URSERY, Dallas

BOOK 8137 PAGE 451

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO.	PROPERTY ADDRESS: 612 Cavendish, Antioch, Tennessee 37013
SEND TAX NOTICES TO: Loan Guaranty Officer (264) Veterans Affairs Regional Office ~~110 9th Ave., South, Nashville, TN 37203~~	THIS INSTRUMENT PREPARED BY: Jerry D. Stringer, Attorney ~~VA Regional Office, Nashville, TN 37203~~

SPECIAL WARRANTY DEED

THIS DEED, between the Secretary of Veterans Affairs, an Officer of the United States of America, whose address is U.S. Department of Veterans Affairs, Washington, D.C. 20420, hereinafter called Grantor, and HORACE ADAMS, a single person

whose address is Antioch, Tennessee 37013

, 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 Antioch, County of Davidson, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 298 on the Plan of Piccadilly Square, Section 3, as of record in Book 6250, pages 892, 893, and 894, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

This conveyance is made subject to the following:

1. 1990 Davidson County Taxes.
2. Restrictive covenants of record in Book 6236, page 683; Book 6355, Page 322; and amended in Book 6295, page 534; Book 6295, page 506, Book 6295, page 520; Book 6300, page 409; Book 6496, page 100; Book 6496, page 107, Book 6495, page 114, Book 6518, page 184 and Book 6518, page 170, Register's Office.
3. Declaration of covenants, restrictions, articles of incorporation, by-laws, restrictive covenants, of record in Master Deed recorded in Book 6236, page 680 through 733, as corrected in Book 6295, page 503, said Register's Office.
4. Annual Budget and Information Brochure of record in Master Deed Book 6236, page 680 through 733 as amended in Book 6295, page 596, Book 6295, page 602 and Book 6300, page 439.
5. Amendment to By-Laws of record in Book 6295, page 572, Book 6295, page 580, Book 6295, page 588, and Book 6300, page 431, said Register's Office.
6. The Plan of record in Book 6250, pages 892, 893 and 894 shows an owner's certificate, 30 foot minimum building line from Cavendish Court, 8 foot minimum setback line along northerly and southerly lot line and 20 minimum setback line along rear of lot, and a 10 foot utility and drainage easement along rear of lot.

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 12th day of June, 1990, 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 36.4320 and 36.4520, pursuant thereto, as amended, and who is authorized to execute this instrument.

MORTGAGEE: DEPARTMENT OF VETERANS AFFAIRS

EDWARD J. DERWINSKI
The Secretary of Veterans Affairs

Being the same property conveyed to Grantor by deed from Union Planters National Bank, dated 1/10/90, of record in Book 8022, page 765, in the Register's Office of Davidson County, Tennessee.

*By _____ [SEAL]
KENNETH L. HARVEY
Title Loan Guaranty Officer

Witness:

*_____

*_____

VETERANS AFFAIRS 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)

36242

IDENTIFICATION

JUN 22 1 21 PM '90

FELIX Z. WILKINS REGISTER
DAVIDSON COUNTY, TENN.

3214 06/22 0101 03CHECK 368.35

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 Secretary of Veterans Affairs, who, being by me duly sworn, stated that he/she an employee of the Department of Veterans Affairs, a Department of the United States Government, and is duly authorized to execute this deed on behalf of said Secretary, and acknowledged that he/she voluntarily executed the same as the free act and deed of said Secretary.

IN WITNESS WHEREOF, I have hereunto set my hand and Official Seal on this 12th day of June A. D. 19 90

My commission expires 7/24/93

* Deborah L. Boucher

NOTARY PUBLIC

(Official title)

OFFICER HAVING SEAL MUST IMPRESS SEAL

NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

*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, 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 $ 169,500.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Sharon Wood

Affiant

Subscribed and sworn to before me this 22 day of June 19 90

S. Chandler Depew

Notary Public or Register

Special Warranty Deed

FROM

SECRETARY OF VETERANS AFFAIRS

TO

HORACE ADAMS, 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 ..... $ _____

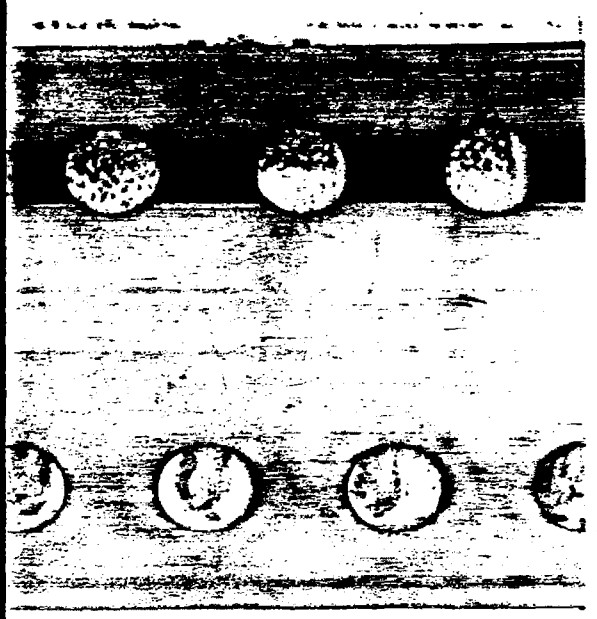
Total ..... $ _____

Paid _____ day of _____, 19 ____

_____, Clerk.

When recorded mail to—

626259



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

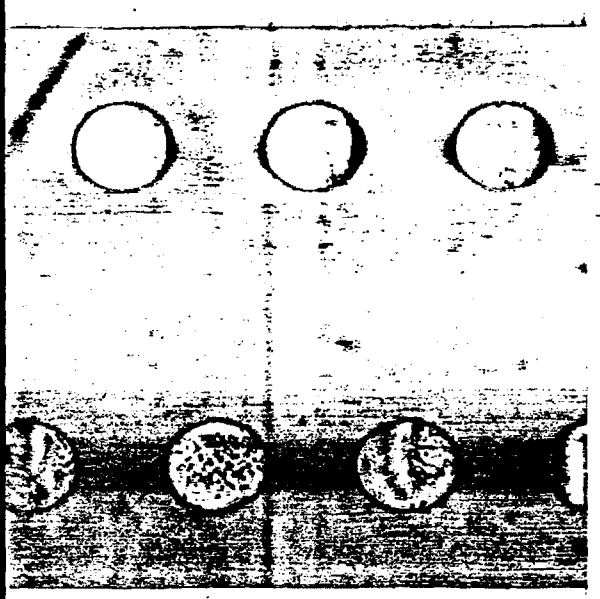
RECEIVED OF _____

FOR _____

BOOK 8137 PAGE 453

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



CAMT 109500.00
CON TX 361.35
PRFEE 1.00
HUCFD BANK 6.00
TOTAL 368.35
CHECK 368.35

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/22/90 01 13:21 0001 3214

IDENTIFICATION REFERENCE

36242

JUN 22 1 21 PM '90

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 330835