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

BOOK 5146 PAGE 118

JETER, Sanderson C.

TENNESSEE

| INFORMATION FOR TAX ASSESSOR | |
|---|---|
| TAX PARCEL NO. 59-6 PW 45 | PROPERTY ADDRESS 724 Troy Drive<br>Nashville, Tennessee 37207 |
| SEND TAX NOTICES TO: Loan Guaranty Officer<br>Veterans Administration Regional Office<br>110 9th Ave., South, Nashville, TN 37203 | THIS INSTRUMENT PREPARED BY: Jerry D. Stringer, Atty.<br>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. 20420, hereinafter called Grantor, and**

Kelley M. Mitchell and wife, Johnnie Y. Mitchell,

**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. 17 on the Plan of Ewing Valley, Section 1, as of record in Book 4300, Page 167, Register's Office, Davidson County, Tennessee, to which reference is made for a more particular description.

This conveyance is made subject to the following:

1. 1977 Metropolitan-Nashville Davidson County Taxes.

2. Restrictions of record in Book 4601, Page 374, Register's Office, Davidson County, Tennessee.

3. Building lines of record in Book 4300, Page 167, said Register's Office.

4. Survey prepared by John Kohl, dated March 18, 1976, shows a 10 foot public utilities & drainage easement along rear of captioned lot and a 2.5 X 30 foot anchor easement northwestern front corner of lot and which is the same as the recorded plat.

Being the same property conveyed to Grantor by deed from Mortgage Corporation of the South, dated January 5, 1977, recorded in Book 5130, Page 224, 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** 5th **day of** May **, 19**77**, 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.**

* MAX CLELAND

*An Administrator of Veterans' Affairs.*

**Witness:**

*By _____

* _____

CHAS. M. JOHNSON

*Loan Guaranty Officer.*

* _____

**Authorization recorded in** Book 5121 **of**

**the** -- **records of the Register's office of the County in which the above-described property is situated, at page** 162 **.**

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 Max Cleland

, 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 May A. D. 1977.

My commission expires December 5, 1979.

* Linda S Lane

LINDA S. LANE, Notary Public

(Official title)

OFFICERS HAVING SEAL
WISE IMPRESS SEAL

LINDA S. LANE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

| | | | | | |
|---|---|---|---|---|---|
| MAY 11 F | CONV | 43,450.00 | B* | 112.84 | |
| MAY 11 F | S'TAX | | B* | .50 | |
| MAY 11 F | PR'FEE | | B* | 4.00 | * 117.34 |
| MAY 11 F | W'DEED | | | | |

*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

STATE OF TENNESSEE, DAVIDSON COUNTY

I or we hereby swear or affirm that the actual consideration for this transfer or value of property transferred, whichever is greater, is $43450.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Warren Rubel
Affiant

Subscribed and sworn to before me this 11th day of May, 1977

Notary Public or Register

FEE $ DAVIDSON COUNTY, TENN. REGISTER

MAY 11 11 51 AM '77

IDENTIF. REFERENCE

E03176

Special Warranty Deed

FROM
ADMINISTRATOR OF VETERANS' AFFAIRS
TO
KELLEY M. MITCHELL and wife,
JOHNNIE Y. MITCHELL,

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.

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

Paid day of , 19 ,
, Clerk.

When recorded mail to—

880817