LAVALLEY, Joel

BOOK 8917 PAGE 216

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 102-07-0 08200	PROPERTY ADDRESS 6625 Upton Lane, Nashville TN 37209
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 LINDA BROWN SAFFORE A MARRIED 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:

Being Lot No. 58 on the Plan of Charlotte Park, Section 26, as of record in Book 3700, Page 91, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to the following:
1. 1993 Metro Davidson County taxes.
2. Restrictions of record in Book 4065, page 67 and amended in Book 4142, page 166, Register's Office for Davidson County, Tennessee.
3. Survey made by John Kohl & Co. dated December 20, 1988 shows a 10 foot public utility and drainage easement located along the rear of said property.
4. Survey made by John Kohl & Co. dated December 20, 1988 shows a 2.5 x 30 foot anchor easement located along the most westerly corner of said property.
5. Thirty foot minimum building setback line as of record in Book 3700, page 91, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Grantor by deed from Joel T. Lavalley and wife Debbie M. Lavalley to Department of Veterans Affairs, dated June 29, 1992, of record in Book 8671, Page 935, 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.

IN WITNESS WHEREOF, Grantor, this 9th day of April, 19 93, 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.

JESSE BROWN

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:

*_____

*_____

1002 IDENTIFICATION REFERENCE APR 15 10 56 AM '93 W.A.Z. WILSON III REGISTER DAVIDSON COUNTY, TN PICK-UP

STATE OF TENNESSEE

BOOK 8917 PAGE 217

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 9th day of April A. D. 19 93

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.

5887 04/15 0101 03CHECK 361.24

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 or value of property transferred, whichever for this transfer is greater, is $ 95,185.00 which amount is equal to or greater than the amounts which the property transferred would command at a fair voluntary sale.

Linda Brown Saffore
Affiant

Subscribed and sworn to before me this 15th day of April, 1993.

Elizabeth A. Moss
Notary Public or Register

Special Warranty Deed

FROM
SECRETARY OF VETERANS AFFAIRS
TO
LINDA BROWN SAFFORE,
A MARRIED 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 _____, 19__
_____ day of _____, Clerk.

When recorded mail to—

626259

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8917 PAGE 218

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 95185.00
				CON TX 352.24
				PRFEE 1.00
				WDEED 8.00
				TOTAL 361.24
				CHECK 361.24
			04/15/93 01	10:56 0001 5887

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10002

IDENTIFICATION REFERENCE

APR 15 10 56 AM 93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 640643