Fulton 55

FUHRMAN, William J.

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 136-10A 41	PROPERTY ADDRESS 2838 LAKE Forest Drive Nashville, Tennessee 37217
SEND TAX NOTICES TO First Investment Company, P.O. Box 749, Columbus, OH 43216-0749	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
SANDRA K. PHILLIPS A SINGLE PERSON
whose address is Nashville, Tennessee 37217

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, 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 Daivdson, State of Tennessee, to wit:
Being Lot No. 59, Unit 59A, Priest Lake Forest, Section Three, of record in Plat Book 5800, Page 161, and Condominium Site Plan of record in Plat Book 5800, Page 263, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

This conveyance is made subject to the following:
1. 1990 Metro Davidson County Taxes.
2. Restrictive covenants contained in instrument of record in Book 6021, Page 99, Register's Office, Davidson County, Tennessee.
3. Declaration of covenants, conditions and restrictions of record in Book 6123, Page 176, said Register's Office.
4. Master deed of record in Book 5931, Page 645, as in Book 6123, Page 175 and amended in Book 6124, Page 956, and by-laws of reocrd in Book 5931, Page 677, said Register's Office.

Being the same property conveyed to Grantor by deed from Government National Mortgage Association, recorded April 10, 1990 in Book 8085, Page 2, and re-recorded June 18, 1990, in Book 8133, Page 290, and re-recorded August 13, 1990, in Book 8172, Page 972, in the Register's Office of Davidson County, Tennessee.

2330 09/26 0101 03CHECK 135.70

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 18th day of September, 19 90, 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.

Witness: 0114 SEP 26 10 32 AM '90

*_____

*_____

EDWARD J. DERWINSKI
The Secretary of Veterans Affairs

*By KENNETH L. HARVEY [SEAL]

Title Loan Guaranty Officer

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)

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 18th day of September A.D. 19 90

My commission expires 7/24/93

OFFICERS HAVING SEAL MUST IMPRESS SEAL

* Deborah J. Brock

~~Notary Public~~ (Official title)

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*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, Williamson COUNTY

I or we hereby swear or affirm that the actual consideration for this transfer or value of property transferred whichever is greater is $ 39,020.00 which is the amount to or greater than the amount which the property would command at a fair voluntary sale.

Affiant

Subscribed and sworn to before me this 21st day of September 19 90

Notary Public or Register

Special Warranty Deed

FROM
SECRETARY OF VETERANS AFFAIRS
TO
SANDRA K. PHILLIPS
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 ..... $ _____

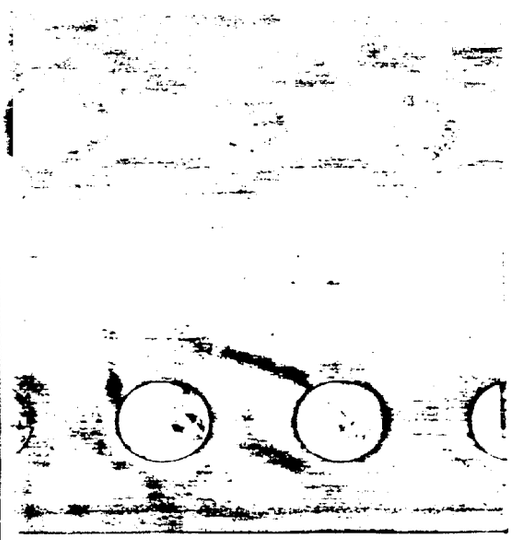
Paid _____ day of _____, 19__
_____, Clerk.

When recorded mail to—

626259

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

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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

CAMT 39020.00
CON TX 128.70
PRFEE 1.00
WDEED 6.00
TOTAL 135.70
CHECK 135.70

09/26/90 01 10:34 0001 2235

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6011.4

IDENTIFICATION

SEP 26 10 32 AM '90

No. 358840