WARRANTY DEED

JAMIE CRUTCHFIELD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 158,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of August, 2004

Notary Public:

MY COMMISSION EXPIRES: ~~01/29/05~~ 3/31/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Marthagem Whitlock	Countrywide Home Loans, Inc.	Map 86
2204 Willesden Green	2021 North Gallatin Road; Suite 292	Group 8-0-B
Hermitage, TN 37076	Madison, TN 37115	Parcel 2 CO

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

Robert C. Hardin and wife, Marie J. Hardin

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Marthagem Whitlock

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:

BEING Lot No. 462 on the Plan of Phase III-B, Camden Woods, of record in Plat Book 7900, Page 660, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Robert C. Hardin and wife, Marie J. Hardin, joint tenants by the entirety, by Quitclaim Deed from Marie J. Bouvet (now known as Marie J. Hardin) and Robert C. Hardin, as joint tenancy with right of survivorship, of record in Book 10743, Page 2, said Register's Office. See also Quitclaim Deed of record in Book 10672, Page 747, said Register's Office.

This conveyance is subject to Restrictions and By-Laws of record in Book 7620, Page 561; Book 7657, Page 580; Book 7675, Page 926; Book 9036, Page 129; Book 7620, Page 583, said Register's Office.

This conveyance is made subject to: (1) 2004 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 7900, Page 660, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 2204 Willesden Green, Hermitage, TN 37076

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 hands this 31st day of August, 2004.

Robert C. Hardin

Marie J. Hardin

Davidson County DEEDWARR
Recvd: 09/02/04 13:04 2pgs
Fees:13.00 Taxes:587.93

20040902-0106405

595238

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 Robert C. Hardin and wife, Marie J. Hardin, 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 31st day of August, 2004.

Jamie Crutchfield
Notary Public

My Commission Expires: ~~01/29/05~~ 3/31/07

