BOOK 9405 PAGE 484 BRIGHT, Dennis

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 94-2-202	PROPERTY ADDRESS 1901 Sevier Street Nashville TN 37206
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 1901 SEVIER TRUST

whose address is 101 Northcreek Blvd #480
Goodlettsville TN 37072 , 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 the westerly 50 feet of Lots Nos. 87 and 88 on the Plan of the United Electric Railway Company's Addition, as of record in Book 161, Page 8, Register's Office for Davidson County, Tennessee.

Said part of Lots Nos. 87 and 88 fronts 50 feet on the northerly side of Sevier Street and runs back between parallel lines with the easterly margin of South 19th Street, 100 feet to a dead line.

This conveyance is made subject to the following:
1. 1994 Metro Davidson Co Taxes.

Being the same property conveyed to Grantor by deed from William A. Cohn, Substitute Trustee, dated February 11, 1994, of record in Book 9254, Page 841, 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 8th day of July, 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

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)

70318 IDENTIFICATION REFERENCE

94 JUL 12 PM 3:13
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

Witness:

*_____

*_____

STATE OF TENNESSEE

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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 8th day of July A.D. 1994

My commission expires 9/16/95

* Jean C. Long
JEAN C. LONG
Notary Public
(Official title)

OFFICERS HAVING SEAL MUST IMPRESS SEAL

*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).

6146 07/12 0101 03CHECK 157.74

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 $ 40,245 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 11 day of JULY 1994

Notary Public or Register

12-21-96

Special Warranty Deed

FROM
SECRETARY OF VETERANS AFFAIRS
TO
1901 Sevier Trust

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 _____

BOOK 9405 PAGE 486

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 40248.00
				CON TX 148.74
				PRFEE 1.00
				MDEED 8.00
				TOTAL 157.74
				CHECK 157.74
07/12/94	01			15:13 0001 6146

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94 JUL 12 PM 3:13
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

70318
IDENTIF. ↑ REFERENCE

No. 812759