BK 3612

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $17,500.00

SEVENTEEN THOUSAND, FIVE HUNDRED AND NO/100 - DOLLARS

cash in hand paid by James E. Leath and wife, Carolyn P. Leath

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

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:

Land in Davidson County, Tennessee, being Lot No. 101 on the Plan of Donelson Hills, as of record in Book 2331, pages 22 and 23, Register's Office for said County.

Said Lot No. 101 fronts 72 feet on the northerly side of Donelson Hills Drive, and extends back 185.5 feet on the westerly line and 187.5 feet on the easterly line, to a dead line in the rear on which it measures 95 feet.

Being the same property conveyed to Theodor Kniazewycz and wife, Maria Kniazewycz, by deed from Marshall L. Bailey and wife, as of record in Book 2543, page 69, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

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 12th day of August, 1963

Theodor Kniazewycz

Maria Kniazewycz

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, A.M. Tenison, a Notary Public in and for said County and State, the within named Theodor Kniazewycz and wife, Maria Kniazewycz,

STATE TAX $ 26.25
PROBATE
TOTAL $ 26.75

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 12th day of August, 1963

AUG 13 1963 26.75
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY TENN.

Commission expires February 1, 1965

A.M. Tenison
Notary Public.

TENNESSEE TITLE COMPANY

Warranty Deed

79504

From: Theodor Kniazewycz and wife, Maria Kniazewycz

To: James E. Leath and wife, Carolyn P. Leath

17500.00

REGISTER'S OFFICE
GUARANTY MORTGAGE CO. NASHVILLE
Received for record
AUG 13 AD 1963 at 12:30 P.M.
Recorded in Book 3612 Page 634
Recording Fee $2.50
Register

PG 635