MOODY, Russell

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. FB#2DU68885 Map 149-5, Parcel 171	PROPERTY ADDRESS 4745 Terragon Trails Antioch, Tennessee 37013
SEND TAX NOTICES TO: Loan Guaranty Officer (264) Veterans Administration Regional Office 110 9th Avenue South, Nashville, TN 37203	THIS INSTRUMENT PREPARED BY Jerry D. Stringer, 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 JEFFREY D. JORDAN and wife, MELINDA H. JORDAN

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whose address is Antioch, Tennessee 37013

, 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 Antioch, County of Davidson, State of Tennessee, to wit:

LAND in Davidson County, Tennessee, being Lot No. 89 on the plan of 2nd Revision, Section Five, Terragon Trails, of record in Book 5200, Page 18, Register's Office for said County, to which reference is made for a more particular description of said lot.

This conveyance is made subject to the following:

1. 1985 Metro Davidson County Taxes.
2. Restrictions of record in Book 5179, Page 214, Register's Office of Davidson County, Tennessee.
3. The plan of record in Book 5200, Page 18, said Register's Office which shows a 20 foot minimum building setback line from Terragon Trail and a 5 foot easement for public utility and drainage purposes along the southwesterly line of said lot, and a 2.5 X 25 foot utility anchor easement located on the northerly front corner of said lot, and a 28 foot easement for public utility and drainage purposes with a manhole and an 8 inch sewer line therein, across the rear portion of said lot.

Being the same property conveyed to Grantors by deed from Security Pacific Mortgage Corporation, dated January 10, 1985, of record in Book 6536, Page 100, Register's Office of 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 25th day of April, 1985, 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]
KENNETH L. HARVEY

Title 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)

3323

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me personally appeared KENNETH L. HARVEY, 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 25th day of April A. D. 19 85

My commission expires JUL 17 1988

[OFFICERS HAVING SEAL MUST IMPRESS SEAL]

*Brenda S. Archbold

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).

J 0 1 3 1 5

IDENTIFICATION

MAY 7 2 44 PM '85

MAIL TAX

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
$ 46,850
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF May 19 85.
Deputy Register

Special Warranty Deed

FROM
ADMINISTRATOR OF VETERANS AFFAIRS
TO
JEFFREY D. JORDAN and wife,
MELINDA H. JORDAN

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
			46850.00- CONT.	
			121.68 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 128.18-	
3823A05/02/85			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

JC 13 CO

IDENTIF. REFERENCE

MAY 2 2 44 PM '85

DAVIDSON COUNTY, TN

No. 130613