Davidson County DEEDWARR
Recvd: 10/12/04 15:19 2pgs
Fees:13.00 Taxes:416.25

20041012-0123034

WARRANTY DEED

G-CD-04-3844

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $112,500.00

Affiant

Subscribed and sworn to before me this 30th DAY OF September, 2004.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires JULY 19, 2008

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
Peter L. Rodman	Chase Manhattan Mortgage	
3844 Valley Ridge Dr.	(NAME) 5409 Maryland Way, Suite 202	133-11-0 124.00
(ADDRESS) Nashville, Tennessee 37211	(ADDRESS) Brentwood, TN 37027	
(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 MARCIA M. COLE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto PETER L. RODMAN, 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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 143 ON THE PLAN OF VALLEY VIEW MEADOWS, SECTION II OF RECORD IN PLAT BOOK 3600, PAGE 60, SAID REGISTER'S OFFICE, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHWESTERLY MARGIN OF CATHY JO DRIVE BEING THE COMMON CORNER OF LOT NOS. 142 AND 143; THENCE AROUND SAID CURVE 39.27 FEET TO A POINT ON THE NORTHEASTERLY MARGIN OF VALLEY RIDGE DRIVE; THENCE ALONG SAID MARGIN NORTHWESTERLY 104.83 FEET TO THE COMMON CORNER OF LOTS 143 AND 144; THENCE ON THE LINE BETWEEN SAID LOTS NORTHEASTERLY 99.88 FEET TO THE COMMON CORNER OF LOT NOS. 142, 143, AND 144; THENCE ON THE LINE BETWEEN LOTS 142 AND 143 SOUTHEASTERLY 129.85 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO MARCIA M. COLE BY WARRANTY DEED FROM CLYDE CALHOUN KING AND WIFE, NINA P. KING, RECORDED THE 18TH DAY OF APRIL, 2001 IN INSTRUMENT NO. 20010418-0038455, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 3844 Valley Ridge Dr., Nashville, Tennessee 37211
(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 30th day of September, 2004.

Marcia M. Cole

STATE OF Tennessee
COUNTY OF Davidson

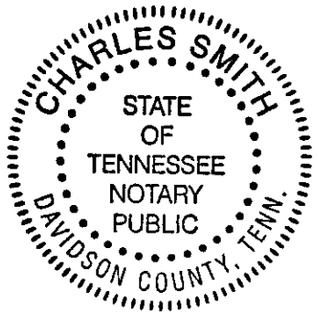
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Marcia M. Cole, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal, this the 30th day of September, 2004.

Notary Public

My Commission Expires:

(SEAL)



My Commission Expires JULY 19, 2008

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903