FEB 20 4 02 PM '91
FELIX Z. N. LESCHBER
DAVIDSON COUNTY TN

IDENTIF. TREFERENCE

94117

GENERAL WARRANTY DEED

FROM: United Carolina Bank, Grantor

TO: Secretary of Veteran's Affairs, Grantee

This instrument prepared by:
ADAMS, TAYLOR, PHILBIN, PIGUE & MARCHETTI
One Union Street
Nashville, Tennessee 37201

BOOK 8295 PAGE 906

NAME AND ADDRESS OF NEW OWNER	NAME AND ADDRESS OF PERSONS OR OF ENTITY RESPONSIBLE FOR PAYMENT OF PROPERTY TAXES	MAP - PARCEL NUMBER(S)
Secretary of Veteran's Affairs 110 Ninth Avenue, S. Nashville, TN 37203	Same as New Owner	MAP #51-7 PARCEL #56 11D 13185

Mortgagee: None
VA #: LH-382 748
Prior Mortgagor: Harvey L. Epperson, Sr.

8333 02/20 0101 03CHECK 6.00

THIS DEED, between United Carolina Bank, a corporation organized and existing under the laws of the State of North Carolina, with its principal office located at 4715 Martin Street, Wilmington, North Carolina 28405 in the County of New Hanover, State of North Carolina, hereinafter called Grantor, and the Secretary of Veteran's Affairs, an Officer of the United States of America, whose address is c/o Director VA Regional Office, 110 9th Avenue, S., Nashville, Tennessee 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, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lot No. 5 on the Plan of Stratton Heights of record in Plat Book 1835, Page 13, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said Lot No. 5 fronts 85 feet on the westerly side of Gibson Drive and extends back between parallel lines 190 feet to a dead line in the rear on which it measures 85 feet.

Being the same property conveyed to United Carolina Bank by Trustee's Deed of record in Book 8285, Page 104, said Register's Office.

This is improved property known as 1102 Gibson Drive, Madison, Tennessee 37115.

This conveyance is made subject to all matters shown on any applicable recorded Plan, Master Deed or Declaration and any applicable restrictive covenants, easements or setback lines that are of record.

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.

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 12th day of February, 19 91, 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 * such evidence being incorporated herein by reference, and sealed with its corporate seal.

[CORPORATE SEAL]

ATTEST:

Dorothy K. Hale, Assistant Secretary

*By Thomas H. Leggett

Senior Vice President

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED.

STATE OF North Carolina)
COUNTY OF New Hanover)

Before me appeared Thomas H. Leggett to me personally known, who, being by me, duly sworn, did say that he is the Senior Vice President of United Carolina Bank 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 on behalf of said corporation by authority of its board of directors and said Thomas H. Leggett 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 12th day of February A.D. 19 91.

My Commission Expires: May 20, 1995

M. LAVERNE KVASNAK NOTARY PUBLIC NEW HANOVER CO., NC

(OFFICERS HAVING SEAL MUST IMPRESS SEAL)

M. Laverne Kvasnak, Notary Public

(Official Title)

EXHIBIT A

THIS IS TO CERTIFY THAT:

1. I, the undersigned, am Asst. Secretary of United Carolina Bank, being the same corporation which, contemporaneously with the execution hereof, executed and delivered to the Secretary of Veteran's Affairs, a deed dated the 12th day of February, 19 91.

2. Thomas H. Leggett, who executed said deed on behalf of said corporation, as Senior Vice President thereof, was at the time he executed the same the duly elected, qualified, and acting Senior Vice President of said corporation, having been so elected at a meeting of the board of directors of said corporation held on the 27th day of December, 19 90.

3. Said Officer who executed said deed was duly authorized to execute it on behalf of said corporation by virtue of either the bylaws of the board of directors or a resolution of the board of directors duly adopted on the 27th day of December, 19 90.

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

[CORPORATE SEAL]

Dorothy K. Hale, Assistant Secretary