DILLARD, Tommy D., Jr.

BOOK 4255 PAGE 9

VA Form 26-6440a - MAY 1968
Section 1820, Title 38, U.S.C.

TENNESSEE

| INFORMATION FOR TAX ASSESSOR | |
|---|---|
| TAX PARCEL NO. | PROPERTY ADDRESS 1819 15th Avenue, North Nashville, Tennessee 37208 Map 81-7 Par. 259 pw |
| SEND TAX NOTICES TO: Loan Guaranty Officer, Veterans Administration Regional Office, 801 Broadway, Nashville, Tenn. 37203. | THIS INSTRUMENT PREPARED BY: W. H. Boyd, Attorney, VA REGIONAL OFFICE, Nashville, Tenn. |

SPECIAL WARRANTY DEED

THIS DEED, between the Administrator of Veterans' Affairs, an Officer of the United States of America, whose address is Veterans Administration, Washington, D. C., hereinafter called Grantor, and **James A. Majors and wife, Eddie G. Majors**

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 described as follows:

LAND in Davidson County, Tennessee, being the northerly 33-1/3 feet of Lot No. 18 on the Map of Menees' Subdivision of Lot 8 of the Thomas Woodard Subdivision, as of record in Book 161, page 44, Register's Office for said County.

SAID part of said Lot fronts 33-1/3 feet on the westerly side of 15th Avenue North and runs back 116.8 feet on the northerly line and 115.8 feet more or less on the southerly line, to an alley in the rear, measuring 33-1/3 feet thereon.

**Being the same property conveyed to Grantor by deed from Richmond Hill Savings Bank dated April 15, 1968, recorded in Book 4232, Page 808, of the Register's Office for Davidson County, Tennessee.**

**This conveyance is made subject to the following:**

**1. 1968 Davidson Metro taxes.**

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.

Grantor does further covenant and bind himself and his successors, to warrant and forever defend the title 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.

IN WITNESS WHEREOF, Grantor, this 19th day of June, 19 68, 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.*

*By

CHAS. M. JOHNSON

*Loan Guaranty Officer.*

Witness:

*

*

Authorization recorded in ~~Book~~ Book 3852 of the -- records of the Register's office of the County in which the above-described property is situated, at page 667.

STATE OF TENNESSEE

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COUNTY OF DAVIDSON

Before me personally appeared Chas. M. Johnson,

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 19th day of June A. D. 1968.

My commission expires October 24, 1970.

GLADYS L. FREEMAN NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE [OFFICERS HAVING SEAL MUST IMPRESS SEAL]

* Gladys L. Freeman
Gladys L. Freeman
Notary Public
(Official title)

I solemnly swear or affirm that the actual consideration or true value for the transfer, whichever is greater, is $ 7,5000 A*

Subscribed and sworn to before me this 29 day of July 1968

Deputy Register B Crumble

*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 (1a).

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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

| | | | | | |
|---|---|---|---|---|---|
| JUL 29 68 | CONV | *7,500.00 | | | |
| JUL 29 68 | S'TAX | | A* | 19.50 | |
| JUL 29 68 | PR'FEE | | A* | .50 | |
| JUL 29 68 | W'DEED | | A* | 3.00 | * 23.00 |

A 06927

**Special Warranty Deed**

FROM

ADMINISTRATOR OF VETERANS' AFFAIRS

TO

JAMES A. MAJORS and wife,

EDDIE G. MAJORS

STATE OF TENNESSEE

DAVIDSON COUNTY

Register's Office

Received for record the day of

JUL 29 A. D. 19 68

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 , 19

, Clerk.

When recorded mail to—

452881