VA# LH 288 700 TN Baker

K# 265414-3/kb

VA FORM 26-6440, AUG 1971
SECTION 1820, TITLE 38, U.S.C.

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. Map 70-13, Parcel 99 Field Book No. 13DA 13885	PROPERTY ADDRESS 308 Cliff Dr., Nashville, Tn 37218
SEND TAX NOTICES TO: Loan Guaranty Officer Veterans Administration Regional Office 110 9th Ave., S., Nashville TN 37203	THIS INSTRUMENT PREPARED BY Michael J. Philbin 300 James Robertson Pkwy, Nashville, Tn. 37201

WARRANTY DEED

BOOK 5727 PAGE 826

THIS DEED, between THE KISSELL COMPANY a corporation organized and existing under the laws of the State of Ohio, with its principal office located at Springfield in the county of Clark, State of Ohio, hereinafter called Grantor, and the Administrator of Veterans' Affairs, an Officer of the United States of America, whose address is Veterans Administration, Washington, D.C. 20420, hereafter called Grantee.

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, and unto his successors in such office, as such, and his or their assigns, certain property described as follows:

BEING a certain tract or parcel of land located in the 13th Civil District of Davidson County, Tennessee, property as described in Book 4765, page 898, Register's Office for Davidson County, Tennessee and further described according to a survey by John Kohl, Surveyor, dated August 14, 1979 as follows:

BEGINNING at a point in the center of Cliff Drive, being 353-1/2 feet more or less east of the intersection of said Drive with the center line of the Buena Vista Pike; thence with the center of said Drive, in an easterly direction 100 feet to a point; thence in a northeasterly direction 277 feet to a point; thence in a westerly direction 116 feet, more or less, to a point; thence southerly 220 feet to the point of beginning.

Being the same property conveyed to The Kissell Company by Trustee's Deed of record in Book 5719, page 602, RODC.

[Grantor also assigns and transfers to Grantee herein all of Grantor's claims and notes, and the judgment, if any, thereon representing the indebtedness heretofore secured by liens on the property hereinabove described and which liens were heretofore foreclosed.

Said judgment was entered , 19 , in cause No. in the court of

county, volume , page , of the minutes.]

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Grantee and his successors in such office, as such, and his or their assigns, forever.

Grantor covenants with the said Grantee and his successors and assigns that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered.

Grantor does further covenant and bind Grantor's successors, to warrant and forever defend the title to the said Grantee and his successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor, this 16th day of March, 1981 has caused this instrument to be executed for it by its undersigned officer(s) thereunto duly authorized by its board of directors, evidence whereof being found in Exhibit A below[X] (documents recorded in vol. , page , of Register's Office of said County) such evidence being incorporated herein by reference, and sealed with its corporate seal.

[CORPORATE SEAL]

ATTEST:

*Ethel G. Smith
Ethel G. Smith, Assistant Secretary.

THE KISSELL COMPANY

*By R. Joseph Carmazzi
R. Joseph Carmazzi, Vice President

President.

STATE OF ~~TENNESSEE~~ OHIO
COUNTY OF CLARK } ss:

Before me appeared H. Joseph Carmazzi to me personally known, who, being by me, duly sworn, did say that he is the Vice President of The Kissell Company and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed by him on behalf of said corporation by authority of its board of directors and said acknowledged said instrument to be the free act and deed of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and Official Seal on this 16th day of March A.D. 1981.

My commission expires KATHRYN D. MURPHY, Notary Public In and for the State of Ohio My Commission Expires Aug. 10, 1982

[OFFICERS HAVING SEAL MUST IMPRESS SEAL]

* Kathryn D. Murphy
(Official title)

EXHIBIT A

THIS IS TO CERTIFY THAT:

1. I, the undersigned, am Assistant secretary of The Kissell Company, being the same corporation which, contemporaneously with the execution hereof, executed and delivered to the Administrator of Veterans' Affairs, a deed dated 16th day of March, 19 81.

2. H. Joseph Carmazzi, who executed said deed on behalf of said corporation, as Vice Vice President thereof, was at the time he executed the same the duly elected, qualified, and acting President of said corporation, having been so elected at a meeting of the board of directors of said corporation held on the 22nd day of July, 1980.

3. Said officer who executed said deed was duly authorized to execute it on behalf of said corporation by virtue of

y ~~the bylaws of the board of directors~~
z a resolution of the board of directors

duly adopted on the 27th day of January, 1981.

4. I have custody of, have examined said records, and know the above to be true.

[CORPORATE SEAL]

* Pamela J. Fenner
Pamela J. Fenner, Assistant Secretary

NOTE TO RECORDER.–The following notes are not part of this instrument and are not to be recorded.
NOTE 1.–(a) Delete paragraph [ ] before signing, if inapplicable.
(b) Delete words in parentheses (x) unless evidence afforded by Exhibit A has been recorded previously. If previously recorded in county where hereindescribed land is situated, fill blanks at (x) and strike out underscored words preceding (x) and all of Exhibit A.
(c) Draw line through inapplicable statement (y, z) of Exhibit A.
*NOTE 2.–PRINT, TYPEWRITE, OR STAMP names of persons executing this instrument: also name of official taking acknowledgment immediately underneath such signatures.

(This space for use of Register)

WARRANTY DEED

FROM
THE KISSELL COMPANY

TO
Administrator of Veterans' Affairs

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 _____

State tax ..... $ _____
Recording fee ..... $ _____
Total ..... $ _____

Paid _____ day of _____, 19__
Witness my hand, _____, Register

When recorded mail to–

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TENN.
APR 1 1 06 PM '81

IDENTIF. REFERENCE

335596

495681