RETURN TO:
GRISSIM TITLE & ESCROW, LLC
2309 CREST MOOR RD, STE 300
NASHVILLE, TN 37215

This instrument prepared by:
THOMAS N. JONES & ASSOCIATES
Attorneys at Law
339 Main Street, Suite 100
Franklin, TN 37064
Attn: Leigh Anne Sailors
File #18342.2006

Davidson County DEEDWARR
Recvd: 10/24/06 13:50 3 pgs
Fees:18.00 Taxes:425.50
20061024-0131796

NEW OWNER:
Art Sichling
906 Petway Ave.
Nashville, TN 37206

SEND TAX BILL TO:
Same

MAP & PARCEL:
082 04 0 394.00

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Christopher O'Neill,** hereinafter called the Grantor, have bargained and sold and by these presents do transfer and convey unto **Art Sichling**, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

*Art Sichling and Arthur L. Sichling are one and the same person.

Land in Davidson County, Tennessee being Lot No. 6 on the Plan of W. A. Sharp's Revised Plan of A. W. Hooker's Addition to East Nashville as shown on plat of record in Plat Book 57, Page 131 and revised in Book 421, Page 114, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Christopher O'Neill by Deed from Michael W. O'Neill of record in Instrument Number 20061005-0123952, Register's Office of Davidson County, Tennessee.

SUBJECT TO THE FOLLOWING:

1. 2006 taxes are paid.
2. Subject to any and all building and zoning regulations of City, County and State.
3. Subject to any and all easements which may affect the within described property.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs

and assigns, forever;

AND I COVENANT with the said Grantee that I am lawfully seized and possessed of said land in fee simple and have a good right to convey it and the same is unencumbered, unless otherwise herein set out;

AND I FURTHER covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

This ( ) unimproved (XX) improved property is known as:

906 Petway Avenue, Nashville, Tennessee 37206

Witness my hand this 10th day of October, 2006.

Christopher O'Neill

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary for said State and County, Christopher O'Neill the within named bargainor with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand this 10th day of October, 2006.

Notary Public

My Commission Expires: 8-28-2010

LEIGH ANNE SAILORS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $115,000.00.

Heather Rylee
Affiant

Sworn to and subscribed to me, the undersigned, this 10th day of October, 2006.

L. MacKenzie Cohen
Notary Public

My Commission Expires:

