K 3158

WARRANTY DEED

ATTORNEYS TITLE COMPANY

For and in Consideration of the sum of----------($10.00)----------

----------Ten and No/100----------DOLLARS

Cash in hand paid by J. B. Woodin and wife, Mary F. Woodin, and other good and valuable considerations, receipt of which is hereby acknowledged,

We, Louis Rubenstein, Percy Rubenstein, Ida Rose Stemstein, Abe Rubenstein, and Rebecca Blockman, the only heirs-at-law of Sarah Rubenstein Gross, deceased, hereinafter called the Grantors,

have bargained and sold, and by these presents do transfer and convey unto the said

J. B. Woodin and wife, Mary F. Woodin,

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. 16 of Block "I" on the Map of Cherokee Park, Section No. 1, of record in Book 454, pages 169 and 170, Register's Office for said County.

Said Lot No. 16 fronts 60 feet on the northerly side of Valley Road, and runs back between lines, 206.7 feet on the easterly line and 206.7 feet on the westerly line, to a dead line on which it measures 60 feet.

Being the same property conveyed to Sarah Rubenstein Gross, with the remainder interest to her children, and provided that should any of her children pre-decease her, leaving lawful issue surviving, said issue shall succeed to and receive the shares which its parent would have received, their heirs and assigns, by deed from Annie Pearl L. (Henderson) Hardy, of record in Book 2336, page 142, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions, easements and setback lines of record.

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