Book
Map 67
Parcel 87 KS

VA #LH-261 575 TN
SIMPKINS, Grady, Jr.
MCS #96299

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO.	PROPERTY ADDRESS Route 3, Old Hickory Blvd., Nashville, Tennessee 37218

SEND TAX NOTICES TO: Loan Guaranty Officer
VA Regional Office, 110 9th Ave., S.
Nashville TN 37203

THIS INSTRUMENT PREPARED BY: Marvin Posner, P.C., 5050 Poplar, Suite 1118, Memphis, Tennessee 38157-1107

WARRANTY DEED

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THIS DEED, between MORTGAGE CORPORATION OF THE SOUTH a corporation organized and existing under the laws of the State of Alabama, with its principal office located at P.O. Box 10726, Birmingham in the county of Jefferson, State of Alabama, 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:

Land in the 13th Civil District of Davidson County, Tennessee, described according to a survey made by J.P. Gollaher, Surveyor, May 21, 1952, as follows:
Beginning at a point in the center of Old Hickory Boulevard, being Clarence Biggs northwest corner; thence running with the middle of Old Hickory Boulevard north 36 degrees west 18 poles (297 feet more or less) to a point in said road; thence north 72 degrees east 88-1/5 poles (1455 feet more or less) to H.G. Phillips' west line; thence with H.G. Phillips' west line south 23 degrees 55 minutes east 14 poles (231 feet more or less) to a black locust tree; thence south 44 degrees 40 minutes east 8-1/5 poles (135 feet more or less) to Clarence Biggs' northeast corner; thence with Biggs' north line south 72 degrees west 84 poles (1386 feet more or less) to the beginning.

Being the same property conveyed to Mortgage Corporation of the South by Trustee's Deed from Marvin Posner, Substitute Trustee dated June 21, 1982 and recorded in the Register's Office of Davidson County, Tennessee in book 5902 page 151.

MAH ENV.

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN
JUL 27 11 24 AM '82

IDENTIF. REFERENCE

H 0 1 4 0 9

[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 24th day of June, 19 82 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* (documents recorded in Vol. xxxxxxxxx, page xxxxxxxxx, of Register's Office of said County) such evidence being incorporated herein by reference, and sealed with its corporate seal.

[CORPORATE SEAL]

MORTGAGE CORPORATION OF THE SOUTH

ATTEST:

*By

*Judy Finkel, Assistant Secretary

Thelma D. Wood
Vice President

STATE OF ~~TENNESSEE~~ ALABAMA }
COUNTY OF JEFFERSON } ss:

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Before me appeared Thelma D. Wood to me personally known, who, being by me, duly sworn, did say that ~~he~~ she is the Vice President of Mortgage Corporation of the South and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed by ~~he~~ her on behalf of said corporation by authority of its board of directors and said Thelma D. Wood 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 24th day of June A.D. 19 82 .

My commission expires: 10/2/82

[OFFICERS HAVING SEAL MUST IMPRESS SEAL]

* Betty Lowry
Betty Lowry, Notary Public
(Official title)

EXHIBIT A

THIS IS TO CERTIFY THAT:

1. I, the undersigned, am Asst. secretary of Mortgage Corporation of the South , being the same corporation which, contemporaneously with the execution hereof, executed and delivered to the Administrator of Veterans' Affairs, a deed dated 24th day of June , 19 82 .

2. Thelma D. Wood , who executed said deed on behalf of said corporation, as Vice President thereof, was at the time he executed the same the duly elected, qualified, and acting Vice President of said corporation, having been so elected at a meeting of the board of directors of said corporation held on the 17th day of January , 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~~ } duly adopted on the 19th day of June , 1979 .
z { a resolution of the board of directors }

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

[CORPORATE SEAL]

* Judy Garfinkel
Judy Garfinkel , 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
~~MORTGAGE CORPORATION OF THE SOUTH~~

TO
Administrator of Veterans' Affairs

STATE OF TENNESSEE
DAVIDSON COUNTY

Register's Office

Received for record the ____ day of ____, A. D. 19 ____

____ o'clock ____ M. Noted in Note Book ____, page ____ and recorded in Book of Deeds ____, page ____

State tax ..... $ ____
Recording fee ..... $ ____
Total ..... $ ____

Witness my hand, ____ day of ____, 19 ____

____, Register.

When recorded mail to:

495681