HILTON, Alfred

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

CORRECTED SPECIAL WARRANTY DEED

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. Map 105-13, Parcel 336	PROPERTY ADDRESS 913 Bradford Avenue Nashville, Tennessee 37204
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

BOOK 6549 PAGE 314

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

LARRY RAMSEY, a single person,

whose address is Nashville, Tennessee 37204

, 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, State of Tennessee, to wit:

LAND in Davidson County, Tennessee, being Lot No. 38 on the Map of Waldkirch's Subdivision of Lots Nos. 8 and 9 of the W. L. E. Lawrence Plan, as of record in Book 421, Page 90, Register's Office for said County. SAID Lot No. 38 fronts 50 feet on the southerly side of Bradford, formerly Caroline Avenue, and runs back between parallel lines, 160 feet to an alley.

This conveyance is made subject to the following:
1. 1985 Metro-Davidson County Taxes.
2. The Plan of Record in Book 421, Page 90, Register's Office for Davidson County, Tennessee.
3. Garage is violating southerly line of said property.

Being the same property conveyed to Grantor by deed from Union National Bank of Little Rock, dated December 6, 1984, of record in Book 6487, Page 828, Register's Office of Davidson County, Tennessee.

Correction to Special Warranty Deed as recorded in Book 6496, Page 948, in Davidson County, between Larry Ramsey and the Administrator of Veterans Affairs, whereby said Special Warranty Deed sentence number three indicates "Garage is violating northerly line of said property" changed northerly to southerly.

It is the intention of the parties to correct an error in the language of the prior Special Warranty Deed so that the Deed conforms to the survey of the property as recorded in Book 421, Page 90, by surveyor John B. Kohl, III.

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 23rd 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

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)

Witness:

CHECK

IDENTIFICATION REFERENCE

MAY 6 10 13 AM '85

J020

1939

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 23rd day of April A. D. 19 85

My commission expires 7-17-88

*Brenda S. Archbold

Notary Public

(Official title)

OFFICERS HAVING SEAL MUST IMPRESS SEAL

*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, _____ COUNTY

I (we) hereby swear or affirm that the actual consideration for this transfer or value of property transferred, whichever is greater is $ _____ which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

_____
Affiant

Subscribed and sworn to before me this _____ day of _____, 19__.

_____
Notary Public or Register

Special Warranty Deed

FROM

ADMINISTRATOR OF VETERANS AFFAIRS

TO

LARRY RAMSEY, a single person

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