A

VA FORM 26-6443, FEB 1982
SECTION 1820, TITLE 38, U.S.C.

LH 321 648 BATES, Paul W.

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO.	PROPERTY ADDRESS 3001 Cliff Drive Nashville, TN 37207
SEND TAX NOTICES TO: Veterans Administration, Regional Office, 110 9th Ave., South Nashville, TN 37203	THIS INSTRUMENT PREPARED BY: Arnold M. Weiss, Attorney, 208 Adams Ave, Memphis, TN 38103

WARRANTY DEED

BOOK 7155 PAGE 971

THIS DEED, between Simmons First Mortgage Company a corporation organized and existing under the laws of the State of , with its principal office located at P. O. Box 8701 in the county of Pulaski , State of Arkansas , 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:

TRACT I:

LAND in the 13th, formerly 23rd, Civil District of Davidson County, Tennessee, near Bordeaux, lying between the Hamilton Road and Cumberland River, and described as follows:

Beginning in the southerly margin of Cliff Drive at a point 542.5 feet east of the center of Hamilton Road, being the northeast corner of a lot conveyed to Martha Jospehine Curtis; thence with the southerly margin of said Cliff Drive, south 58 degrees east 75 feet to the northwest corner of a lot conveyed to Will E. Perry; thence south 32 degrees west 160 feet; thence north 58 degrees west 75 feet; thence north 32 degrees east 160 feet to the beginning.

TRACT II:

Land in the 13th Civil District of Davidson County, near Bordeaux, lying between the Hamilton Road and Cumberland River, and described as follows:
BEGINNING at a point 160 feet south of the southerly margin of Cliff Drive at the southeast corner of the property conveyed to William King and wife, by deed from Everett Templeton and wife, of record in Book 3311, Page 309, said Register's Office; thence south 32 deg. west 50 feet; thence North 58 deg. west 75 feet; thence North 32 deg. east 50 feet to the southwest corner of said King property; thence with said King's southerly line south 58 deg. east 75 feet to the beginning.
Being the same property conveyed to the grantor herein by Substitute Trustee's Deed of record in Book 7103, Page 515, Davidson County Register's Office.
The property conveyed herein is subject to an outstanding statutory right of redemption beginning January 8, 1987.
PROPERTY OWNER: Veterans Administration, Regional Office, 110 Ninth Avenue, South, Nashville, TN 37203
Mortgagee: None

[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.

XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX court of
XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX county, volume , page , 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 22nd day of January , 19 87 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]

SIMMONS FIRST MORTGAGE CO. SEAL ARKANSAS

SIMMONS FIRST MORTGAGE COMPANY

ATTEST:

*By [signature]
Dennis Mills
Sr. Vice *President.*

*[signature]
Joyce Ramsey-Sr. Vice President

03/04 6.00- CHECK

743

STATE OF TENNESSEE ~~XXXXXX~~ ARKANSAS }
COUNTY OF PULASKI } ss:

BOOK 7155 PAGE 972

Before me appeared Dennis Mills to me personally known, who, being by me, duly sworn, did say that he/she is the Sr. Vice President of Simmons First Mortgage Company 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 Joyce Ramsey - Sr. Vice President 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 22nd day of January A.D. 19 87 .

My commission expires April 8, 1993

[OFFICIAL NOTARIAL SEAL AND EXPRESS SEAL]

NEA M. KEATHLEY NOTARY PUBLIC PULASKI COUNTY, ARK. EXP. 4-8-93

* Nea M. Ivy

Nea M. Ivy - NOTARY PUBLIC
(Official title)

EXHIBIT A

THIS IS TO CERTIFY THAT:

1. The undersigned, am Sr. Vice President Secretary of Simmons First Mortgage Co. , being the same corporation which, contemporaneously with the execution hereof, executed and delivered to the Administrator of Veterans Affairs, a deed dated 22nd day of January , 19 87 .

2. Dennis Mills , who executed said deed on behalf of said corporation, as Sr. Vice President thereof, was at the time he/she executed the same the duly elected, qualified, and acting Sr. Vice President of said corporation, having been so elected at a meeting of the board of directors of said corporation held on the day of , 19 .

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

y { the bylaws of the board of director
z { a resolution of the board of directors } duly adopted on the day of , 19 .

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

[CORPORATE SEAL] SIMMONS FIRST MORTGAGE CORP. ARKANSAS

* Dennis Mills

Dennis Mills - Sr. Vice President

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)

FILED 10:44 AM '87
DAVIDSON CO., TENN.
FRANK Z. WILKINSON, REGISTER

IDENTIFIER

8 8 9 6 9

WARRANTY DEED

FROM
SIMMONS FIRST MORTGAGE 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 _____
Witness my hand, _____ day of _____, 19 _____
_____, Register.

When recorded mail to—
District Counsel
Veterans Administration
110 9th Avenue, S.
Nashville, TN 37203

626357