8:20 (1)

THIS INSTRUMENT PREPARED BY:
HAYNES & FREEMAN, PLC
140 North Main Street
P. O. Box 527
Goodlettsville, Tennessee 37070

Davidson County DEEDWARR
Recvd: 10/29/07 13:27 2 pgs
Fees:13.00 Taxes:477.30
20071029-0127375

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map- Parcel No.
MATTHEW O. HODGES 1125 Westchester Drive Nashville, TN 37207	Same	041-12-0-116

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, **RICHARD O. HODGES, an unmarried individual**, have this day bargained and sold, and does hereby transfer and convey unto the said **MATTHEW O. HODGES, an unmarried individual**, his successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot(s) 104, as shown on the map entitled Plan of Section II Bellshire Estates, of record as Book 2133, page 112, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Richard O. Hodges, by deed from Melvin R. Hammond and wife, Lucille Hammond, of record as Book 11195, page 564, dated November 3, 1998, said Register's Office.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $129,000.00.
Subscribed and sworn to before me, X Richard O. Hodges
this 3rd of October, 2007. Affiant
My Commission Expires: 1-3-2011 Melinda J. Novak
Notary Public

MELINDA J. NOVAK
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 3, 2011

This is improved property located at 1125 Westchester Drive, Davidson County, Nashville, Tennessee 37207.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, his (successors), heirs and assigns forever I covenant that I am lawfully seized and possessed of said real estate in fee simple,

have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hand this 3 day of October, 2007.

Richard O. Hodges

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Melinda J. Novak, a Notary Public in and for said County and State, **Richard O. Hodges**, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 3rd day of October, 2007.

Melinda J. Novak
NOTARY PUBLIC

My Commission Expires: 1-3-2011

MELINDA J. NOVAK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 3, 2011