LANIER, JR., George U.

Form 26-6440a - MAY 1968
Section 1820, Title 38, U.S.C.

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO.: Map 104-16, Parcel 308	PROPERTY ADDRESS: 1504 Compton Avenue Nashville, Tennessee 37212
SEND TAX NOTICES TO:	THIS INSTRUMENT PREPARED BY: W. E. Washburn, Attorney VA Regional Office, Nashville, Tennessee

SPECIAL WARRANTY DEED

THIS DEED, between the Administrator of Veterans' Affairs, an Officer of the United States of America, whose address is Veterans Administration, Washington, D. C., hereinafter called Grantor, and

John M. Ferguson

whose address is 2502 Blair Blvd., Nashville, Tennessee

BOOK 9012 PAGE 140

, 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 County of Davidson, and State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 59 on the Plan of Avalyn Place, as of record in Book 161, page 150, Register's Office for Davidson County, to which reference is made for a more particular description.

This conveyance is made subject to the 1976 Metropolitan Nashville-Davidson County Taxes.

40220
IDENTIF. ↑ REFERENCE

93 JUL 12 PM 3:38
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

RECORDERS 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 and his 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 30th day of October, 1975, has caused this instrument to be signed in his name and on his behalf by the undersigned Loan Guaranty Officer, being thereunto duly appointed, qualified and acting pursuant to sections 212 and 1820 of Title 38, United States Code, and sections 36:4342 and 36:4520 of the Regulations pursuant thereto, as amended, and who is authorized to execute this instrument.

* RICHARD L. ROUDEBUSH

As Administrator of Veterans' Affairs.

*By George S. Foster
Assistant

GEORGE S. FOSTER
Assistant *Loan Guaranty Officer.*

Witness:

* _____

* _____

Authorization recorded in Vol. _____ of the _____ records of the Register's office of the County in which the above-described property is situated, at page _____.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me personally appeared George S. Foster,

to me known to be the person who executed the foregoing instrument in behalf of Richard L. Roudebush

~~an Assistant~~, as Administrator of Veterans' Affairs, who, being by me duly sworn, stated that he is ~~x~~/Loan Guaranty Officer of the Veterans Administration, an agency of the United States Government, and is duly authorized to execute this deed on behalf of said Administrator, and acknowledged that he voluntarily executed the same as the free act and deed of said Administrator.

IN WITNESS WHEREOF, I have hereunto set my hand and Official Seal on this 30th day of Oct. A. D. 1975.

My commission expires February 13, 1977.

MARGARET S. MEADOWS
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
OFFICERS HAVING SEAL MUST IMPRESS SEAL

*Margaret S. Meadows

MARGARET S. MEADOWS
Notary Public
(Official title)

*Print, typewrite, or stamp names of Administrator of Veterans' Affairs and Loan Guaranty Officer, 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.

2983 07/12 0101 01CASH 44.52

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
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 9,633.45

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF July 1993.

John M. Ferguson
Deputy Register

L. Chandler, Dep. Reg

BOOK 9012 PAGE 141

Special Warranty Deed

FROM
ADMINISTRATOR OF VETERANS' AFFAIRS
TO
JOHN M. FERGUSON

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 ___

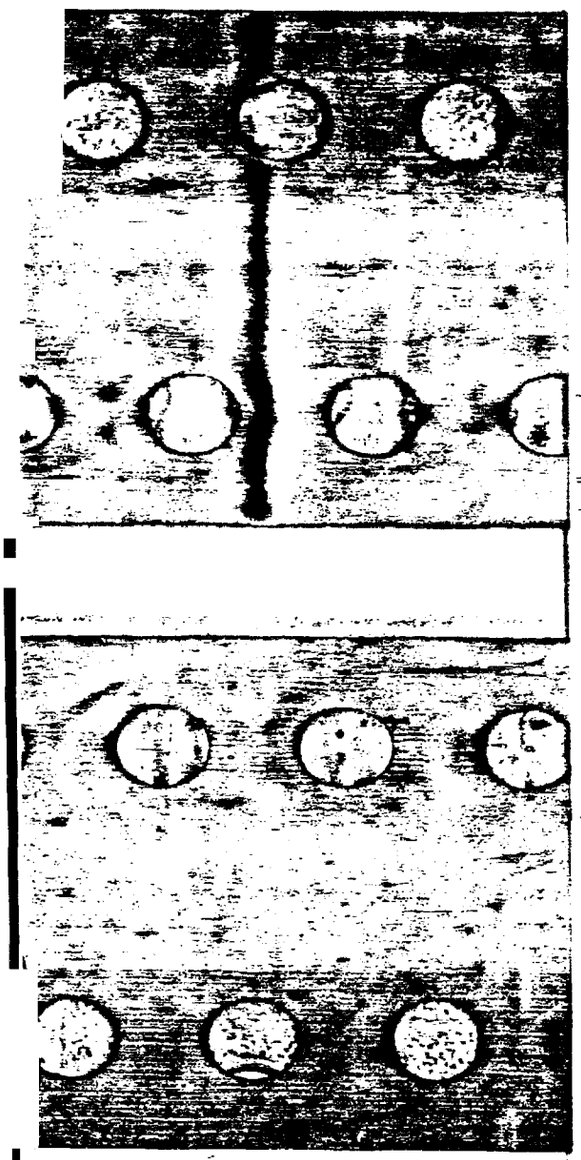
Fee paid, $ _____
Witness my hand, _____, Register.

State tax ..... $ _____
Clerk's fee ..... $ _____
Total ..... $ _____

Paid _____ day of _____, 19__
_____, Clerk.

When recorded mail to—

452881



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9012 PAGE 142

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
				MAMT 9633.45
				MOR TX 35.52
				PRFEE 1.00
				CANCEL
07/12/93	01		15:39 0001	2982

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

40220
IDENTIF. ↑ REFERENCE

93 JUL 12 PM 3:38
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

				CAMT 9633.45
				CON TX 35.52
				WDEED 1008.00
				VOID
				WDEED 1008.00-
				PRFEE 1.00
				WDEED 8.00
				TOTAL 44.52
				CASH 44.52
07/12/93	01		15:40 0001	2983

No. 673407