HAYES, Thomas

BOOK 8814 PAGE 363

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 13DA 55080 & 13DA55595 69-3 #102 and #103	PROPERTY ADDRESS 3962 Drakes Branch Rd. Nashville, TN 37218
SEND TAX NOTICES TO: Dept.of Veterans Affairs(264) 110 9th Avenue So., Nashville TN 37203	THIS INSTRUMENT PREPARED BY: Ronald H. Dooley,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 **RENETA L. ADAMS, A SINGLE PERSON**

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:

SEE ATTACHED ADDENDUM

This conveyance is made subject to the following:
1. 1993 Davidson County Taxes.
2. Subject to Restrictive Covenants contained in instrument of record in Book 3467, Page 224, Register's office for Davidson County, Tennessee.
3. The plan of record in Book 3300, Page 96, said Register's Office, shows a 30 foot minimum building setback line from Drake Wood Lane; a 30 foot minimum building setback line from Drakes Branch Road; a 10 foot easement for public utility and drainage purposes along the northerly line of said lot; a 5 x 30 foot anchor easement located on the southeast corner of lot; and an overhang easement located along the southwesterly portion of said lot.

Being the same property conveyed to Grantor by deed from United Carolina Bank, dated September 17, 1991, of record in Book 8448, Page 245, in the Registers 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.

IN WITNESS WHEREOF, Grantor, this 7th day of December, 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 KENNETH L. HARVEY [SEAL]

Title **Loan Guaranty Officer**

Witness:

*

*

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)

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 7th day of DEC. A. D. 19 92

My commission expires 09/16/95

OFFICERS HAVING SEAL MUST IMPRESS SEAL

DAVIDSON COUNTY, TENN. NOTARY PUBLIC

Jean C. Long

JEAN C. LONG
Notary Public

(Official title)

BOOK 8814 PAGE 364

*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 $ 86,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

Subscribed and sworn to before me this 11th day of [illegible]

Notary Public or Register

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

Special Warranty Deed

FROM
SECRETARY OF VETERANS AFFAIRS
TO
RENETA L. ADAMS, A SINGLE PERSON.

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

ADDENDUM

Tract I: Being Lot No. 17 on the Plan of Section 1, Enchanted Hills, as of record in Book 3300, Page 96, Register's Office for said County, and described as follows:

Beginning at a point in the easterly margin of Drake Wood Lane, at the corner of Lots 17 and 52; thence with the line between said lots, easterly 158.81 feet to a point thence northerly 150.41 feet to a point in the southerly margin of Drake's Branch road; thence with the same, westerly 122.35 feet to the beginning of a curve; thence around said curve, southwesterly 39.27 feet to a monument in the easterly margin of Drake Wood Lane; thence with the margin of the same southerly 125 feet to the point of beginning.

Tract II: Being Lot No. 52 on the Plan of Enchanted Hills, Section 1, recorded in Book 3300, Page 96, Register's Office for Davidson County, Tennessee.

7.39.04

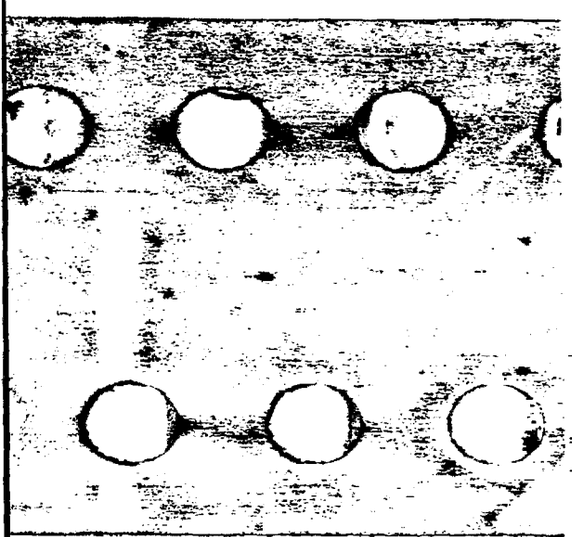
IDENTIFICATION REFERENCE

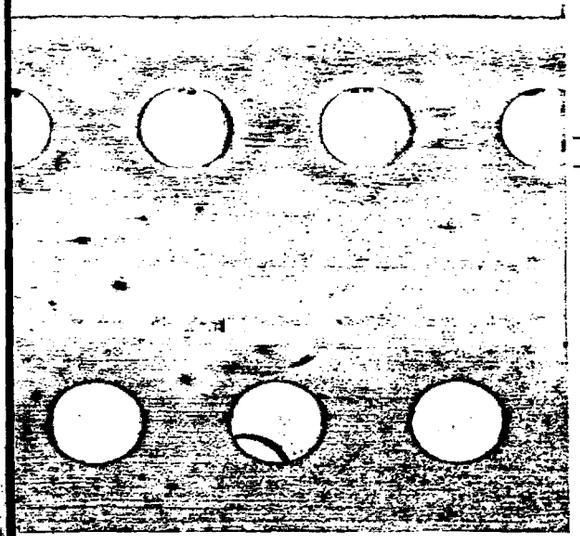
DEC 15 2 01 PM '92

CLIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

MAIL ENV.

1949 12/15 0101 03CHECK 331.20





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8814 PAGE 366

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 86000.00
				CON TX 318.20
				PRFEE 1.00
				WDEED 12.00
				TOTAL 331.20
				CHECK 331.20
12/15/92	01			13:59 0001 1949

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.3 9.0 4.

IDENTIFICATION REFERENCE

DEC 15 2 01 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 601137