BOOK 8701 PAGE 706

KIMBROUGH, Robert

VA Form 26-6441a JAN 1968
Section 18, Title 38, U.S.C.

TENNESSEE

INFORMATION FOR TAX ASSESSOR			
TAX PARCEL NO	150-7-511	PROPERTY ADDRESS	3609 Green Garden Ct. Antioch TN 37013
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 **DANIEL T FINLEY AND WIFE BONNIE A FINLEY**

whose address is **3609 Green Garden**
Antioch TN 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. 355 on the Plan of Phase 1, Somerset, formerly Towne Village of the Country, Section Six, of record in Plat Book 6900, Pages 690 and 691, Register's Office for Davidson County, Tennessee.
SAID Lot No. 355 fronts 30.00 feet on the northwesterly margin of Green Garden Court and extends back 135.00 feet on the southwesterly line and 199.57 feet on the easterly line to a dead line in the rear measuring 163.3 feet thereon.

This conveyance is made subject to the following:
1. 1992 Metro Davidson County taxes.
2. Declarations of Covenants, Conditions and Restrictions for Somerset of record in Book 7619, Page 647, Register's Office of Davidson County, Tennessee.
3. By-Laws for Somerset Homeowners Association, Inc. of record in Book 7619, Page 681, said Register's Office.
4. Quit Claim Deed from Phillips Builders, Inc. to Somerset Homeowners Association, Inc. for Common Areas of record in Book 7763, Page 455, said Register's Office.
5. Deed of conveyance to Metro Department of Water and Sewerage Service for sanitary sewers of record in Book 7593, Page 515, said Register's Office.
6. The Plan of record in Book 6900, Pages 690 and 691, said Register's Office shows a 10 foot easement for public utility and drainage purposes along the rear line of said lot.
7. A 7.5 foot concrete ditch running across rear portion of said lot.
Being the same property conveyed to Grantor by deed from Arnold M. Weiss, Substitute Trustee, dated March 31, 1992, of record in Book 8587, Page 885, 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.

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

0641 08/14 0101 03CHECK 332.75

IN WITNESS WHEREOF, Grantor, this 6th day of August, 19 92 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:

* _____

* _____

3675.9

IDENTIFICATION REFERENCE

Aug 14 11 23 AM '92

DAVIDSON COUNTY, TN

MAIL ENV.

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 6th day of Aug. A. D. 1992

My commission expires 09/16/95

OFFICERS HAVING SEAL MUST IMPRESS SEAL

*Jean C. Long

JEAN C. LONG
Notary Public
(Official title)

*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).

BOOK 8701 PAGE 707

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 or value of property transferred, whichever is greater, is $ 87,500.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Daniel T. Finley
Affiant

Subscribed and sworn to before me this 13th day of August, 1992

Adrienne C. Thompson
Notary Public or Register

MY COMMISSION EXPIRES JAN. 22, 1995

NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

Special Warranty Deed

FROM
SECRETARY OF VETERANS AFFAIRS
TO
DANIEL T FINLEY AND WIFE
BONNIE A FINLEY

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 8701 PAGE 708

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 87500.00
CON TX 323.75
PRFEE 1.00
WDEED 8.00
TOTAL 332.75
CHECK 332.75

08/14/92 01 11:25 0001 0641

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3.6.7.5.9

IDENTIFICATION REFERENCE

AUG 14 11 23 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 560419