OWNER:
MILTON R. HODGES, TRUSTEE
2306 South Fork Court
Lebanon, TN. 37087

SEND TAX BILLS TO:
Milton R. Hodges, Trustee
2306 South Fork Court
Lebanon, TN. 37087

Map 86-7 Parcel 171

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds
Attorneys at Law
109 Castle Heights Avenue North
Lebanon, Tennessee 37087

Mail

BOOK 10799 PG 115

D E E D

FOR AND IN CONSIDERATION of the sum of One Hundred Five Thousand and 00/100 Dollars ($105,000.00) cash in hand paid, the receipt of which is hereby acknowledged, we, **ROBERT A. ROMANO and wife, PATRICIA A. ROMANO,** have this day bargained and sold and by these presents do hereby transfer and convey unto **MILTON R. HODGES and MARTHA J. HODGES, CO-TRUSTEES of the HODGES FAMILY REVOCABLE LIVING TRUST AGREEMENT,** their successors and assigns, forever, the following tract or parcel of land, situated and lying in the DAVIDSON County, Tennessee, bound and described as follows, to-wit:

Being Lot No. 239, on the plan of Jackson's Retreat, Phase V-B, of record in Plat Book 6050, Page 321, amending Plat Book 6250, Page 905, 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 A. ROMANO and wife, PATRICIA A. ROMANO by deed from Gary L. Conn, Sr., unmarried, dated April 15, 1994, and of record in Book 9314, page 655, Register's Office for Davidson County, Tennessee.

This description is the same as in the prior deed.

THIS IS IMPROVED PROPERTY

98 FEB 18 PM 3:04

0402053

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto belonging, unto the said **MILTON R. HODGES and MARTHA J. HODGES, CO-TRUSTEES of the HODGES FAMILY REVOCABLE LIVING TRUST AGREEMENT,** their successors and assigns, in fee simple, forever.

4859 02/18 0101 03CHECK 401.50

WE COVENANT with said Grantees that we are lawfully seized and possessed of said property; that we have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and that we will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This conveyance is made subject to any and all visible easements or rights-of-way, any and all matters shown on the plat of record at Book 6050, Page 321, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION to be given with date of deed.

Property taxes for the year 1998 shall be prorated as of the date of this deed.

BOOK 10799 PG 116

WITNESS OUR SIGNATURES hereto this 12th day of February, 1998.

Robert A Romano by Tracy Johnson attys in fact
ROBERT A. ROMANO

by: Tracy Johnson atty in fact
Tracy Johnson, Attorney in fact, pursuant to Power of Attorney of record in Book 10799, page 113, RODC, TN.

Patricia A. Romano
PATRICIA A. ROMANO

by: Tracy Johnson attys-in-fact
Tracy Johnson, Attorney in fact, pursuant to Power of Attorney of record in Book 10799, page 112, RODC, TN.

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned authority, a notary public of the state and county aforesaid, TRACY JOHNSON, with whom I am personally acquainted, to me known to be the person who executed the within instrument on behalf of Robert A. Romano, and who acknowledged that she executed the same as the free act and deed of the said Robert A. Romano.

Witness my hand, at office, this 12th day of February, 1998.

Notary Public

My commission expires: 10-20-01

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned authority, a notary public of the state and county aforesaid, TRACY JOHNSON, with whom I am personally acquainted, to me known to be the person who executed the within instrument on behalf of Patricia A. Romano, and who acknowledged that she executed the same as the free act and deed of the said Patricia A. Romano.

Witness my hand, at office, this 12th day of February, 1998.

Notary Public

My commission expires: 10-20-01

****

The actual consideration or value, whichever is greater, for this transfer is $ 105,000.00.

Milton R Hodges
Affiant

Sworn to and subscribed to before me, this the 12th day of February, 1998.

Notary Public

My commission expires: 10-20-01

BOOK 10799 PG 117

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10799 PG 118

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
105000.00
CON TX 388.50
PRFEE 1.00
WDEED 12.00
TOTAL 401.50
CHECK 401.50
02/18/98 01 15:02 0001 4859

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0402053
IDENTIF. # REFERENCE

98 FEB 18 PM 3:04

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 1255363