SWIFT, Hershal G.

BOOK 5019 PAGE 745

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 11-Par 103	PROPERTY ADDRESS Route #2, Freeman Hollow Road Goodlettsville, Tennessee 37072
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

Michael W. Griffin and wife, Glenda Griffin,

whose address is Goodlettsville, 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 Goodlettsville, County of Davidson, and State of Tennessee, to wit:

LAND in the 10th Civil District of Davidson County, Tennessee, as described according to a survey by John Kohl, Surveyor, dated January 30, 1975, described as follows: Beginning at a point in the center of Freeman Road, the southeast corner of the subject tract; thence leaving said Road, S 72° 07' W, 322.09 feet to a point in the east line of the Dennis Parker Land; thence with Parker's east line N 15° 02' W, 519.57 feet to a point in the south line of the property conveyed to William Earl Ayers and wife by deed from Earl Ayers and wife, of record in Book 4489, Page 791, Register's Office for said County, the northwest corner of the subject property; thence with the south line as set forth in said deed, S 87° 52' E, 270.0 feet to a point; thence S 23° 45' E, 105.6 feet to a point; thence S 40° 27' E, 82.8 feet to a point in the center of Freeman Road; thence South 17° 53' E, 245.00 feet to the point of beginning, containing 3.21 acres more or less.

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

Being the same property conveyed to Grantor by deed from Mortgage Associates, Inc., dated December 22, 1975, recorded in Book 5013, Page 527, in 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 19th day of April, 1976, 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 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 19th day of Apr. A. D. 1976.

My commission expires December 5, 1979.

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
$ 41000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF April 1976.

Deputy Register

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

*Print, typewrite, or stamp names of Administrator of Veterans' Affairs and Loan [illegible] 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 _____

APR28'76 CONV 41,000.00
APR28'76 S'TAX D* 106.60
APR28'76 PR'FEE E* .50
APR28'76 W'DEED B* 4.00 * 111.10

D 46705

Special Warranty Deed

FROM
ADMINISTRATOR OF VETERANS' AFFAIRS
TO
MICHAEL W. GRIFFIN and wife,
GLENDA GRIFFIN.

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.

IDENTIF. REFERENCE

APR 28 10 13 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

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

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

When recorded mail to—

452881