BK 3670

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the ~~xxxxx~~ love and affection, which I have for my daughter and son-in-law, Joseph L. Cohen and wife, ~~xxxxxxxx~~ Sarah C. Cohen,

I~~m~~ Ethel Levine, a widow,

have bargained and sold, and by these presents do transfer and convey unto the said Joseph L. Cohen and wife, Sarah C. Cohen, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lots Nos. 4 and 5 of Block "E" on the Map of Whitland Realty Company's Subdivision, as of record in Book 832, page 141, Register's Office for said County.

Said Lot No. 4 fronts 70 feet on the southerly side of Bowling, now Whitland, Avenue, and extends back between parallel lines 200 feet to the northerly line of Lot No. 6 on said plan. Said Lot No. 5 is described as follows:- Beginning at the southeast corner of Bowling, now Whitland, Avenue, and Bosley Avenue, being the northwest corner of said Lot No. 5, thence with the southerly margin of Whitland Avenue easterly 70 feet to the corner of Lots Nos. 4 and 5; thence southerly with the line between said Lots Nos. 4 and 5 200 feet to the northerly line of Lot No. 6; thence with said line westerly 132 feet to the easterly margin of Bosley Avenue; thence with the easterly margin of said Bosley Avenue, northerly 210 feet to the beginning.

Being the same property conveyed to Max Levine and wife, Ethel Levine, et al., by deed from Richard Isaacs et ux., of record in Book 1786, page 325, Register's Office for Davidson County, Tennessee; the said Max Levine having since died.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Joseph L. Cohen and wife, Sarah C. Cohen, their heirs and assigns, forever.

And I do covenant with the said Joseph L. Cohen and wife, Sarah C. Cohen, that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except as appears of record.

And I, Ethel Levine, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Joseph L. Cohen and wife, Sarah C. Cohen, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 3rd day of December, 19 63.

EL Ethel Levine

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