	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$213,875.00.** B Mackey Affiant Subscribed and sworn to before me, this the 9th day of November, 2006. D. Siniard Notary Public My commission expires: 7-21-10 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
George N. Degerberg, III	Same	**104-05-270.00**
102 Craighead Avenue		
Nashville, TN 37205		

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

Joseph Donnelly and spouse, Shannon Donnelly

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

George N. Degerberg, III and wife, Virginia Degerberg

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:

Land in Davidson County, Tennessee, being Lot No. 446 and the northerly part of Lot No. 447 in the Richland Realty Company's Division "C", of record in Book 421, Page 31, said Register's Office.

Said Lot No. 446, being a triangular shaped lot, fronts 31 feet on the easterly margin of Craighead Street and extends back easterly 225 feet more or less on the southerly margin, 226 feet more or less on the northerly line along the southerly margin of an alley, to a point in the westerly margin of another alley.

Being the same property conveyed to Joseph Donnelly and spouse, Shannon Donnelly by deed dated 10/8/04 from Patricia Ann Crockett, married of record in Instrument No. 20041012-0122773, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 2006 and subsequent years, easements, and restrictions of record.

This is improved (__X__) Unimproved (____) property, known as **102 Craighead Avenue, Nashville, TN 37205**

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 9th day of November, 2006.

Joseph Donnelly
Joseph Donnelly

Shannon Donnelly
Shannon Donnelly

Davidson County DEEDWARR
Recvd: 11/13/06 14:28 2 pgs
Fees:13.00 Taxes:791.34

20061113-0140578

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Joseph Donnelly and Shannon Donnelly,** the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Brentwood, Tennessee on this **9th** day of **November, 2006.**

Debbie Siniard
Notary Public

My Commission Expires: 7-21-10

