EWING, William M.

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. Map 50-15, Parcel 115	PROPERTY ADDRESS 3219 Vailview, Nashville, Tennessee 37207
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

WILLIE C. CAMERON and wife, ROSALINE W. CAMERON

whose address is Nashville, Tennessee 37207

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, 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. 513 on the plan of Parkwood Estates, of record in Book 4350, page 76, Register's Office for said County. Said Lot No. 513 fronts 139.88 feet on the northwesterly margin of Vailview Drive and extends back 185.32 feet on the northeasterly line and 190.28 feet on the southwesterly line to a dead line in the rear, measuring 90.20 feet thereon.

This conveyance is made subject to the following:

1. 1983 Nashville Metro County and City Taxes.
2. Restrictions of record in Book 3313, page 402, and amended in Book 3616, page 269, said Register's Office.
3. The plan of record in Book 4350, page 76, said Register's Office, which shows a 30 foot minimum building setback line from Vailview Drive, and a 10 foot easement for public utility and drainage purposes along the rear line of said lot. Also, a 20 foot easement for sewer purposes through the center of said lot, with an 8 inch sewer line therein. Also, a 50 foot Tennessee Natural Gas line easement with an 8 inch U. P. gas main lying therein running from the southwesterly line to the northeasterly line of said lot.
4. The survey by John B. Kohl, III, dated April 11, 1980, discloses that the gravel drive serving subject property encroaches onto the gas line easement, and the fence serving subject property encroaches onto the adjacent property.

BEING the same property conveyed to Grantor by deed from Lomas and Nettleton Company, dated January 5, 1983, of record in Book 6004, page 927, 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 1st day of June, 19 83, 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 _____ [SEAL]
PAUL E. MARCUM,

Title Acting Loan Guaranty Officer

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

Authorization pursuant to a delegation of authority contained in VA Regulations 1 (38 C.F.R. 36.4342d)

Witness _____

IDENTIF. REFERENCE H5.2 0 2 6.

JUN 3 3 17 PM '83

FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN

RUSH

05/03 141.70- CHECK

2547

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me personally appeared PAUL E. MARCUM, Acting Loan Guaranty Officer

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.

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IN WITNESS WHEREOF, I have hereunto set my hand and Official Seal on this 1st day of June A. D. 19 83

My commission expires April 21, 1985

GLENDA H. [illegible]
[OFFICERS HAVING SEAL MUST IMPRESS SEAL]
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

* Glenda M. Webb
GLENDA M. WEBB
NOTARY PUBLIC
(Official title)

*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 $ 52,000 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Don Patton
Affiant

Subscribed and sworn to before me this 3rd day of June, 19 83

B. Edwards
Notary Public or Register

Special Warranty Deed

FROM
ADMINISTRATOR OF VETERANS AFFAIRS
TO
WILLIE C. CAMERON and wife,
ROSALINE W. CAMERON

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—

626259

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
			52000.00- CO	
			135.20 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 141.70-	
2547A	06/03/83		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 5.2026

IDENTIF. REFERENCE

JUN 3 3 17 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 953892