MARLAR, Stanley E.

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 42-13-52 11D10755	PROPERTY ADDRESS 622 Vanoke Drive Madison, TN 37115
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 **MELISSA R MAYNARD AND GERLIE V RICKARD, TENANTS IN COMMON**

whose address is **SAME**

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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 Madison, County of Davidson, State of Tennessee, to-wit:**

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Section One, Hedgewood Hills, of record in Book 2900, Page 135, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description of said lot.

This conveyance is made subject to the following:

1. 1992 Metro Davidson County Taxes.
2. Restrictive covenants contained in instrument of record in Book 3180, Page 51, in the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Grantor by deed from D. W. McMackin, Substitute Trustee, dated April 3, 1992, of record in Book 8600, Page 934, in the Register's Office of Davidson County, Tennessee.

MORTGAGEE: Department of Veterans Affairs.

3670 08/25 0101 03CHECK 297.60

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 **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 H. 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:

* 394 5.7

IDENTIFI REFERENCE

AUG 25 1 33 PM '92

REGISTER
DAVIDSON COUNTY, TN

PICK-UP

*

TATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me personally appeared KENNETH L. HARVEY, Loan Guaranty Officer,

o me known to be the person who executed the foregoing instrument in behalf of the Secretary of Veterans Affairs, who, being y me duly sworn, stated that he/she an employee of the Department of Veterans Affairs, a Department of the nited States Government, and is duly authorized to execute this deed on behalf of said ecretary, and acknowledged that he/she voluntarily executed the same as the free act and eed of said Secretary.

IN WITNESS WHEREOF, I have hereunto set my hand and Official Seal on this 18th day of August A. D. 19 92

ly commission expires 9/16/95

Jean C. Long
JEAN C. LONG
Notary Public
(Official title)

OFFICERS HAVING SEAL MUST IMPRESS SEAL

*Print, typewrite, or stamp name of the employee executing this instrument; also names of witnesses and officer taking acknowledgment mmediately underneath such signatures.

Note.—If the entire consideration is paid, delete language from (1) to (1a).

TATE OF TENNESSEE, _____ COUNTY.

Register's Office, _____, 19__

I, _____, Register of said County, do certify that

e foregoing Deed and Certificate are registered in said office, in Book No. _____, Page _____; that

ey were received _____, 19__, at _____ o'clock __M., and entered in Note Book __, Page _____

OF TENNESSEE, Davidson COUNTY

hereby swear or affirm that the actual consideration
transfer or value of property transferred, whichever
ater, is $ 78,000.00 which amount is equal to or
r than the amount which the property transferred would
nand at a fair voluntary sale.

Affiant

Subscribed and sworn to before me this 24 day of

Notary Public or Register

My Commission Expires Sept. 24, 1994

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Special Warranty Deed

FROM
SECRETARY OF VETERANS AFFAIRS
TO
MELISSA R MAYNARD AND GERLIE V RICKARD, TENANTS IN COMMON

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 _____, 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 78000.00
CON TX 288.60
PRFEE 1.00
WDEED 8.00
TOTAL 297.60
CHECK 297.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 08/25/92 01:41:0001 3670

39457

IDENTIFICATION REFERENCE

AUG 25 1 39 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 563406