ROLFE, Joseph R.

BOOK 5024 PAGE 199

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. Map 162-5, Parcel 277	PROPERTY ADDRESS 283 Delvin Drive Nashville, Tennessee 37211
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

Gary Alan Morris and wife, Rebecca Morris,

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

Being Lot No. 29 on the plan of Tusculum Gardens, of record in Book 4660, Page 35, 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. Ten-foot public utilities and drainage easement, anchor easement, 30-foot building setback line from Delvin Drive, and conditions of owners certificate as shown on plan of record in Book 4660, Page 35, Register's Office for Davidson County, Tennessee.

3. Restrictive Covenants contained in an instrument of record in Book 4709, Page 48, Register's Office for Davidson County, Tennessee.

4. Survey made by Michael V. Holman, February 3, 1975, shows fence encroachment along southeasterly line of premises.

Being the same property conveyed to Grantor by deed from Government National Mortgage Association, dated November 10, 1975, recorded in Book 4971, Page 133, 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 4th day of May, 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.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 32,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF May 1976.

Deputy Register

Witness:

*

*

* RICHARD L. ROUDEBUSH

As Administrator of Veterans' Affairs.

*By

CHAS. M. JOHNSON

Loan Guaranty Officer.

Authorization recorded in ~~XXX~~ 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 4th day of May A. D. 1976.

My commission expires December 5, 1979.

* Linda S. Lane

LINDA S. LANE

Notary Public

(Official title)

LINDA S. LANE * NOTARY PUBLIC * DAVIDSON COUNTY, TENN.
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 ____

_____

MAY 11 76	CONV	36,950.00			
MAY 11 76	S'TAX		B*	95.94	
MAY 11 76	PR'FEE		B*	.50	
MAY 11 76	W'DEED		B*	4.00	* 100.44

Special Warranty Deed

FROM

ADMINISTRATOR OF VETERANS' AFFAIRS

TO

GARY ALAN MORRIS and wife,

REBECCA MORRIS,

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 _____, and recorded in Book of Deeds _____, Page _____, Vol. _____

D 48687

TAX REFERENCE

MAY 11 4 PM '76

REGISTER

DAVIDSON COUNTY, TENN.

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

State tax ..... $ _____

Clerk's fee ..... $ _____

Total ..... $ _____

Paid _____, 19__, _____, Clerk.

When recorded mail to—

Mail

452881