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

BOOK 5250 PAGE 378

REED, JR., George M.
TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 14 DZ 19 280 Map 49, Parcel 138-7	PROPERTY ADDRESS 5336 Buena Vista Pike Nashville, Tennessee 37218
SEND TAX NOTICES TO: Loan Guaranty Officer, Veterans Administration Regional Office 110 9th Avenue, So., Nashville, TN 37203	THIS INSTRUMENT PREPARED BY: Thomas M. Moore, Attorney VA Regional Office, Nashville, TN 37203

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

Willie Jones, Jr. and wife, Lois O. Jones

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:

Land in the 14th, formerly the 23rd Civil District of Davidson County, Tennessee, described as follows:

BEGINNING at a point in the center line of Buena Vista Pike, 346 feet, more or less, south from the center line of a concrete box bridge crossing Whites Creek; thence leaving said Pike, easterly 422 feet, more or less, to the center line of Whites Creek; thence with the center line of the same, southerly 101.1 feet to a point; thence westerly 410 feet to the center line of Buena Vista Pike; thence with the center line of the same, northerly 100 feet to the point of the beginning.

This conveyance is made subject to the following:

1. 1978 Metro taxes.

2. That portion of the subject property lying within the right of way of Buena Vista Pike.

3. Easement for flow of Whites Creek.

Being the same property conveyed to Grantor by deed from Emigrant Savings Bank dated October 18, 1977, of record in Book 5222, page 150, 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 30th day of January, 19 78, 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.

*By George S. Foster

GEORGE S. FOSTER

Loan Guaranty Officer.

Witness:

IDENTIF. REFERENCE

FEB 7 12 49 PM '78

FELIX Z. PHILSON, REGISTER
DAVIDSON COUNTY, TENN.

Book XXX 5242 of

the records of the Register's office of the County in which the above-described property is situated, at page 615.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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Before me personally appeared George S. Foster,

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 30th day of Jan. A. D. 19 78

My commission expires October 18, 1981

* Phyllis M. Miller

Phyllis M. Miller
Notary Public
(Official title)

[OFFICERS HAVING SEAL MUST IMPRESS SEAL]

FEB-78	CONV	38,500.00			
FEB-78	S'TAX		B*	100.10	
FEB-78	PR'FEE		B*	.50	
FEB-78	W'DEED		B*	4.00	* 104.60

*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 $ 38,500.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

X Willie Jones Jr.
Affiant

Subscribed and sworn to before me this 2nd day of February 1978

Charles C. Hamm
Notary Public or Register

Comm. exp. 10/18/80

Special Warranty Deed

FROM
ADMINISTRATOR OF VETERANS' AFFAIRS
TO
WILLIE JONES, JR., & wife,
LOIS O. JONES

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—

_____

_____

560817