INGRAM, Donald R.

BOOK 4049 PAGE 883

VA Form 26-6440a—May 1964 Send tax statement to: Loan Guaranty Officer, Veterans Administration Regional Office, 801 Broadway, Nashville, Tenn. TENNESSEE
Section 1820, Title 38 U.S.C.

G. R. Norfleet, Attorney in Fact,

THIS DEED, between W. J. Driver, by /, as Administrator of Veterans' Affairs, an Officer of the United States of America, whose address is Veterans Administration, Washington, D. C., hereinafter called Grantor, and Evans R. Loyd and wife, Gladys Leona Loyd

Map 96-15
Par 48
mr

whose address is Nashville, Tennessee,

, hereinafter called Grantee(s).

WITNESSETH, That said Grantor for and in consideration of the sum of ten dollars ($10.00) and other valuable consideration

, receipt of which is hereby acknowledged, has bargained and sold, and by these presents does transfer and convey unto the said Grantee(s) and Grantee's heirs or successors and assigns, that certain property in Davidson County, Tennessee, described as follows:

Land in the 3rd Civil District of Davidson County, Tennessee, being Lot No. 92 on the Plan of Hickory Bend, Section III, of record in Book 3600, page 42, Register's Office for said County, described as follows:

Beginning at a point in the easterly margin of Laurel Forest Drive at a common corner with Lot No. 91 ; thence northwesterly with said margin of Laurel Forest Drive, 74.97 feet to a concrete monument at the beginning of a curve to the right; thence around said curve with a radius of 25.00 feet, 39.27 feet to a monument in the southeasterly margin of Boulder Park Drive; thence with said margin of Boulder Park Drive, northeasterly 85.0 feet to a point at a common corner with Lot No. 93; thence with the line of Lot No. 93, southeasterly 138.6 feet to a monument; thence westerly with the line of Lot No. 91, 128.2 feet to the beginning. Improved and known as 3117 Boulder Park Drive, Nashville, Tennessee 37214.

Being the same property conveyed to Grantor by deed from The Bowery Savings Bank dated June 15, 1966, recorded in Book 4039, Page 140, of the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1. 1966 Metro taxes.

2. Restrictive covenants of record in Book 3642, page 478, of the Register's Office for Davidson County, Tennessee.

3. The Plan of record in Book 3600, page 42, of the Register's Office for Davidson County, Tennessee, shows an owner's certificate, a 30 foot minimum building setback line from Boulder Park Drive , a 15 foot minimum building setback line from Laurel Forest Drive and a 10 foot easement for public utility purposes along the south line of said lot, and an easement for overhang along the westerly front portion of lot.

This instrument prepared by: W. H. Boyd, Attorney
VA Regional Office
Nashville, Tennessee

18.15



TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Grantee(s) and the heirs or successors and assigns of said Grantee(s), forever.

Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, except as above set out.

Grantor does further covenant and bind himself and his successors, to warrant and forever defend the title to said land to the said Grantee(s) and the heirs or successors and assigns of said Grantee(s), against the lawful claims of all persons claiming the same by, through, or under Grantor. ~~A lien is expressly retained upon the property herein conveyed to secure all the deferred payments of purchase money.~~

IN WITNESS WHEREOF, Grantor, this 3rd day of August, 19 66, has caused this instrument to be signed in his name and on his behalf by the undersigned Loan Guaranty Officer, being thereunto duly appointed, qualified and acting pursuant to sections 212 and 1820 of Title 38, United States Code, and sections 36:4342 and 36:4520 of the Regulations pursuant thereto, as amended, and who is authorized to execute this instrument.

* W. J. DRIVER

As Administrator of Veterans' Affairs.

Witness:

*By G. R. NORFLEET

Loan Guaranty Officer.

*

*

Authorization recorded in Book 3854 of the -- records of the Register's office of the County in which the above-described property is situated, at page 8

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me personally appeared G. R. Norfleet,

to me known to be the person who executed the foregoing instrument in behalf of W. J. Driver

, as Administrator of Veterans' Affairs, who, being by me duly sworn, stated that he is a Loan Guaranty Officer of the Veterans Administration, an agency of the United States Government, and is duly authorized to execute this deed on behalf of said Administrator, and acknowledged that he voluntarily executed the same as the free act and deed of said Administrator.

IN WITNESS WHEREOF, I have hereunto set my hand and Official Seal on this 3rd day of August A. D. 19 66.

My commission expires October 22, 1966.

W. H. BOYD
Notary Public At Large
(Official title)

[OFFICERS HAVING SEAL MUST IMPRESS SEAL]

*Print, typewrite, or stamp names of Administrator of Veterans' Affairs and Loan Guaranty Officer; also names of witnesses and officer taking acknowledgment immediately underneath such signatures.

NOTE.—If the entire consideration is paid, delete language from (1) to (18).

STATE OF TENNESSEE, ---------- COUNTY.

Register's Office, ----------, 19-----

I, ----------, Register of said County, do certify that the foregoing Deed and Certificate are registered in said office, in Book No. ----------, Page ----------; that they were received ----------, 19-----, at ---------- o'clock ---------- M., and entered in Note Book ----------, Page ----------

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STATE TAX $ 24.75
PROBATE 50
TOTAL $ 25.25

AUG 2 ' 1966

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID AUG 23 1966

16500
25.25

Special Warranty Deed

FROM

ADMINISTRATOR OF VETERANS' AFFAIRS

TO

EVANS R. LOYD and wife,

GLADYS LEONA LOYD

STATE OF TENNESSEE

DAVIDSON COUNTY

Register's Office

Received for record the ..... day of

..... A. D. 19.....,

at ..... o'clock ..... M. Noted in Note Book

....., page ....., and recorded in Book

of Deeds ....., Vol. ....., page .....

Fee paid, $.....
Witness my hand,

....., *Register.*

State tax . . . . . $.....
Clerk's fee . . . . . $.....
Total . . . . . $.....

Paid ..... day of ....., 19.....

....., *Clerk.*

When recorded mail to—

.....

.....

☆ U.S. GOVERNMENT PRINTING OFFICE: 1964—O-729-605

40896

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN.

AUG 23 4 09 PM '66

NOTE IN BOOK 11 PAGE 886
RECORDING FEE $ 2.00
DEP. REG.

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