LEE, Joseph, Jr.

BOOK 4849 PAGE 771

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR		
TAX PARCEL NO. 13DA 44990 Map 59-13 Parcel 69	PROPERTY ADDRESS	3224 Dove Place Nashville, Tennessee 37218
SEND TAX NOTICES TO: Loan Guaranty Officer Veterans Administration Regional Office 801 Broadway, Nashville, Tennessee 37203	THIS INSTRUMENT PREPARED BY:	W. E. Washburn, 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

Joseph Lee, Jr., and wife, Evelyn C. Lee,

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:

Being Lot No. 79 on the Map of Treppard Heights Subdivision, Section 6, of record in Book 2900, Page 11, Register's Office for Davidson County, Tennessee, to which reference is made for a more particular description.

This conveyance is made subject to the following:

1. 1974 Metropolitan Nashville-Davidson County taxes.

2. Restrictive covenants of record in Book 2752, Page 213, as amended in Book 2797, Page 183, aforesaid Register's Office.

3. The plan of record in Book 2900, Page 11, Register's Office for Davidson County, Tennessee, shows a 75 feet minimum building setback line and a 10 feet public utilities easement.

Being the same property conveyed to Grantor by deed from Union Savings Bank of Westchester County, dated May 17, 1974, of record in Book 4823, Page 241, 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 29th day of August, 1974, has caused this instrument to be signed in his name and on his behalf by the undersigned Assistant 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 Clyde Yates, Jr.

*

CLYDE YATES, JR.
Assistant Loan Guaranty Officer.

*

Authorization recorded in ~~Xnk~~ Book 4370 of the ~~---~~ records of the Register's office of the County in which the above-described property is situated, at page 939.

STATE OF TENNESSEE

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COUNTY OF DAVIDSON

Before me personally appeared Clyde Yates, Jr.,

to me known to be the person who executed the foregoing instrument in behalf of Donald E. Johnson

an Assistant, as Administrator of Veterans' Affairs, who, being by me duly sworn, stated that he is x/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 29th day of August A. D. 1974.

My commission expires February 13, 1977.

* Margaret S. Meadows
Margaret S. Meadows
Notary Public
(Official title)

MARGARET S. MEADOWS NOTARY PUBLIC DAVIDSON COUNTY, TENN.
OFFICER'S NOTARIAL SEAL IMPRESS SEAL

I [illegible] that the actual consideration or true value for the property, whichever is greater, is $22,750.00. Affiant Donald E. Johnson

Subscribed and sworn to before me this 6th day of Sept 1974

Deputy Register D. D. Williams

*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 _____

SEP-6 74	CONV	22,750.00				
SEP-6 74	S'TAX		A*	59.02		
SEP-6 74	PR'FEE		A*	.50		
SEP-6 74	W'DEED		A*	4.00	*	63.52

Special Warranty Deed

FROM
ADMINISTRATOR OF VETERANS' AFFAIRS
TO
JOSEPH LEE, JR., and wife,
EVELYN C. LEE

STATE OF TENNESSEE
DAVIDSON COUNTY

Register's Office

C 7 0 0 2 1

IDENTIF. REFERENCE

SEP 6 10 08 AM '74
FELIX Z. WILSON, III REGISTER
DAVIDSON COUNTY, TENN.

Received for record ___ day of ___, 19__, at ___ o'clock ___, and recorded in Book ___, page ___, Vol. ___, page ___, Book of Deeds

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

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

Paid ___ day of ___, 19__
___, Clerk.

When recorded mail to—

452881