K 3646

TENNESSEE TITLE COMPANY

For and in consideration of the sum of TEN AND 00/100 ($10.00)---------- DOLLARS

cash in hand paid by C. B. S. Realty Company, a partnership

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Byron Greenblatt and Julian Greenblatt, both unmarried,

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 the southerly 20 feet of Lot No. 321 and the northerly 10 feet of Lot No. 322 in Ewing, Wetmore and Others Addition to South Nashville, as of record in Book 14, pages 202 and 203, Register's Office for said County.
Said southerly part of Lot No. 321 and the northerly part of Lot No. 322 front together 30 feet on the easterly side of Ewing Avenue, and run back between parallel lines 130 feet to an alley.
Being the same property conveyed to Byron Greenblatt and Julian Greenblatt, by deed from M. D. Cohen and wife, Sara F. Cohen, of record in Book 1285, page 675, Register's Office for Davidson County, Tennessee.

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 12 day of November, 1963.

Byron Greenblatt

Julian Greenblatt

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Byron Greenblatt and Julian Greenblatt,

STATE TAX $ 5.25
PROBATE .50
TOTAL $ 5.75

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 November, 1963.

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

Commission expires Nov. 2, 1965

[illegible]
Notary Public.

TENNESSEE TITLE COMPANY

Warranty Deed

FROM
BYRON GREENBLATT, ET AL

To
C. B. S. REALTY COMPANY

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
NOV 12 1963
10:49 A.M.
Noted in Book 107 Page 330
Recording Fee $ 2.00
Register
By [illegible] Deputy Reg.

[illegible]
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
of Richmond, Virginia
HOFSTETTER & HOFSTETTER, ATTYS.

95328

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