This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

DAVE ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $495,000.00.

Affiant

Subscribed and sworn before me this the 29th day of March, 2013.

Notary Public
My commission expires: 4/16/13

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Gavin DeGraw c/o Citrin Cooperman 529 Fifth Avenue, 4th Floor New York, NY 10017	New Owner	93-6-1C-130

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, ROY G PERRY, AN UNMARRIED PERSON, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to GAVIN DeGRAW, A SINGLE PERSON, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Real property in Davidson County, Tennessee, being Unit No. FU-2308, together with the appurtnant interest in the common elements of Cumberland Penthouses, a Condominium, a horizontal property regime established by Master Deed of record as Instrument No. 20050405-0037081, Register's Office for Davidson County, Tennessee, as amended and restated by Amended and Restated Master Deed, of record as Instrument No. 20050527-0060253, said Register's office, said Unit being depicted on the Condominium Plat attached as Exhibit C to the aforementioned Master Deed, as amended and restated.

Being the same property conveyed to Roy G Perry, an unmarried person, by deed from Cumberland Penthouses, LLC, a Tennessee limited liability company, dated August 30, 2006 of record in Instrument No. 20060831-0107601, said Register's Office.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 555 Church Street PH 2308, Nashville, TN 37219.

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, their heirs, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 hand this the 28th day of March, 2013.

3/28/13

Roy G Perry

BILL GARRETT, Davidson County
Trans:T20130026552 DEEDWARR
Recvd: 04/02/13 12:37 2 pgs
Fees:13.00 Taxes:1831.50
20130402-0032368

STATE OF Texas

COUNTY OF Harris

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Roy G Perry, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 28th day of March, 2013.

My commission expires:

03-30-2016

Notary Public

OMER GUVEN
NOTARY PUBLIC
STATE OF TEXAS
EXPIRES
03-30-2016