K 3164

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TENNESSEE TITLE COMPANY

For and in consideration of the sum of ----------$10.00

----------TEN AND NO/100---------- DOLLARS

cash in hand paid by RICHARD H. RICE, SR., Unmarried

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we,

RONALD S. ZEITLIN and wife, EVELYN ELAINE ZEITLIN

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

Being Lot No. 371 on the Plan of Sunset View, Section VI, as of record in Book 2900, pages 54 and 55, Register's Office for Said County.

Said Lot No. 371 fronts 110 feet on the east side of Fairbrook Drive and runs back 243.6 feet on the north line and 264.9 feet on the south line to a dead line in the rear measuring 128.65 feet.

Being part of the property conveyed to Ronald S. Zeitlin and wife, Evelyn Elaine Zeitlin, by deed from Herman McCallum, unmarried, of record in Book 3032, page 215, said Register's Office.

This conveyance is made subject to the restrictions recorded in Book 2995, page 413; and to the easements and limitations shown on the Map of record in Book 2900, pages 54 and 55, RODC.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES 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, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 16th day of December, 19 60

Evelyn Elaine Zeitlin

Ronald S. Zeitlin

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Mary R. Coates, a Notary Public in and for said County and State, the within named Ronald S. Zeitlin and wife, Evelyn Elaine Zeitlin

the bargainors, 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 16th day of December, 1960.

Commission expires Oct. 28, 1961

Mary R. Coates
Notary Public.

Warranty Deed

From 17583

RONALD S. ZEITLIN, ET UX

To

RICHARD H. RICE, SR. ET UX

Murphree Mortgage Company

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 19 day
of DEC A.D. 1960
at 2:35 o'clock P M
Noted in Book 47 Page 542
Recorded in Book Page
Recording Fee $2.00

JAMES P. WILL
Register

16,753

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