BOOK 8754 PAGE 504

BIRDSONG, Anthony R.

VA Form 26-6344 (Rev. 1-80)
Section 1810, Title 38, U.S.C.

TENNESSEE

INFORMATION FOR TAX ASSESSOR			
TAX PARCEL NO.	81-14-40	PROPERTY ADDRESS	2400 Scovel St Nashville TN 37208
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 **ELVIN A WOODRUFF, JR., AND WIFE MARGARET A WOODRUFF**

whose address is **2600 Bonte Avenue**
Nashville TN 37216

, 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 the easterly 65.70 feet front and 17 1/2 feet rear of Lot No. 44 on the Plan of Bransford Realty Company's Subdivision of Lots 1 to 10 inclusive and other Lots in Mrs. E.S. Clark's Subdivision of Lots Nos. 39 and 40 and part of 38 Boyd McNairy Plan, as of record in Book 421, Page 90, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 44 fronts 65.70 feet on the northerly side of Scovel Street, formerly Madison Street, and runs back 158 feet more or less on the westerly line and 168 feet on the easterly line with the westerly margin of an alley to an alley in the rear and measures 17 1/2 feet on said rear line.

This conveyance is made subject to the following:
1. 1993 Metro Davidson County taxes.

Being the same property conveyed to Grantor by deed from Arnold M. Weiss, Substitute Trustee, dated May 22, 1991, of record in Book 8357, Page 31, in the Register's Office of Davidson County, Tennessee.

MORTGAGEE: Department of Veterans Affairs.

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

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 **8th** day of **October**, 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.

ANTHONY J. PRINCIPI
Acting 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)

PICK-UP
5396.5

Witness:

*_____
IDENTIFICATION REFERENCE

*_____

OCT 12 8 57 AM '92
DAVIDSON COUNTY, TN

ATE OF TENNESSEE

UNTY OF DAVIDSON

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

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

IN WITNESS WHEREOF, I have hereunto set my hand and Official Seal on this 8th day of Oct. A. D. 1992

commission expires 09/16/95

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

FICERS HAVING SEAL
ST IMPRESS SEAL

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

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

9702 10/12 0101 03CHECK 116.30

ATE OF TENNESSEE, _____ COUNTY.

Register's Office, _____, 19__

I, _____, Register of said County, do certify that foregoing Deed and Certificate are registered in said office, in Book No. _____, Page _____; that y were received _____, 19__, at ____ o'clock __ M., and entered in Note Book __, Page ____

F TENNESSEE, Davidson COUNTY
hereby swear or affirm that the actual consideration transfer or value of property transferred, whichever ter, is $29.000 which amount is equal to or than the amount which the property transferred would and at a fair voluntary sale.

Affiant

scribed and sworn to before me this 12th day of October, 1992

Notary Public or Register

Special Warranty Deed

FROM
SECRETARY OF VETERANS AFFAIRS
TO
ELVIN A WOODRUFF, JR AND WIFE
MARGARET A WOODRUFF

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 29000.00
				CON TX 107.30
				PRFEE 1.00
				WDEED 8.00
				TOTAL 116.30

CHECK 116.30

10/12/92 01 08:58 0001 9702

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

53965

IDENTIFICATION REFERENCE

OCT 12 8 57 AM '92

DAVIDSON COUNTY, TN

No. 579210