McCann & Hubbard
7105 Crossroads Blvd. #102
Brentwood, TN 37027
615-377-3319

Davidson County DEEDWARR
Recvd: 02/04/04 15:13 2pgs
Fees:13.00 Taxes:856.18
20040204-0013916

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $231,400.00

Melanie Rieken
Affiant

Subscribed and sworn to before me, this 29th day of January, 2004.

Notary Public

My commission expires: _____

THIS INSTRUMENT WAS PREPARED BY
McCann & Hubbard
7105 Crossroads Blvd.
Suite 102
Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
David Rieken **Melanie K. Rieken**	**Countrywide Home Loans**	**118-13-123**
3617 General Bate Drive	**718 Thompson Lane, Suite 104**	
Nashville, TN 37027	**Nashville, TN 37204-3612**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE COISDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

William C. Hartline and wife, Mary Patricia Hartline

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

David Rieken and wife, Melanie K. Rieken

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, described as follows:

Being Lot No. 6 on the Plan of Green Acres Subdivision, of record in Book 1424, page 21, Register's Office for Davidson County, Tennessee.

Said Lot No. 6 fronts 79.3 feet on the west side of Bates Drive and runs back 163.9 feet on the northerly line and 173.6 feet on the south line, to a dead line, measuring 80 feet thereon.

Being the same property conveyed to William C. Hartline and wife, Mary Patricia Hartline, by Warranty Deed, from John C. Walton, Executor of The Estate of Alfred Ely Sparkman, deceased, of record in Record Book 7857, page 357, dated June 2, 1989, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

1. The Plan of record in Plat Book 1424, page 21, Register's Office for DAVIDSON County, Tennessee.
2. Any and all visible easements lying on or across the property.

This is improved (✓) unimproved (____) property known as 3617 General Bate Drive, Nashville, TN 37027.

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 in 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 29th day of January, 2004.

William C. Hartline, by Mary Patricia Hartline, Attorney-In-Fact

Mary Patricia Hartline

_____

_____

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

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

Witness my hand, at office, this 29th day of January, 2004.

Notary Public

My Commission Expires: _____



STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Mary Patricia Hartline, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the within instrument on behalf of William C. Hartline for the purposes therein contained, and who further proved to me that she is the **Attorney in Fact** for William C. Hartline, and is authorized by William C. Hartline to execute this instrument on his/her behalf.

This the 29th day of June, 2004.

Notary Public

My Commission Expires: _____

