENRY LOEWENSTEIN, and wife, INGEBORG R. LOEWENSTEIN, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 7th day of November, 1955

Herbert M Roth
HERBERT M. ROTH

Sheila Rubin Roth
SHEILA RUBIN ROTH

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