HINES, Robert L.

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 83-10-276	PROPERTY ADDRESS 1903 Forrest Avenue Nashville TN 37207
SEND TAX NOTICES TO: Dept.of Veterans Affairs(264) 110 9th Avenue So., 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

CHARLES F WILSON AND WIFE ROSE M WILSON

whose address is SAME, 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 a part of a 10.25 Acre Tract as shown on the plan of Richardson Place of record in Book 547, Page 135, Register's Office for said County, and being more particularly described as follows:

Beginning at a point 60.75 feet more or less from the easterly terminus of Forrest Avenue, said point being along the extended northerly margin of said Avenue. Thence leaving the extend access of Forrest Avenue N 10 degrees 29' 30" E 91.85 feet to a point, thence S 71 degrees 39' 30" E 133.25 feet to a point, said point being in the westerly line of Robert L. Jordan; thence S 4 degrees 15' W 60 feet to a point, thence N 85 degrees 25' 30" E 139.25 feet to the point of beginning.

This conveyance is made subject to the following:
1. 1992 Metro Davidson County taxes.

Being the same property conveyed to Grantor by deed from Arnold M. Weiss, Substitute Trustee, dated June 26, 1991, of record in Book 8383, Page 710, in the Register's Office of Davidson County, Tennessee.

MORTGAGEE: Department of Veterans Affairs

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.

1211 12/10 0101 03CHECK 218.27

IN WITNESS WHEREOF, Grantor, this 26th day of November, 19 91, 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.

EDWARD J. DERWINSKI
The Secretary of Veterans Affairs

*By _____ [SEAL]
KENNETH L. HARVEY

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)

Witness:

6.83 6.9

IDENTIFICATION REFERENCE

DEC 10 1 55 PM '91

MAIL ENV.

*_____

*_____

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

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 26th day of Nov A. D. 1991

My commission ~~expires~~ 09/16/95

OFFICERS HAVING SEAL MUST IMPRESS SEAL

Jean C. Long
JEAN C. LONG
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 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 $ 115,500.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Charles F. Wilson
Affiant

Subscribed and sworn to before me this 4th day of December 19 95

Notary Public or Register

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

MORRIS W. RICHARDSON
MY COMMISSION EXPIRES SEPT. 16, 1995

Special Warranty Deed

FROM
SECRETARY OF VETERANS AFFAIRS
TO
CHARLES F WILSON & WIFE
ROSE M WILSON

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 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 57100.00
CON TX 211.27
PRFEE 1.00
WDEED 6.00
TOTAL 218.27
CHECK 218.27
12/10/91 01 13:58 0001 1211

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6836.9

IDENTIFICATION REFERENCE

Dec 10 1 55 PM '91

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 483757