BEENE, Harrison E.

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

BOOK 4583 PAGE 614

TENNESSEE

INFORMATION FOR TAX ASSESSOR		
TAX PARCEL NO. Map 59-14, Par. 217	PROPERTY ADDRESS	3020 Boatner Drive Nashville, Tennessee
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, Tennessee

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

Phillip Wendell Cooper, Jr. and wife, Consentena S. Cooper

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 Nashville, County of Davidson, and State of Tennessee, to wit:

Lot No. 208 on the Plan of Haynes Estates, Section IV, as of record in Book 4300, page 44, Register's Office for said County, to which reference is made for a more particular description.

This conveyance is made subject to the following:

1. 1972 Metropolitan Nashville-Davidson County taxes.

2. Restrictive covenants of record in Book 4407, page 214, said Register's Office.

3. The Plan of record in Book 4300, page 44, said Register's Office, shows an owner's certificate, a 30-ft. setback line from Boatner Drive 10-ft. easement for public utility and drainage purposes along the rear and a 2.5 X 30-ft. utility anchor easement located at the southwest corner of lot.

Being the same property conveyed to Grantor by deed from Life & Casualty Insurance Company of Tennessee, dated January 20, 1972, of record in Book 4577, page 267, of the Register's Office for Davidson County, Tennessee.

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 7th day of March, 19 72, 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.

* DONALD E. JOHNSON

As Administrator of Veterans' Affairs.

Witness:

*By

*

CHAS. M. JOHNSON

Loan Guaranty Officer.

*

Authorization recorded in Vol. Book 4345 of

the -- records of the Register's office of the County in which the above-described property is situated, at page 61.

STATE OF TENNESSEE

BOOK 4583 PAGE 615

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 Donald E. Johnson

, 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 7th day of March A. D. 1972.

My commission expires January 30, 1974.

* Grace T. Abramchik
Grace T. Abramchik
Notary Public
(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 (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

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $18250.00. Affiant

Subscribed and sworn to before me this 14th day of March 1972

Deputy Register

MAR 14 72	CONV	18,250.00			
MAR 14 72	S'TAX		A*	47.32	
MAR 14 72	PR'FEE		A*	.50	
MAR 14 72	W'DEED		A*	4.00	* 51.82

Special Warranty Deed

FROM
ADMINISTRATOR OF VETERANS' AFFAIRS
TO
PHILIP WENDELL COOPER, JR. and wife,
CONSUELA S. COOPER

STATE OF TENNESSEE
DAVIDSON COUNTY

Register's Office

Received for record the day of
B 5 1 8 8 7
A. D. 19 , at o'clock M. Noted in Note Book , page , and recorded in Book of Deeds , Vol. , page

IDENTIFICATION

MAR 14 2 10 PM '72

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Fee paid, $
Witness my hand,
, Register.

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

Paid , 19
day of , Clerk.

When recorded mail to—

452881