After recording return to:
Gober Title & Escrow
4989 Lebanon Pike, Unit 2A
Old Hickory, TN 37138
Ph. 615-232-5939

Davidson County DEEDWARR
Recvd: 05/26/04 12:14 2pgs
Fees:13.00 Taxes:621.60
20040526-0061789

WARRANTY DEED

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$168,000.00.**

Affiant

Subscribed and sworn to before me, this the 20th day of May, 2004.

Notary Public

My commission expires:_____

(AFFIX SEAL)

TINA NICHOLS NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY TENNESSEE MY COMMISSION EXPIRES 06-28-04

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Richard L. Reith	Same	**Map 061-12, Parcel 218**
1308 Riverwood Drive		
Nashville, TN 37216		

FOR AND IN 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,

Christopher Patrick Lowber and Hiromi Nishikawa Lowber, husband and wife, and Patricia Ann Lowber, unmarried

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

Richard L. Reith, an unmarried man

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. 40 on the Plan of Eastdale Place, of record in Book 547, Pages 29 and 30, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Christopher P. Lowber and Patricia A. Lowber, as joint tenants with right of survivorship, by Deed from William A. Anderson and wife, Sheila M. Anderson, of record in Instrument No. 20010703-0070888 and re-recorded as Instrument No. 20020409-0043444, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

Hiromi Nishikawa Lowber, spouse of the above named Christopher Patrick Lowber, joins in this conveyance for the purpose of releasing any and all rights he may have in and to the above described property, especially her marital rights.

This instrument is being executed in behalf of Christopher Patrick Lowber and Hiromi Nishikawa Lowber, pursuant to a Power of Attorney executed by same on the 12th day of May, 2004, of record in Instrument No. 20040526-0061787, **Register's Office for Davidson County, Tennessee.**

This instrument is being executed in behalf of Patricia Ann Lowber, pursuant to a Power of Attorney executed by same on the 11th day of May, 2004, of record in Instrument No. * **, Register's Office for Davidson County, Tennessee.**

* 20040526-0061788

This is Improved (__X__) Unimproved (____) property, known as: **1308 Riverwood Drive, Nashville, TN 37216**

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 convenant 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 **20th** day of **May, 2004.**

Christopher Patrick Lowber Christopher Patrick Lowber
By: Steve Arthur, Atty-in-Fact
Steve Arthur, Attorney-in-Fact

Patricia Ann Lowber Patricia Ann Lowber
By: Steve Arthur, Atty-in-Fact
Steve Arthur, Attorney-in-Fact

Hiromi Nishikawa Lowber Hiromi Nishikawa Lowber

By: Steve Arthur, Atty-in-Fact
Steve Arthur, Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF Davidson)

On this 20th day of May, 2004, personally appeared Steve Arthur, to me known to be the person who executed the foregoing instrument in behalf of Christopher Patrick Lowber and Hiromi Nishikawa Lowber, husband and wife, and Patricia Ann Lowber, unmarried, and acknowledged that Steve Arthur executed the same as the free act and deed of said Christopher Patrick Lowber and Hiromi Nishikawa Lowber, husband and wife, and Patricia Ann Lowber, unmarried.

Witness my hand and official seal at Nashville, Tennessee, this **20th** day of **May, 2004.**

Notary Public

My Commission Expires:_____

KATHY HAND
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

Comm. Expires 12/12/04