RANDALL, Jimmy W.

VA Form 26-6440a - JAN 1982
Section 1820, Title 38, U.S.C.

BOOK 6054 PAGE 859

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 27W 03755 83-6-112	PROPERTY ADDRESS 206 Chapel Avenue, Nashville, Tennessee 37206
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, 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

JAMES E. PATTERSON and wife, KAREN D. PATTERSON

whose address is

Nashville, Tennessee 37206

, 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 Davidson County, Tennessee, being Lot No. 50 on the plan of Beaumont Place, as of record in Book 332, page 38, Register's Office for said County.

SAID Lot No. 50 fronts 50 feet on the westerly side of Hunter or Chapel Avenue, and runs back between parallel lines 150 feet to an alley.

This conveyance is made subject to the following:

1. 1983 Metro Nashville Davidson County Taxes.
2. Easement for storm sewer granted by E. O. Davidson and wife, Eleanor Shrieve Davidson to City of Nashville, of record in Book 1730, page 39, said Register's Office.

BEING the same property conveyed to Grantor by deed from Citicorp Homeowners, Inc., dated January 14, 1982, of record in Book 5866, page 920, 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/herself and his/her 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 13th day of April, 1983, has caused this instrument to be signed on Grantor's behalf by the undersigned employee, being thereunto duly appointed, qualified and acting pursuant to title 38, United States Code, sections 212 and 1820 and title 38, Code of Federal Regulations, sections 36.4342 and 36.4520, pursuant thereto, as amended, and who is authorized to execute this instrument.

HARRY N. WALTERS
The Administrator of Veterans Affairs

*By [signature] [SEAL]
KENNETH L. HARVEY

Title LOAN GUARANTY OFFICER

Witness:

*

*

VETERANS ADMINISTRATION REGIONAL OFFICE
NASHVILLE, TN Phone (615) 251-5243

Authorization purusant to a delegation of authority contained in VA Regulations (38 C.F.R. § 36,4342d)

STATE OF TENNESSEE

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 the Administrator of Veterans Affairs, who, being by me duly sworn, stated that he/she an employee 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/she 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 13th day of April A. D. 1983

My commission expires October 20, 1985

* Billy Bushulen
BILLY BUSHULEN, Notary Public

(Official title)

[OFFICERS HAVING SEAL MUST IMPRESS SEAL]

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*Print, typewrite, or stamp name of the employee executing this instrument; 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 $ 30,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

James E. Patterson
Affiant

Subscribed and sworn to before me this 7th day of April, 1983

Notary Public or Register

exp date 7-21-85

MAR ENN.

H 47205

IDENTIF. REFERENCE

MAY 11 3 02 PM '83

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

626259

Special Warranty Deed

FROM
ADMINISTRATOR OF VETERANS AFFAIRS
TO
JAMES E. PATTERSON and wife,
KAREN D. PATTERSON

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—

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

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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

30000.00- CO
70.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 34.50-
6746AC5/11/83 BAL- .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H47205.

IDENTIF. REFERENCE

MAY 11 3 02 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 948262