PRANGE, Robert A.

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 44-15-293 KA	PROPERTY ADDRESS 1013 Debow Street, Old Hickory, Tennessee 37138
SEND TAX NOTICES TO: Loan Guaranty Officer (264) Veterans Administration Regional Office 110 9th Ave., South, Nashville, TN 37203	THIS INSTRUMENT PREPARED BY: Thomas M. Moore, Attorney VA Regional Office, Nashville, Tennessee 37203

SPECIAL WARRANTY DEED

BOOK 5936 PAGE 847

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

DONALD JEFFERY JONES and KATHLEEN MARIE CLOUSE, tenants in common

whose address is

Old Hickory, 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 Old Hickory, County of Davidson, and State of Tennessee, to wit:

Being Lot No. 36-24 of Section D on the Plan of E. I. DuPont deNemours and Company's Subdivision, the Plan of the Village of Old Hickory, of record in Book 1424, Page 65, and Book 1835, Page 52, Register's Office for Davidson County, Tennessee, and is described as follows:

Said Lot No. 36-24 fronts 61.1 feet on the easterly margin of Debow Street and runs back between lines which both measure 132.6 feet to a dead line in the rear, formerly the westerly margin of Dodson Street, on which it measures 61.0 feet.

This conveyance is made subject to the following:

1. 1983 Metro Davidson County Taxes.
2. Restrictions of record in the Register's Office for Davidson County, Tennessee in Book 1968, Page 605.
3. A survey dated 7-1-80, prepared by John Kohl and Company reveals a 13.5' public utilities easement bisecting subject property, and a 5' special utility easement along the southerly margin which contains a 3.4' sidewalk.

BEING the same property conveyed to Grantor by deed from Western Pacific Financial Corporation, dated November 10, 1981, of record in Book 5850, Page 208, 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 20th day of January, 19 83 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.

* HARRY N. WALTERS

As Administrator of Veterans' Affairs.

*By KENNETH L. HARVEY

Loan Guaranty Officer.

Witness:

*

*

Veterans Administration Regional Office
Nashville TN Phone (615) 251-5243
Authorization pursuant to a delegation of authority contained in VA Regulations (38 C.F.R. 36.4342d)

STATE OF TENNESSEE

BOOK 5936 PAGE 843

COUNTY OF DAVIDSON

Before me personally appeared KENNETH L. HARVEY,

to me known to be the person who executed the foregoing instrument in behalf of ~~HARRY N. WALTERS~~ _____, 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 20th day of Jan. A. D. 19 83

My commission expires October 20, 1985

* Billy Bushulen

BILLY BUSHULEN
Notary Public
(Official title)

[OFFICERS HAVING SEAL MUST IMPRESS SEAL]

H 27 6 1 8

IDENTIF. REFERENCE

JAN 24 12 47 PM '83

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

* Print, typewrite, or stamp name of Administrator of Veterans' Affairs and Loan Guaranty Officer; also names of witnesses and officer taking acknowledgment immediately undemeath such signature.

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
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 51,462

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF June 19 83.

Deputy Register

Special Warranty Deed

FROM
ADMINISTRATOR OF VETERANS' AFFAIRS
TO
DONALD JEFFERY JONES and
KATHLEEN MARIE CLOUSE, tenants in comm

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—

560517

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5996 PAGE 849

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

[illegible] CO
.04 CO TX
.00 PRFEE
6.00 [illegible]
CHECK 34.14
3029401/24/83 BSL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 27618
11
Selinitsky Reference
Jan 24 12:27 pm '83
Felix Z. Wilson II Reg
Davidson County Tn.

No. 925342