K 4424

Mail to Randolph Co., Realtors, Third National Bank Bldg, Nashville, Tenn.

This Form furnished by Attorneys Title Company, Inc.

BOOK 4424 PAGE 570

Form No. WD-2

FROM

Mr. & Mrs. Herman Rosenblum

TO

Rev. & Mrs. Clifford E. Kolb, Jr.

For draftsman's use

This Instrument Was Prepared By

MORRIS LEVINE, Attorney-at-Law
200 Baxter Bldg., Nashville, Te

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rev. & Mrs. Clifford E. Kolb, Jr. (NAME)	Same (NAME)	Map 103-9
5815 Vine Ridge Drive (STREET ADDRESS OR ROUTE NUMBER)	" (STREET ADDRESS)	Par. 98
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	" (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

A 8 0 6 9 3

IDENTIF REFERENCE

JUN 16 11 30 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 31,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF June 1970

Notary Public

MY COMMISSION EXPIRES: April 2, 1973

(AFFIX SEAL)

For and in Consideration of the sum of - - - - - ($10.00) - - - - - - - - - -

TEN & NO/100 - DOLLARS

cash in hand paid by Clifford E. Kolb, Jr., and wife, Jeanne C. Kolb, and other good, valuable and sufficient consideration, the receipt of all of which is by us acknowledged,

We, Herman Rosenblum and wife, Baylie S. Rosenblum,

have bargained and sold, and by these presents do transfer and convey unto the said Clifford E. Kolb, Jr., and wife, Jeanne C. Kolb,

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 26 and the easterly triangular part of Lot No. 27, in Hillwood Estates, Section I, as of record in Book 1835, page 117, Register's Office for said County, and described as follows:

BEGINNING at a point in the southeasterly margin of Vine Ridge Road, at the corner of Lots 25 and 26; thence southeasterly along the line of said lots, 266.5 feet to a point in the line between Lots 26 and 28; thence westerly along the line of these lots, 217.1 feet to a corner of Lots 26 and 27; thence in a northwesterly direction 176.7 feet to a point in the southeasterly margin of Vine Ridge Drive; said point being 25 feet southwest of the corner of Lots 26 and 27; thence along the margin of said Drive, in an easterly direction 219 feet to the point of beginning.

BEING the same property conveyed to Herman Rosenblum and wife, Baylie S. Rosenblum, by deed from Charles A. Austin and wife, Mildred H. Austin, of record in Book 4381, page 287, Register's Office for Davidson County, Tennessee.

This conveyance is subject to certain easements and sewers as set out in Book 3990, page 950, Register's Office for Davidson County, Tennessee, and to set-back line and easements as appear of record in Book 2136, page 523, Register's Office for Davidson County, Tennessee, and Book 3135, page 442, Register's Office for Davidson County, Tennessee.

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This is {unimproved / improved (x)} property, known as 5815 Vine Ridge Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Clifford E. Kolb, Jr., and wife, Jeanne C. Kolb, their heirs and assigns, forever.

And we do covenant with the said Clifford E. Kolb, Jr., & wife, Jeanne C. Kolb, 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 as set out herein.

And we, Herman Rosenblum and wife, Baylie S. Rosenblum, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Clifford E. Kolb, Jr., & wife, Jeanne C. Kolb, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 29th day of May, 19 70

Herman Rosenblum

Baylie S. Rosenblum

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Herman Morris Levine, a Notary Public in and for said County and State, the within named Rosenblum & wife, Baylie S. Rosenblum

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 29th day of May, 19 70.

Morris Levine, Notary Public.

Commission expires May 12-1974

JUN 16 70 CONV 31,000.00
JUN 16 70 S'TAX A* 80.60
JUN 16 70 PR'FEE A* .50
JUN 16 70 W'DEED A* 3.00 * 84.10

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared .....,

with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be .....of the .....,

the within named bargainor, a corporation, and that .....he as such .....,
being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as .....

Witness my hand and seal, at office in .....,

this .....day of....., 19.....

.....Notary Public.

Commission expires.....