This Deed Prepared By:
Leon Ruben, Attorney
125 Lafayette Street
Nashville, TN 37210

Mail to

WARRANTY DEED

BOOK 4582 PAGE 67

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Leon Ruben ET AL	same	Map 93-16
(NAME)	(NAME)	Pcl. 136
125 Lafayette St.	"	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	"	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of ~~the~~ Love & affection which I have for my son & daughter, namely, Leon Ruben and Jeanette Rubin ~~Dollars~~,

I, Rose Ruben, a widow

have this day bargained and sold, and do hereby transfer and convey unto the said Leon Ruben and Jeanette Rubin, as tenants in common

their ~~heirs~~ heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 166 on the Map of Maury & Claiborne's Addition, as of record in Book 21, pages 84 and 85, Register's Office for said County.

Said Lot fronts 35 feet on the easterly side of Maury Street and runs back between parallel lines, 165 feet to an alley.

Being the same property conveyed to Rose Ruben, a widow, by deed from A.A. Birch, Jr., of record in Book 4051, page 690, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 4,800.00

Subscribed and sworn to before me, this the 8th day of March 19 72

Affiant

My commission expires: (Affix Seal)

Notary Public Dep Register

This is ~~unimproved ( )~~ improved (X) property, known as 65 Maury St., Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Leon Ruben and Jeanette Rubin, as tenants in common

their ~~heirs~~

heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Leon Ruben and Jeanette Rubin, as tenants in common their ~~heirs~~, heirs and assigns, against the lawful claims of all persons.

Witness my hand this 1st day of March, 19 72 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Rose Ruben

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Rose Ruben, a widow, *the within named bargainor, with whom I am personally acquainted, and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 6th *day of* March, *19* 72

Rose Ruben *Notary Public*

Commission expires Oct 26, 1974

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 .....

MAR-8 72 CONV *4,800.00
MAR-8 72 S'TAX A* 12.48
MAR-8 72 PR'FEE A* .50
MAR-8 72 W'DEED A* 4.00 * 16.98

WARRANTY DEED

FROM
ROSE RUBEN

TO
LEON RUBEN ET AL

B 5 1 1 3 0

IDENTIF. REFERENCE

MAR 8 10 33 AM '72

FELIX Z. [illegible] II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE