Box 44

BOOK 11043 PAGE 445

FROM: ARTHUR FRANCIS JICHA, JR. AND WIFE, CHARISSE SUSAN JICHA

TO: VINCENT J. ROMEO AND WIFE, LORIE A. ROMEO

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
Vincent J. Romeo and wife,	National Bank of Commerce	Map 52-2
Lorie A. Romeo	7770 Poplar Ave., Suite 103	Parcel 245
324 Randy Road	Germantown, Tn. 38138	
Madison, Tn. 37115		

THIS INSTRUMENT PREPARED BY: Waller Lansden Dortch & Davis, a Professional Limited Liability Company, 511 Union Street, Suite 2100, Nashville, Tennessee 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $82,000.00.

V J Romeo
Affiant

Subscribed and sworn to before me, this the 30th day of July, 1998.

NOTARY PUBLIC

My Comm. Expires: 11/27/99

GENERAL WARRANTY DEED

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 and sufficiency of which are hereby acknowledged, we, Arthur Francis Jicha, Jr. and wife, Charisse Susan Jicha, hereinafter referred to as "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto Vincent J. Romeo and wife, Lorie A. Romeo, hereinafter called "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. 31 on the Plan of Rainbow Terrace, Section III, of record in Book 2133, page 20, Register's Office for said County.

Said Lot No. 31 fronts 120 feet on the westerly margin of Randy Road and extends back 408.7 feet on the southerly line and 409.0 feet on the northerly line to a dead line in the rear measuring 120 feet thereon.

Being the same property conveyed to Arthur Francis Jicha, Jr. and wife, Charisse Susan Jicha, by deed from Jack F. Kemp, Secretary of Housing and Urban Development, of Washington, D.C., of record in Book 8093, page 825, Register's Office for said County.

98 JUL 30 PM 3:51
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

0468951
IDENTIF. & REFERENCE

Said property is transferred subject to the following:

1. 1998 Metropolitan Government taxes.

2. All matters as shown on the plan of record in Book 2133, page 20, said Register's Office.

3. Easement for sanitary sewers, storm drainage, water mains and appurtenances, of record in Book 6313, page 796, said Register's Office.

This is improved property known as 324 Randy Road, Madison, Tn. 37115.

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 GRANTORS do covenant with the said GRANTEES that they 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 GRANTORS do further covenant and bind themselves, their heirs and assigns, 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 30th day of July, 1998.

Arthur Francis Jicha, Jr.

Arthur Francis Jicha, Jr.

Charisse Susan Jicha

Charisse Susan Jicha

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 Arthur Francis Jicha, Jr. and wife, Charisse Susan Jicha, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 30th day of July, 1998.

Carol R. Lewis

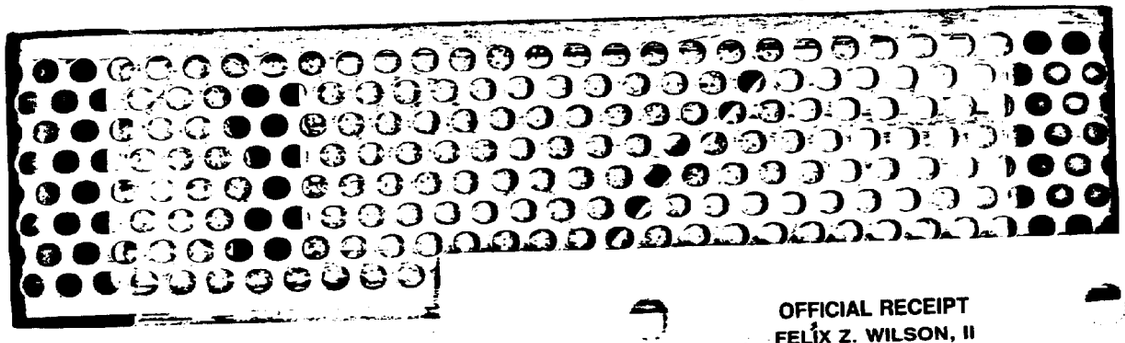
NOTARY PUBLIC

My Commission Expires: 11/27/2001

NOTARY PUBLIC AT LARGE

0521 07/30 01:01 03CHECK 314.40

396610.01



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

RECEIVED OF _____

FOR _____

BOOK 11043 PAGE 447

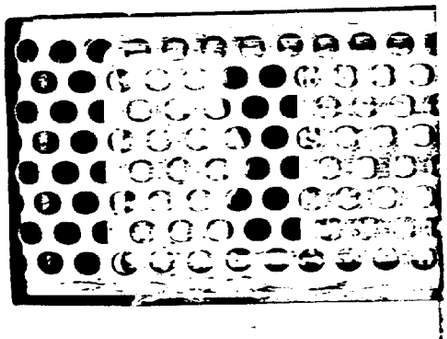
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 82000.00
CON TX 303.40
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 314.40
CHECK 314.40

07/30/98 01 15:53 0001 0521

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



046895I
IDENTIF. ↑ REFERENCE

98 JUL 30 PM 3:52
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 132614C