K 3498

For and in consideration of the sum of ---------- ($10.00) ----------
TEN AND NO/100 ---------- DOLLARS

cash in hand paid by Julius Doochin and wife, Sonia Doochin, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

we, Phil Cohen and wife, Sara K. Cohen have bargained and sold, and by these presents do transfer and convey unto the said Julius Doochin and wife, Sonia Doochin their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lots Nos. 10 and 11 on D. T. McGavock's plan of 98 lots in North Nashville, as of record in book No. 21, page 7, Register's Office for said County.
Said lots Nos. 10 and 11 front 50 feet each on the westerly side of Third Avenue North, (formerly College Street), and run back between parallel lines 174 feet to an alley, Lot No. 10 running back with the northerly margin of Garfield,(formerly Foster), Street.
Being the same real property conveyed to Phil Cohen and wife, Sara K. Cohen, by deed from Willie B. Felts and wife, dated May 30, 1962, filed May 31, 1962, and recorded in book 3378, page 489, said Register's 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 Julius Doochin and wife, Sonia Doochin their heirs and assigns, forever.

And we do covenant with the said Julius Doochin and wife, Sonia Doochin 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.

And we, Phil Cohen and wife, Sara K. Cohen our heirs and representatives, to warrant and forever do further covenant and bind ourselves, defend the title to the said land to the said Julius Doochin and wife, Sonia Doochin their heirs and assigns against the lawful claims of all persons, whomsoever.
Witness our hand s this 2nd day of January, 1963, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Phil Cohen
Sara K. Cohen

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, [illegible], a Notary Public in and for said County and State, Phil Cohen and wife, Sara K. Cohen

the within named 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 2nd day of January, 1963.

Notary Public

My Commission Expires April 20, 1966
Commission Expires

WARRANTY DEED
FROM
PHIL COHEN ETUX
TO
JULIUS DOOCHIN ETUX

REGISTER'S OFFICE
STATE OF TENNESSEE, DAVIDSON COUNTY
Received this 2 day of JAN 1963 at 2:13 o'clock P.M.
Noted in Book 3504 Page 182
Recorded in Book [illegible] Page [illegible]
Recording Fee $2.00
Register
By Deputy Reg.

REAL ESTATE INSURANCE
PHIL COHEN

G 409