Record & Return to
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 08/20/07 09:02 6 pgs
Fees:33.00 Taxes:555.00
20070820-0099020

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY:
Jon A. Wells, Attorney at Law
206 Public Square, Lafayette, TN 37083
615-666-4361

Address of new owner:	Send Tax Bill to:	Map and Parcel:
Alex Sigg 415 North 16th Street Nashville, Tn 37206	Alex Sigg 415 North 16th Street Nashville, Tn 37206	Map: 83-10 Parcel: 22

FOR AND IN CONSIDERATION of the sum of One Hundred Fifty Thousand and 00/100 ($150,000.00) Dollars, cash in hand paid by the Grantee to the Grantors the receipt of which is hereby acknowledged, **We Donald Gann Wilma Gann, Tommy Jones, Jewell Jones, Robbie Corley, Juanita Barnfield, J.B. Jones, Bill Jones, Terry Gann, Rick Gann, Irene Gregory, Mamie Rulene Woodcock,** have bargained and sold, and by these presents do transfer and convey to **Alex Sigg** his heirs and assigns, a certain tract or parcel of land lying and being in Davidson County, TN, being further described as follows, to-wit:

Land in Davidson County, Tennessee, being lot numbers 264 and 265 on the Map of McEwen Place, as of record in Book 332, page 133, Register's Office for said County. Said lot numbers 264 and 265 front together 60 feet on the easterly side of North 16th Street, formerly Hickman Avenue, and run back between parallel lines, with the northerly margin of Ordway Place, formerly Grove Avenue, 128 feet to an alley.

Being the same property conveyed to Dayrun D. Fuller and wife, Myrtle Fuller by deed from Crosby A. Edwards and wife, Ethel Mae Edwards dated February 26, 1944 and recorded in Book 1281, page 331, Register's Office for Davidson County, Tennessee. The said Dayrun D. Fuller died December 19, 1971, leaving Myrtle Fuller as owner of the above property. The said Myrtle Fuller died testate on December 23, 2006, devising the property to the grantors. For reference see her Last Will and Testament, Docket number 07P119, Clerk's Office, Davidson County, Tennessee.

Description taken from previous deed.

Possession with deed

2007 property taxes to be prorated.

The preparers of this instrument make no warranties as to title, ownership or any other representations relative to the property described herein or its' legal description.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to **Alex Sigg,** his heirs and assigns, forever. And we do covenant with **Alex Sigg,** that we are lawfully seized and possessed of said land in fee simple, have a good and lawful right to convey it, and the same is unencumbered. And we do further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to said land to **Alex Sigg,** his heirs and assigns, against the lawful claims of all persons whomsoever.

IN TESTIMONY WHEREOF, witness our hands on this the 26th day of May, 2007.

Donald Gann

Wilma Gann

Tommy Jones

Jewell Jones

Robbie Corley

Juanita Barnfield

J. B. Jones

Bill Jones

Terry Gann

Rick Gann

Irene Gregory

Mamie Rulene Woodcock

STATE OF TENNESSEE
COUNTY OF MACON

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **Donald Gann** the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Lafayette, TN, this 26th day of May, 2007.

NOTARY PUBLIC

My Commission Expires: 2-11-08

JON A. WELLS NOTARY PUBLIC AT LARGE MACON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF MACON

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **Wilma Gann** the 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 Lafayette, TN, this 26th day of May, 2007.

NOTARY PUBLIC

My Commission Expires: 2-11-08

JON A. WELLS NOTARY PUBLIC AT LARGE MACON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF MACON

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **Tommy Jones** the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Lafayette, TN, this 2nd day of June, 2007.

NOTARY PUBLIC

My Commission Expires: 2-11-08

JON A. WELLS NOTARY PUBLIC AT LARGE MACON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF MACON

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **Jewell Jones** the 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 Lafayette, TN, this 26th day of May, 2007.

NOTARY PUBLIC

My Commission Expires: 2-11-08

JON A. WELLS NOTARY PUBLIC AT LARGE MACON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF MACON

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **Robbie Corley** the 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 Lafayette, TN, this 2nd day of June, 2007.

NOTARY PUBLIC

My Commission Expires: 2-11-08

JON A. WELLS NOTARY PUBLIC MACON COUNTY

STATE OF TENNESSEE
COUNTY OF MACON

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **Juanita Barnfield** the 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 Lafayette, TN, this 2nd day of June, 2007.

NOTARY PUBLIC

My Commission Expires: 2-11-08

JON A. WELLS NOTARY PUBLIC AT LARGE MACON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF MACON

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **J. B. Jones** the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Lafayette, TN, this 2nd day of June, 2007.

NOTARY PUBLIC

My Commission Expires: 2-11-08

JON A. WELLS NOTARY PUBLIC AT LARGE MACON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF MACON

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **Bill Jones** the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Lafayette, TN, this 2nd day of June, 2007.

NOTARY PUBLIC

My Commission Expires: 2-11-08

JON A. WELLS NOTARY PUBLIC AT LARGE MACON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF MACON

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **Terry Gann** the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Lafayette, TN, this 2nd day of June, 2007.

NOTARY PUBLIC

My Commission Expires: 2-11-08

JON A. WELLS NOTARY PUBLIC AT LARGE MACON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF MACON

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **Rick Gann** the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Lafayette, TN, this 2nd day of June, 2007.

NOTARY PUBLIC

My Commission Expires: 2-11-08

JON A. WELLS NOTARY PUBLIC AT LARGE MACON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF MACON

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **Irene Gregory** the 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 Lafayette, TN, this 2nd day of June, 2007.

NOTARY PUBLIC

My Commission Expires: 2-11-08

JON A. WELLS NOTARY PUBLIC AT LARGE MACON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF MACON

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **Mamie Rulene Woodcock** the 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 Lafayette, TN, this 2nd day of June, 2007.

NOTARY PUBLIC

My Commission Expires: 2-11-08

JON A. WELLS NOTARY PUBLIC AT LARGE MACON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Williamson

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred whichever is greater is $150,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair, voluntary sale.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, this 30 day of July, 2007.

Register or Notary

My Commission Expires: 7-5-11

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY