RE-RECORD

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REDMOND, John David

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO 133-2 62	PROPERTY ADDRESS 242 Thuss Avenue Nashville, Tennessee 37211
SEND TAX NOTICES TO: 1739 Hillmont Dr. NASHVILLE, TN 37215	THIS INSTRUMENT PREPARED BY Jerry D. Stringer, Attorney VA Regional Office, Nashville, TN 37203

mail

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

JOHN C. WALTON AND WIFE VIRGINIA Y. WALTON

whose address is 1739 Hillmont Drive
Nashville, Tennessee 37215
, 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. 22 on the map of Woodbine Sales Corporation plan of lots called Pleasant View, of record in Book 1130, Page 43, Register's Office for said County.. Said Lot No. 22 fronts 54 feet on the northerly side of Thuss Avenue and runs back between parallel lines 150 feet to a dead line.

This conveyance is made subject to the following:
1. 1987 Metro Davidson County Taxes.
2. Survey and plat sets out a 10 foot public utility and drainage easement along the northerly lot line.
3. Survey and plat sets out a 35 foot Minimum Building Setback Line from Thuss Avenue.
4. Survey and plat sets out that the neighbor's fence is encroaching said lot by 1.0 foot plus or minum along the westerly lot line.

Being the same property conveyed to Grantors by deed from Mortgage Corporation of the South, dated October 31, 1986, of record in Book 7072, Page 202, in the Register's Office of Davidson County, Tennessee.

120338
IDENTIFICATION REFERENCE
APR 7 10 01 AM '87
FELIX J. WILSON, II REGISTER
DAVIDSON COUNTY, TN

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 16th day of March, 1987, 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.

THOMAS K. TURNAGE
The Administrator of Veterans Affairs

*By _____ [SEAL]
KENNETH L. HARVEY

Title Loan Guaranty Officer

Witness:

082299
IDENTIFICATION REFERENCE
MAR 26 12 23 PM '87
FELIX J. WILSON, II REGISTER
DAVIDSON COUNTY, TN

VETERANS ADMINISTRATION REGIONAL OFFICE
NASHVILLE,. TN Phone (615) 736-5243

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

STATE OF TENNESSEE

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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.

IN WITNESS WHEREOF, I have hereunto set my hand and Official Seal on this 16th day of March A. D. 19 87

My commission expires 9/9/89

OFFICER HAVING SEAL MUST IMPRESS SEAL

* Deborah D. Beeks

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, _____ COUNTY

I or we hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $43,370.00 (the amount is equal to or greater than the amount which the property would command at a fair and voluntary sale).

43,370.00 John C. Walton

Subscribed and sworn to before me this 26 day of March, 1987

S. Chandler, Dep. Reg

Notary Public or Register

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 43,370.00

John C. Walton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF April 1987

Deputy Register

Special Warranty Deed

FROM

ADMINISTRATOR OF VETERANS AFFAIRS

TO

JOHN C. WALTON AND WIFE
VIRGINIA Y. WALTON

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 121.52-08229

FOR Increase of $1,000.00 Conv. price

RE-RECORDED
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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

44.370- CONT.
2.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 9.30-
129304/07/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12058

IDENTIFICATION REFERENCE

APR 7 10 01 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 66193