K-978918-1/kb

VA FORM 26-6440, FEB 1982
SECTION 1820, TITLE 38, U.S.C.

LH 327565 WOOLFOLK, Lewis P.

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 60-1 PAR 99 LW	PROPERTY ADDRESS 3156 Ewingwood Nashville, TN
SEND TAX NOTICES TO: + New Owner Veterans Administration, Regional	THIS INSTRUMENT PREPARED BY: Arnold M. Weiss, Attorney, 208 Adams Ave., Memphis, TN 38103

Office, 110 9th Ave., South
Nashville, TN 37203

WARRANTY DEED

BOOK 5691 PAGE 755

THIS DEED, between The Kissell Company a corporation organized and existing under the laws of the State of Ohio, with its principal office located at 30 Warder Street in the county of Clark, State of Ohio, hereinafter called Grantor, and the Administrator of Veterans Affairs, an Officer of the United States of America, whose address is c/o Director, VA Regional Office, 110 9th Avenue, S., Nashville, TN 37203, hereafter called Grantee.

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, and unto his/her successors in such office, as such, and his/her or their assigns, certain property described as follows:

Being in Nashville, County of Davidson, State of Tennessee, to-wit:
LAND in Davidson County, Tennessee, being Lot No. 63 on the Plan of Golden Valley Estates, Section One, of record in Book 4175, page 142, Register's Office for said County

SAID Lot No. 63 fronts 56.0 feet on the northerly margin of Ewingwood Drive and extends back 141.47 feet on the easterly line and 173.9 feet on the westerly line to a dead line in the rear, measuring 64.71 feet thereon.

Being the same property conveyed to the grantor herein by Substitute Trustee's Deed of record in Book 6651, Page 931, Davidson County Register's Office.

The property conveyed herein is subject to an outstanding statutory right of redemption beginning September 10, 1985.

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN
OCT 24 3 36 PM '85
IDENTIF. REFERENCE
47440
MAIL ENV.

[Grantor also assigns and transfers to Grantee herein all of Grantor's claims and notes, and the judgment, if any, thereon representing the indebtedness heretofore secured by liens on the property hereinabove described and which liens were heretofore foreclosed.

Said judgment was entered XXXXXXXXXXXXXXXXXXXXXXXXXXXX 19 XXXX in cause No. XXXXXXXXXXX in the XXXXXXXXXXXX Court of XXXXXXX
X
XXXXXXX County, Volume XXXXX, page XXXXXXXXXXXXXXXXXXXXXXXX, of the minutes.]

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Grantee and his/her successors in such office, as such, and his/her or their assigns, forever.

Grantor covenants with the said Grantee and his/her successors and assigns that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered.

Grantor does further covenant and bind Grantor's successors, to warrant and forever defend the title to the said Grantee and his/her successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor, this 17th day of September, 19 85 has caused this instrument to be executed for it by its undersigned officer(s) thereunto duly authorized by its board of directors, evidence whereof being found in Exhibit A below^x (documents recorded in vol. , page , of Register's Office of said County) such evidence being incorporated herein by reference, and sealed with its corporate seal.

[CORPORATE SEAL]

10/24 6.00

THE KISSELL COMPANY

ATTEST:

*By Jerry R. Johnson, Vice President.

* Marcia Esty, Asst. Corporate Secretary.

STATE OF TENNESSEE ~~XXXXXXXXXX~~ OHIO }
COUNTY OF clark } ss:

BOOK 6691 PAGE 756

Before me appeared Jerry R. Johnson to me personally known, who, being by me, duly sworn, did say that he ~~she~~ is the Vice President of and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed by him ~~her~~ on behalf of said corporation by authority of its board of directors and said Marcia Esty acknowledged said instrument to be the free act and deed of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and Official Seal on this 17th day of Sept. A.D. 1985 .

My commission expires April 5, 1989

[OFFICERS HAVING SEAL MUST IMPRESS SEAL]

* Karen S. Grube
KAREN S. GRUBE, Notary Public
In and For The State of Ohio
(Official title)
My Commission Expires April 5, 1989

EXHIBIT A

THIS IS TO CERTIFY THAT:

1. I, the undersigned, am ~~secretary~~ assistant of The Kissell Company , being the same corporation which, contemporaneously with the execution hereof, executed and delivered to the Administrator of Veterans Affairs, a deed dated 17th day of September , 19 85 .

2. Jerry R. Johnson , who executed said deed on behalf of said corporation, as ~~Vice~~ Vice President thereof, was at the time he ~~she~~ executed the same the duly elected, qualified, and acting ~~Vice~~ President of said corporation, having been so elected at a meeting of the board of directors of said corporation held on the 25th day of April , 19 80 .

3. Said officer who executed said deed was duly authorized to execute it on behalf of said corporation by virtue of

y { ~~the by-laws of the board of directors~~ } duly adopted on the 4th day of December , 19 84 .
z { a resolution of the board of directors }

4. I have custody of, have examined said records, and know the above to be true.

[CORPORATE SEAL]

* Ethel G. Smith
Ethel G. Smith, Assistant Secretary

NOTE TO RECORDER.--The following notes are not part of this instrument and are not to be recorded.
NOTE 1.–(a) Delete paragraph [ ] before signing, if inapplicable.
(b) Delete words in parentheses (X) unless evidence afforded by Exhibit A has been recorded previously. If previously recorded in county where hereindescribed land is situated, fill blanks at (X) and strike out underscored words preceding (X) and all of Exhibit A.
(c) Draw line through inapplicable statement (y, z) of Exhibit A.
*NOTE 2.–PRINT, TYPEWRITE, OR STAMP names of persons executing this instrument: also name of official taking acknowledgment immediately underneath such signatures.

(This space for use of Register)

WARRANTY DEED

FROM
THE KISSELL COMPANY

TO
Administrator of Veterans Affairs

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 _____

State tax . . . . . $ _____
Recording fee . . . . . $ _____
Total . . . . . $ _____

Paid _____ day of _____, 19 __
Witness my hand, _____, Register.

When recorded mail to–

District Counsel
Veterans Administration
110 9th Avenue, S.
Nashville, TN 37203

626357