WILSON, Henry

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

**TENNESSEE**

| INFORMATION FOR TAX ASSESSOR | |
|---|---|
| TAX PARCEL NO. 120.9-127 | PROPERTY ADDRESS 3421 McGavock Pike<br>Nashville, Tennessee 37217 |
| SEND TAX NOTICES TO Loan Guaranty Officer (264)<br>Veterans Administration Regional Office<br>110 9th Avenue South, Nashville TN 37203 | THIS INSTRUMENT PREPARED BY Jerry D. Stringer, Attorney<br>VA Regional Office, Nashville TN 37203 |

SPECIAL WARRANTY DEED

BOOK 7452 PAGE 603

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
WILLIAM GLENN THACKER AND WIFE NANCY ELAINE THACKER

whose address is Nashville, Tennessee 37217

, 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:
BEING Lot No. 46 on the Plan of Seven Oaks, Section 3, as of record in Book 2083, Page 78, Register's Office for Davidson County, Tennessee, to which reference is made for a more particular description.

This conveyance is made subject to the following:
1. 1988 Metro Davidson County Taxes.
2. Survey by John Kohl dated April 30, 1980, shows a 10 foot public utilities easement along the northwesterly margin.
3. Survey by John Kohl dated April 30, 1980, shows a 10 foot temporary construction easement and a 20 foot sewers and/or storm drainage easement across the middle of the lot and is of record in Book 5297, Page 161, Register's Office, Davidson County, Tennessee.
4. Building lines of record in Plat Book 2083, Page 78, said Register's Office.

Being the same property conveyed to Grantors by deed from Brenda Archbold, Substitute Trustee, dated September 15, 1987, of record in Book 7358, Page 198, in the Register's Office of Davidson County, Tennessee.

MORTGAGEE: VETERANS ADMINISTRATION

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 13th day of January, 19 88, 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]
WILLIAM F. LOW

Title Acting Loan Guaranty Officer

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)

Witness:

*_____

*_____

9792 01/20 0101 03CHECK

212-02

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BOOK 7452 PAGE 604

Before me personally appeared WILLIAM F. LOW, Acting 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 13th day of January A. D. 19 88

My commission expires 9/9/89

* Deborah L. Beecher

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).

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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 _____

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STATE OF TENNESSEE Davidson COUNTY

I or we hereby swear or affirm that the actual consideration for this transfer or value of property transferred, whichever is greater, is $ 73,450 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Jerry Dale

Subscribed and sworn to before me this 20th day of Jan, 19 88

W. Weeman

Notary Public or Register

Deputy Reg

DAVIDSON COUNTY, TN
FILED FOR RECORD
JAN 20 12 15 PM '88

IDENTIFICATION REFERENCE

9.8.8.9.5.

**Special Warranty Deed**

FROM
ADMINISTRATOR OF VETERANS AFFAIRS
TO
WILLIAM GLENN THACKER AND WIFE
NANCY ELAINE THACKER

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.

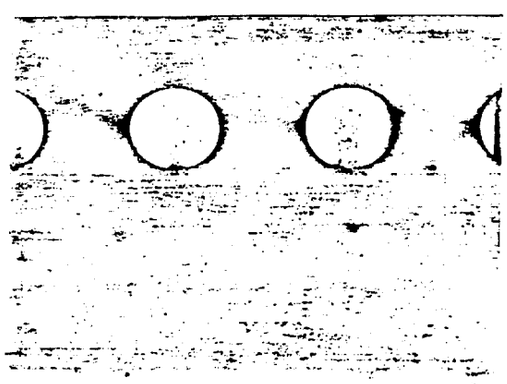
State tax ..... $ _____
Clerk's fee ..... $ _____
Total ..... $ _____

Paid _____, 19____
_____, Clerk.

When recorded mail to—

626259





**OFFICIAL RECEIPT**

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7452 PAGE 605

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TAX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TAX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|

| | |
|---|---|
| CONVEY | 73450.00 |
| CONV TX | 205.52 |
| PRFEE | 0.50 |
| MTGFEE | 6.00 |
| TOTAL | 212.02 |
| | 212.02 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01 12:18 2001 9792

9: 8: 8: 9: 5:

IDENTIFI REFERENCE

JAN 20 12 15 PM '88

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

**No.** 54740