AUDAS, Clyde Dwight

VA Form 26-6440a - MAY 1958
Section 1820, Title 38, U.S.C.

BOOK 5007 PAGE 104

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 71-8 289 PW	PROPERTY ADDRESS 432 East Trinity Lane 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

Douglas Glen Cole and wife, Martha A. Cole,

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. 90 and the easterly 29 feet of Lot 89, Joywood Subdivision of further record in Book 974, Page 45, Register's Office for Davidson County, Tennessee, described according to a survey by John Kohl, Registered Land Surveyor, dated May 22, 1972, as follows:

Said Lot 90 and the easterly 29 feet of Lot 89 join and front together 79 feet on the southerly margin of Trinity Lane and run back between parallel lines 177.75 feet to a dead line in the rear, measuring 29.50 feet thereon.

This conveyance is made subject to the 1976 Metropolitan-Nashville Davidson County Taxes.

Being the same property conveyed to Grantor by deed from Dobson and Johnson, Inc., dated August 26, 1975, recorded in Book 4949, Page 965, 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 15th **day of** March **, 19**76**, 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 4875 **of the** — **records of the Register's office of the County in which the above-described property is situated, at page** 547-548 **.**

STATE OF TENNESSEE

BOOK 5007 PAGE 105

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 Veteran's 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 15th day of Mar. A. D. 1976.

My commission expires December 5, 1979.

* Linda S. Lane
LINDA S. LANE
Notary Public
(Official title)

OFFICERS HAVING SEAL MUST IMPRESS SEAL

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 20,950.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 16th DAY OF March 1976
Deputy Register

*Print, typewrite, or stamp names of Adr s of witnesses and officer taking acknowledgment immediately underneath such signatures.

Note.—If the entire consideration is paid,

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

MAR 19 76	CONV	20,950.00			
MAR 19 76	STAX		B*	54.34	
MAR 19 76	PUFEE		B*	.50	
MAR 19 76	WDEED		B*	4.00	* 58.84

Special Warranty Deed

FROM
ADMINISTRATOR OF VETERANS' AFFAIRS
TO
DOUGLAS GLEN COLE and wife,
MARTHA A. COLE,

STATE OF TENNESSEE
COUNTY DAVIDSON
Register's Office

Received for record the day of
D 4 0 9 0 2
at o'clock M. and recorded in Note Book
page , and recorded in Book of Deeds
Vol. , page
Fee paid, $
Witness my hand,
, Register.

CROSS REFERENCE
MAR 20 AM '76
REGISTER
TENN.

State tax $
Clerk's fee $
Total $
Paid , 19
day of , Clerk.
When recorded mail to—

45281