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WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of One and no/100---------- ($1.00)------**DOLLARS**

and love and affection,

We, Max Sternstein and wife, Annie Sternstein

have bargained and sold, and by these presents do transfer and convey unto the said Jennie S. Friedman, her **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

Being Lot No. 4 of Block "E" on the Map of Cherokee Park, of record in Book 547, pages 169 and 170, Register's Office for said County.

Said Lot No. 4 fronts 89.88 feet on the westerly side of Wilson Avenue and runs back 217.8 feet on the northerly line and 176.83 feet on the southerly line, to a dead line on which it measures 80 feet.

The Conveyors herein reserve a life interest in said property for and during the lives of each of them.



To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jennie S. Friedman her **heirs and assigns, forever.**

And we **do covenant with the said** Jennie S. Friedman **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.** This conveyance is subject to Deed of Trust of record in Book 1845, page 569 R. O. D. C. Tennessee.

And we, Max Sternstein and wife, Annie Sternstein **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** Jennie S. Friedman her **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hand** s **this** 13th **day of** February, **19** 58

Max Sternstein

Annie Sternstein

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