K 3677

WARRANTY DEED

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

cash in hand paid and other good and valuable considerations, paid by the grantee, the receipt of which is hereby acknowledged,

We, Paul Troberman and wife, Celia G. Troberman

have bargained and sold, and by these presents do transfer and convey unto the said Kennon Construction Company, Inc., its successors and assigns, ~~heirs and assigns~~, *a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:*

Land in Davidson County, Tennessee, being Lots Nos. 167, 168 and 169 on the Plan of Sidco, Section III, as of record in Book 2663, page 51, Register's Office for said County, described togetner as follows:

Said Lots Nos. 167, 168 and 169 adjoin and front together 300 feet on the westerly margin of Armory Drive and run back 178.30 feet on the southerly line of Lot No. 169 and 178.03 feet on the northerly line of Lot No. 167 to the center line of a 20-foot easement and measure 300 feet along said center line.

Being the same real property conveyed to Paul Troberman by deed from Suburban Industrial Development Company, dated January 11, 1962, filed January 11, 1962, and recorded in book 3317, page 464, said Register's Office.

This conveyance is made subject to restrictions of record in book 2708, page 87, book 2741, page 553, book 3029, page 174 and book 3221, page 12, Register's Office for Davidson County, Tennessee, and an easement for public utility purposes and sewer line along rear line of premises, easement for watermain along easterly part of premises, and 30- foot building setback line from Armory Drive, of record in book 2663, page 41, Register's Office for Davidson County, Tennessee, and rights reserved with reference to uranium, thorium and all other materials essential to production of fissionable materials of record in book 2152, page 347, 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 Kennon Construction Company, Inc., its successors and assigns, ~~heirs and assigns~~, *forever.*

And we *do covenant with the said* Kennon Construction Company, Inc., *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.*, except for the 1964 Urban Services District taxes, which have been pro-rated and assumed by the grantee herein.

And we, Paul Troberman and wife, Celia G. Troberman *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Kennon Construction Company, Inc., its successors and assigns, ~~heirs and assigns~~ *against the lawful claims of all persons, whomsoever.*

Witness our *hand* s *this* 24th *day of* January, 19 64. ~~the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.~~

Paul Troberman

Celia G. Troberman

STATE OF ~~TENNESSEE~~ CALIFORNIA }
COUNTY OF ~~DAVIDSON~~ L.A. }

Personally appeared before me, HYMAN GETZOFF, *a Notary Public in and for said County and State,* Paul Troberman and Celia G. Troberman

the ~~within named bargainor~~ they *S, with whom I am personally acquainted, and who acknowledged that* ~~he~~ they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Los Angeles, California, ~~Tennessee~~ *this* 27th *day of* January, 1964.

Hymen Getzoff *Notary Public*

Commission expires May 22nd 1967

PUBLIC TAX CO. 05

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