BAKER, Ronald

BOOK 5156 PAGE 555

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 12DA 44340	PROPERTY ADDRESS 1509 Jewell Street Nashville, Tennessee 37207
SEND TAX NOTICES TO: Loan Guaranty Officer Veterans Administration Regional Office 110 9th Avenue, South, Nashville, TN 37203	THIS INSTRUMENT PREPARED BY: Jerry D. Stringer, Atty. 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

David Roy Page and wife, Romona D. Page,

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. 19 on the Plan of Dan Leech's Subdivision, as of record in Book 1424, Page 70, 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. 1977 Metropolitan Nashville Davidson County Taxes.

2. Restrictive covenants of record in Book 1632, Page 161, created prior to February 15, 1950, as amended in Book 1637, Page 639, said Register's Office.

3. The Plan of record in Book 1424, Page 70, said Register's Office, shows a 40-foot minimum building setback line from Jewell Drive, and a 10-foot public utility easement along the rear lot line.

Being the same property conveyed to Grantor by deed from National Mortgage Company, dated February 9, 1977, recorded in Book 5125, Page 236, in the Register's Office for Davidson County, Tennessee.

C. O. 16,450.00
ST 42.64
DT .50
WD 4.00

47.14

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 18th day of May, 1977, 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

As Administrator of Veterans' Affairs.

Witness:

*By

*

CHAS. M. JOHNSON

Loan Guaranty Officer.

*

Authorization recorded ~~in~~ in Book 5121 of the ~~--~~ BOOK 5129 PAGE 275 records of the Register's office of the County in which the above-described property is situated, at page 725.

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

STATE OF TENNESSEE

COUNTY OF DAVIDSON ;

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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 18th day of May A. D. 1977.

My commission expires December 5, 1979.

* Linda S. Lane

LINDA S. LANE, Notary Public

(Official title)

DAVIDSON COUNTY, TENN. NOTARY PUBLIC LINDA S. LANE

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 ___

E07895

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 $ 16,450.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

David Roy Page

Affiant

Subscribed and sworn to before me this 26 day of May 1977

Notary Public or Register

Comm. Expires 5-26-81

IDENTIF. REFERENCE

JUN 8 12 03 PM '77

FEE REGISTER DAVIDSON COUNTY, TENN.

Special Warranty Deed

FROM

ADMINISTRATOR OF VETERANS' AFFAIRS

TO

DAVID ROY PAGE and wife,

ROMONA D. PAGE,

STATE OF TENNESSEE, COUNTY

DAVIDSON

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 ____, 19__

____ day of ____, Clerk.

When recorded mail to—

560517