Davidson County DEEDWARR
Recvd: 02/20/07 12:13 2 pg
Fees:13.00 Taxes:55.50

20070220-0020640

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$15,000.00**

Affiant

Subscribed and sworn to before me, this the 8th day of February, 2007.

Notary Public

My commission expires: **MY COMMISSION EXPIRES: July 24, 2010**

AMY GERWIG
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Southeast Professional Title, LLC
2699 Lee Road, Suite 120 , Winter Park, FL 32789

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Lonnie Greenlee	**New Owner**	**08110031400**
2627 Carter Avenue		
Nashville, TN 37206		

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,

David Rigsby

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

Lonnie Greenlee

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 part of the resubdivision of Lot No. 20 of the Georgia Industrial Realty Company's Subdivision in North Nashville, of record in Book 421, Page 188, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Beginning 50 feet from a point in the north line of Lot No. 20 and being 40 feet from the southwest corner of the Thomas J. Carter lot, leaving 40 feet for the extension of 25th Avenue; thence in a southerly direction 50 feet, and with the east margin of 25th Avenue to a point; thence in an easterly direction 143 feet; thence in a northerly direction 50 feet to a point and being 50 feet from the north line of said Lot No. 20; thence in a westerly direction 143 feet to the point of beginning. Said Lot fronts 50 feet on the east side of 25th Avenue, North.

Being the same property conveyed to David Rigsby by Deed of record in Will Book 4983, Page 938668 recorded 11/19/2002, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Buck Wester by Deed of record in Book 5402, Page 639 recorded 3/7/1979, Register's Office for Davidson County, Tennessee

This is not now, nor ever has been the constitutional homestead property of the grantor(s) or their spouse, nor contiguous thereto.

1628

This is improved (X) Unimproved (____) property, known as ~~1625~~ **25th Ave, Nashville, TN 37208**

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 is 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 **8th** day of **February, 2007.**

David Rigsby

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **David Rigsby** the within named seller, 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, at office, this **8th** day of **February, 2007.**



Notary Public

MY COMMISSION EXPIRES:
July 24, 2010

My Commission Expires:_____