BROOKS, William L.

BOOK 5208 PAGE 971

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 58-16-71	PROPERTY ADDRESS 100 Dyer Ct. Nashville, TN 37218
SEND TAX NOTICES TO: Loan Guaranty Officer Veterans Administration Regional Office 110 9th Avenue, South, Nashville, TN 37203	THIS INSTRUMENT PREPARED BY: THOMAS M. MOORE, Attorney VA Regional Office, Nashville, TN

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

JAMES HARRIS, JR., & wife, LYDIA L. HARRIS

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:

Land in Davidson County, Tennessee, being Lot No. 51 on the Plan of Haynes Park Subdivision, Section 3, as of record in Book 4460, page 185, and amended in Book 4869, page 681, 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. 1978 Metro taxes.

2. Restrictive covenant contained in instrument of record in Book 4707, page 766, Register's Office for Davidson County, Tennessee.

3. The Plan of record in Book 4460, page 185, said Register's Office shows a 30-foot minimum building setback line from Haynes Park Drive and a 15-foot minimum building setback line from Dyer Court and a 10-foot easement for public utility purposes at the northwest corner of said lot, and a 7-foot utility and drainage easement along the northerly margin of said lot and a 20-foot drainage easement across front portion of said lot.

Being the same property conveyed to Grantor by deed from Noel-Palmer Mortgage Company, Inc., dated June 17, 1977, of record in Book 5203, page 164, 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 6th day of October, 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

As 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 725.

STATE OF TENNESSEE

BOOK 5208 PAGE 972

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 6th day of Oct. A. D. 1977

My commission expires December 5, 1979.

[OFFICERS HAVING SEAL (S) MUST IMPRESS SEAL]

* Linda S Lane

LINDA S. LANE

Notary Public

(Official title)

OCT 14 77 CONV 29,250.00

OCT 14 77 S'TAX 3* 75.92

OCT 14 77 CR'FEE 3* .50

OCT 14 77 MTGFEE 3* 4.00 * 80.42

*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 $29250, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

J. B. Shaw

Affiant

Subscribed and sworn to before me this 14 day of October, 1977

E. Barnes Dep. Reg.

Notary Public or Register

FELIX Z. WILSON REGISTER DAVIDSON COUNTY, TENN.

Oct 14 1 53 PM '77

IDENTIF. REFERENCE

3 1 1 5

Special Warranty Deed

FROM

ADMINISTRATOR OF VETERANS' AFFAIRS

TO

JAMES HARRIS, JR., & wife,

LYDIA L. HARRIS

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 , 19

day of , Clerk.

When recorded mail to—

560517