File Box 8

THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 650,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF August, 2002
Notary Public
MY COMMISSION EXPIRES:
(AFFIX SEAL)

SALLY C. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires April 1, 2006

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Craig Andreen	Merrill Lynch Credit Corp.	MAP 116-15
(NAME)	(NAME)	
501 Westview Avenue	P. O. Box 5954	PARCEL 20
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Springfield, OH 45601-5954	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Roger A. Hodge and Elizabeth M. Hodge, husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Craig Andreen and wife, Kathryn Andreen

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 the 7th, formerly 11th, Civil District of Davidson County, Tennessee, being parts of Lots No. 93, 94 and 134 and that part of Fifth Street, now closed, lying between said Lot Nos. 93 and 94 and 134 on the plan of Paul M Davis' property, as of record in Book 974, page 85, Register's Office for Davidson County, Tennessee, described together as follows:

Beginning at the southwest corner of West View Avenue and Glen Eden Avenue or Drive; thence with the westerly margin of said West View Avenue, southwestwardly 237.5 feet to the northeast corner of Lot No. 135; thence northwestwardly 232 feet; thence northwardly 313 feet to the southerly margin of Glen Eden Avenue or Drive; thence with the same, southeastwardly 232 feet to the beginning.

Together with the property described as follows:

Being a triangular parcel of land in the city of Belle Meade, Davidson County, Tennessee, being part of Lot No. 134 as shown on the plan of Paul M. Davis property, as of record in Book 974, page 85, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point in the southerly line of the property conveyed to Robert C. H. Mathews, Jr., of record in Book 2147, page 104, Register's Office for Davidson County, Tennessee, said point being south 77 degrees 36 minutes east 146.40 feet from an iron pin in the easterly line of Davis Estates, Section Two, said point also being North 77 degrees 36 minutes west 253.33 feet from an iron pin in the westerly margin of Westview Drive; thence with a severance line, north 17 degrees 57 minutes east, 170.64 feet to a point; thence,

CONTINUED

unimproved ( )
This is improved (X) property, known as 501 Westview Avenue, Nashville, TN 37205
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with 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 our hand s this 30th day of August, 2002

Roger A. Hodge

Elizabeth M. Hodge

Davidson County DEEDWARR
Recvd: 09/06/02 08:35 3pgs
Fees:18.00 Taxes:2405.00

20020906-0107958

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Roger A. Hodge and Elizabeth M. Hodge, husband and wife

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 Nashville Tennessee, this 30th day of August, 2004.

Commission expires July 24, 2005

Notary Public

R. L. MOORE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____.

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

leaving said severance line with the original property line, south 09 degrees 40 minutes west, 170.04 feet to a point; thence north 77 degrees 36 minutes west 21.60 feet to the point of beginning, containing 2090 square feet, or 0.05 acre more or less.

Included in the above described property but expressly excluded therefrom is that portion of property conveyed to Robert C. H. Mathews, Jr. and wife Alice Casey Mathews of record in Book 6295, page 355, said Register's Office described as follows:

Being a triangular parcel of land in the City of Belle Meade, Davidson County, Tennessee, located on the southerly margin of Glen Eden Drive, being part of Lot Nos. 93 and 134 and part of Fifth Street, now closed, shown on the plan of Paul M. Davis property, as of record in Book 974, page 84, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point in the southerly margin of Glen Eden Drive, being 232.00 feet, more or less, west of the westerly margin of Westview Avenue and being 216.90 feet easterly from a monument, the northeast corner to Davis Estates, Section Two, of record in Book 3600, page 63, Register's Office for Davidson County, Tennessee; thence with the said Glen Eden Drive, south 57 degrees 08 minutes east; 21.79 feet; thence leaving said margin with a severance line south 17 degrees 57 minutes west 139.04 feet to a point; thence leaving said severance line with the original property line, north 09 degrees 40 minutes east, 146.18 feet to the point of beginning, containing 1,464.00 square feet or 0.04 acre more or less.

Being the same property conveyed to Roger A. Hodge and wife Elizabeth M. Hodge by deed from Bonnie Hajek Miller, married as record in Book 10066, page 2, Register's Office for Davidson County, Tennessee.