KING, I. W.

BOOK 4263 PAGE 556

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. Map 118-1 Par. 16.3 Pt.	PROPERTY ADDRESS 1109 Caruthers Nashville, Tennessee 37204
SEND TAX NOTICES TO: Loan Guaranty Officer, Veterans Administration Regional Office, 801 Broadway, Nashville, Tennessee 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 R. H. Franklin and wife, Anne B. Franklin

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: Located in County of Davidson, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Montrose Place, as of record in Plan Book 57, page 93, Register's Office for Davidson County, Tennessee.

Said Lot No. 4 fronts 50 feet on the southerly margin of Caruthers Avenue and extends back between parallel lines 170 feet to an alley in the rear.

Being the same property conveyed to Grantors by deed from City and County Savings Bank dated June 19, 1968, recorded in the Register's Office for Davidson County, Tennessee, in Book 4251, Page 636.

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 22nd day of August, 1968, 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

* CHAS. M. JOHNSON

Loan Guaranty Officer.

*

Authorization recorded in ~~Vol.~~ 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 22nd day of Aug. A.D. 1968.

My commission expires October 24, 1970.

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

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

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $ 12000.00 Affiant

Subscribed and sworn to before me this 26 day of Aug. 1968

Deputy Register

*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).

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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AUG26 68	CONV	12,000.00			
AUG26 68	S'TAX		A*	31.20	
AUG26 68	PR'FEE		A*	.50	
AUG26 68	W'DEED		A*	3.00	* 34.70

Special Warranty Deed

FROM
ADMINISTRATOR OF VETERANS' AFFAIRS
TO
R. H. FRANKLIN and wife,
ANNE B. FRANKLIN

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 , 19 , Clerk.

When recorded mail to—

452861