03

Rudy Title 48-A

WARRANTY DEED G-CD-04-3537	STATE OF Tennessee COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,000.00 Affiant Subscribed and sworn to before me, this 24th DAY OF August 2004 Notary Public MY COMMISSION EXPIRES: 3/14/08 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John David Reynolds	COUNTRYWIDE HOME LOANS, INC.	
3537 Paragon Drive	(NAME) P.O. BOX 660694	134-09-0-126.00
(ADDRESS) Nashville, Tennessee 37211-7502	(ADDRESS) DALLAS, TX 75266-0694	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we MATT J. LITTLE SINGLE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JOHN DAVID REYNOLDS, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Being Lot No. 210 on the Plan of Woodland Hills, Phase Two, Section One of record in Plat Book 7900, Page 408, Register's Office for Davidson County Tennessee to which plan reference is hereby made for a more complete description of said property.

Being the same property conveyed to Matt J. Little, unmarried by Quitclaim Deed from Justin E. Day executed February 21, 2001 and filed for record on March 9, 2001 in Instrument Number 20010309-0022953, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Book 9055, page 943, and Plat Book 7900, page 408, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 3537 Paragon Drive, Nashville, Tennessee 37211-7502
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 August, 2004.

Matt J. Little

Davidson County DEEDWARR
Recvd: 08/27/04 14:02 2pgs
Fees:13.00 Taxes:440.30

20040827-0103967

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Matt J. Little, the within named bargainor, 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 and official seal, this the 30th day of July, 2004.

Notary Public

My Commission Expires: 7/29/06

(SEAL)

JOHN GLEAVES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903