BOOK 9384 PAGE 852

DEGENNARO, Robert

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO.	PROPERTY ADDRESS
108-12-246	1504 Trailwood Ct., Nashville TN 37214
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

RICHARD POPPERL AND WIFE JUANITA POPPERL

whose address is

730 East Cedar Avenue, #106
Burbank CA 91501

, 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 Lot 89, Trailwood, Section 5, of record in Book 6900, pages 477, 478, and 479, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more accurate and complete legal description.

This conveyance is made subject to the following:
1. 1994 Metro Davidson County taxes.
2. The plan of record in Book 6900, page 478, said Register's Office, shows a 10 foot public utility and drainage easement along the northerly rear line and a 20 foot public utility and drainage easement along the northerly rear line and a 20 foot public utility and drainage easement along the easterly side of lot. The dwelling of subject property is encroaching on the public utility and drainage easement along the easterly side of lot.

Being the same property conveyed to Grantor by deed from Chemical Moratgage Company, dated October 20, 1993, of record in Book 9148, Page 506, in the Register's Office of Davidson County, Tennessee.

MORTGAGEE: Department of Veterans Affairs

8583 06/21 0101 03CHECK 365.31

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 13th day of June, 19 94, 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

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

BOOK 9384 PAGE 853

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 13th day of June A. D. 1994

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 $ 16,300 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 21st day of June, 19 94

Notary Public or Register Deputy

63360

IDENTIF. & REFERENCE

MAIL ENV.

94 JUN 21 PM 3:47

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

626259

Special Warranty Deed

FROM
SECRETARY OF VETERANS AFFAIRS
TO
RICHARD POPPERL AND WIFE
JUANITA POPPERL

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–

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9384 PAGE 854

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 96300.00
CON TX 356.31
PRFEE 1.00
WDEED 8.00
TOTAL 365.31
CHECK 365.31

06/21/94 01 15:48 0001 8583

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

63360
IDENTIF. ↑ REFERENCE

94 JUN 21 PM 3:47
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 805303