Davidson County DEEDWARR
Recvd: 10/29/07 11:25 2 pgs
Fees:13.00 Taxes:177.60

20071029-0127266

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$48,000.00**.

Affiant

Subscribed and sworn to before me, this the 24th day of October, 2007.

AMY GERALDS NOTARY PUBLIC OF TENNESSEE DAVIDSON COUNTY

Notary Public

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

PUBLIC (AFFIX SEAL)

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

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Stephen E. Perez	**New Owner**	**09402011500**
1305 8th Avenue South		
Nashville, TN 37203		

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,

Thomas Gannon, an unmarried man

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

Stephen E. Perez

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. 118, on the Plan of United Electric Railway's Addition to East Nashville, as shown on plat of record in Plat Book 161, page 8, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Mary L. Gannon and Thomas Gannon by Deed of record in Book 7884, Page 124 recorded 7/7/1989, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Mary L. Gannon and Thomas Gannon and Pam Tornow and Carl Tornow by Deed of record in Book 7627, Page 466 recorded 8/16/1988, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Mary L. Gannon and Michael W. Meador by Deed of record in Book 6331, Page 166 recorded 7/9/1984, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Thomas Gannon by Affidavit of heirship in instrument number 20071029012726 5 , Registers Office of Davidson County, Tennessee.

This is improved (____) Unimproved (____) property, known as **1809 Eastside Avenue, Nashville, TN 37206**

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 **24th** day of **October, 2007.**

Thomas Gannon

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Thomas Gannon,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **24th** day of **October, 2007.**

Notary Public

My Commission Expires: MY COMMISSION EXPIRES: July 24, 2010

AMY GERWIG
STATE
OF
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY