REEVES, Joseph

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 44-15-355	PROPERTY ADDRESS 1007 Birdsall Street, Old Hickory, TN 37138
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

BOOK 9207 PAGE 407

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 **JUDY N BLACKWELDER & JERRIE N. BARNETT, TENANTS IN COMMON**

whose address is **223 Anthony Avenue**
Old Hickory TN 37138

, 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 Old Hickory, County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 8, Section B, Village of Old Hickory as shown on the Plan of E. I. Dupont de Nemours and Company's Subdivision as of record in Book 1424, page 67, Register's Office for said County, which is made a part hereof by reference as fully and as complete as though copied herein.

Said Lot No. 8 fronts 54.9 feet on the easterly side of Birdsall Street and extends back 88.3 feet on the northerly line and 88.2 feet on the southerly line to the rear or east boundary line which measures 55 feet thereon.

This conveyance is made subject to the following:
1. 1994 Metro Davidson County taxes.
2. The Plan of record in Book 1424, page 67, said Register's Office, shows a 7.5 foot public utility easement along the rear line of said lot.

Being the same property conveyed to Grantor by deed from Southtrust Mortgage Corporation, dated October 21, 1993, of record in Book 9128, Page 310, in the Register's Office of Davidson County, Tennessee.

MORTGAGEE: Department of Veterans Affairs

4931 01/03 0101 03CHECK 181.42

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 **22nd** day of **December**, 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.

03190

IDENTIFICATION REFERENCE

Witness:

94 JAN -3 PM 2:0

DAVIDSON COUNTY, TN

PICK-UP

*_____

*_____

JESSE BROWN

The Secretary of Veterans Affairs

*By: _____ [SEAL]
WILLIAM F. LOW

Title **Assistant 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)

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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Before me personally appeared WILLIAM F. LOW, Assistant 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 22nd day of Dec. A. D. 19 93

My commission expires 9/16/95

OFFICER 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.

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 $ 46,650. 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 3 day of January 19 94

Notary Public or Register

Special Warranty Deed

FROM

SECRETARY OF VETERANS AFFAIRS

TO

JUDY N. BLACKWELDER AND JERRIE N. BARNETT, 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 _____ 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 46650.00
CON TX 172.42
PRFEE 1.00
WDEED 8.00
TOTAL 181.42
CHECK 181.42

01/03/94 01 14:09 0001 4931

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/90
IDENTIFICATION REFERENCE

94 JAN -3 PM 2:09
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

No. 740966