WALLACE, Ernest E.

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

BOOK 4979 PAGE 397

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 71-4 193 PW	PROPERTY ADDRESS 2104 Jones Circle Nashville, Tennessee 37207
SEND TAX NOTICES TO: Loan Guaranty Officer Veterans Administration Regional Office 110 9th Ave., South, Nashville, Tenn. 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

William F. Milburn, Sr. and wife, Mary E. Milburn,

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. 175 on the Plan of Joywood Heights, Section 1, as of record in Book 1130, Page 91, 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. 1976 Metropolitan-Nashville Davidson County Taxes.

2. Restrictions of record in Book 1373, Page 98, Register's Office for Davidson County, Tennessee.

3. The plan of record in Book 1130, Page 91, aforesaid Register's Office, shows a 30 foot minimum building setback line along Jones Circle; and a 10 foot public utilities easement in rear.

Being the same property conveyed to Grantor by deed from Fulton Savings Bank Kings County, dated April 24, 1975, of record in Book 4923, Page 483, 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 5th day of December, 1975, 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.

* RICHARD L. ROUDEBUSH

As Administrator of Veterans' Affairs.

Witness:

*By

*

CHAS. M. JOHNSON

Loan Guaranty Officer.

*

Authorization recorded in ~~Book~~ Book 4875 of the -- records of the Register's office of the County in which the above-described property is situated, at pages 547-548.

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 Richard L. Roudebush

, 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 5th day of Dec. A. D. 1975.

My commission expires February 13, 1977.

MARGARET S. MEADOWS
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
OFFICERS HAVING SEAL MUST IMPRESS SAME

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

*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).

DEC 15 75	CONV	15,250.00			
DEC 15 75	S'TAX		B*	39.52	
DEC 15 75	PR'FEE		B*	.50	
DEC 15 75	W'DEED		B*	4.00	* 44.02

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 15,250.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 15th DAY OF Dec 19 75
Deputy Register

D 28216

Special Warranty Deed

FROM
ADMINISTRATOR OF VETERANS' AFFAIRS
TO
WILLIAM F. MILBURN, SR. and wife,
MARY E. MILBURN.

STATE OF TENNESSEE
COUNTY
DAVIDSON
Register's Office

Received for record the day of
at o'clock M. Noted in Note Book
page , and recorded in Book of Deeds
Vol. , page
Fee paid, $
Witness my hand,
, Register.

IDENTIFICATION REFERENCE

Dec 15 10 19 AH '75
REGISTER
DAVIDSON COUNTY, TENN.

State tax $
Clerk's fee $
Total $

Paid , 19
day of
, Clerk.

When recorded mail to—

452861