RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 09/22/06 12:03 2 pgs
Fees:13.00 Taxes:666.00
20060922-0117746

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $180,000.00

Affiant

Subscribed and sworn to before me, this 13th day of September, 2006.

Notary Public

My Expiration of commission. 03.22.2008

(Notary Stamp)

JASON CHAFFIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

THIS INSTRUMENT PREPARED BY
McCann & Hubbard
7105 Crossroads Blvd. Suite 105
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Susan Henderson **Lisa Friedland**	**New Owner**	**Map\Parcel: 91-7-321**
5107 Michigan Avenue	P.O. Box 91056	
Nashville, Tennessee 37209	Nashville, TN 37209	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Charles David Sigler, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Susan Henderson, an unmarried woman, Lisa Friedland, an unmarried woman and Roger Lee, an unmarried man

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lots No.s 1014, 1016, 1018, and the easterly 5 feet of Lot 1020, of Block 167, Plan No. 1, West Nashville, as of record in Book No. 57, pages 74 and 75, Register's Office for Davidson County, Tennessee.

Said Lots No.s 1014, 1016, 1018, and part of Lot No. 1020 front together 80 feet on the southerly side of Michigan Avenue and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to Charles David Sigler by Warranty Deed from Cunningham Construction Co., Inc., a Tennessee Corporation, dated February 20, 1975, of record in Book 4891, Page 387, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 57, Page 74, Register's Office for DAVIDSON County, Tennessee.
Subject to the flow of any stream across the subject property.
Any and all visible easements lying on or across the property.

This is improved property known as 5107 Michigan Avenue, Nashville, Tennessee 37209.

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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. Wherever 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 my/our hand(s) this 13th day of September, 2006.

Charles David Sigler

Charles David Sigler
By: Clarence Sutherland, Attorney-in-Fact
Clarence Sutherland, Attorney-in-Fact

Mary E. Sigler Clarence Sutherland Attorney-in-Fact

Mary E. Sigler
By: Clarence Sutherland, Attorney-in-Fact
*** Mary E. Sigler executes this instrument to convey any spousal interests she may have by law.

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Clarence Sutherland** with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the within instrument on behalf of Mary E. Sigler for the purposes therein contained, and who further proved to me that he is the **Attorney in Fact** for Mary E. Sigler, and is authorized by Mary E. Sigler to execute this instrument on his/her behalf.

RUSSELL JOHN McCANN ★ STATE OF TENNESSEE NOTARY PUBLIC ★ COUNTY OF WILLIAMSON

Witness my hand, at office, this 13th day of September, 2006.

Notary Public

My Commission Expires: MY COMMISSION EXPIRES: JULY 18, 2009

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Clarence Sutherland** with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the within instrument on behalf of Charles David Sigler for the purposes therein contained, and who further proved to me that he is the **Attorney in Fact** for Charles David Sigler, and is authorized by Charles David Sigler to execute this instrument on his/her behalf.

Witness my hand, at office, this 13th day of September, 2006.

RUSSELL JOHN McCANN ★ STATE OF TENNESSEE NOTARY PUBLIC ★ COUNTY OF WILLIAMSON

Notary Public

My Commission Expires: MY COMMISSION EXPIRES: JULY 18, 2009

File #: **06552-JM**
RECORD & RETURN TO:

_____

_____

_____