DYER, David W.

BOOK 9684 PG 455

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 150-1-307	PROPERTY ADDRESS 541 Owendale Drive, Antioch TN 37013
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 STEPHEN C SULLIVAN

whose address is

912 Strouse Avenue
Nashville TN 37206

, 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 Antioch County of Davidson, State of Tennessee, to-wit:

Described property in Davidson County, Tennessee being Lot No. 60 on the Plan of Edge-O-Lake Estates, Section 18, of record in Book 4675, Page 84, as amended in Book 5071, Page 711, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate legal description.

This conveyance is made subject to the following:
1. 1995 Metro Davidson Co. taxes.
2. Restrictions, Building Setback(s) Lines and Easements as shown of record in Plat Book 4675, page 84, as amended in Book 5071, page 711, Register's Office for Davidson County, Tennessee.
3. Restrictions and Easements as contained in Book 4797, page 410, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Grantor by deed from Joe M. Kirsch, Substitute Trustee, dated December 7, 1994, of record in Book 9562, Page 198, in the Register's Office of Davidson County, Tennessee.

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 23rd day of May, 19 95, 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)

9684

STATE OF TENNESSEE

BOOK 9684 PG 456

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 23rd day of May A. D. 95

My commission expires 9/26/98

LORETTA MARIE BUCHANAN
Notary Public
(Official title)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. LORETTA MARIE BUCHANAN

OFFICERS HAVING SEAL SHALL 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).

5723 05/30 0101 030CHECK 75.50

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 $ 18,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Stephen C Sullivan

Affiant

Subscribed and sworn to before me this 26th day of May, 1995

Notary Public

My Commission Expires May 28, 1995

95 MAY 30 PM 3:57

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

00065062

IDENTIF. & REFERENCE

Special Warranty Deed

FROM
SECRETARY OF VETERANS AFFAIRS
TO
STEPHEN C SULLIVAN

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 __

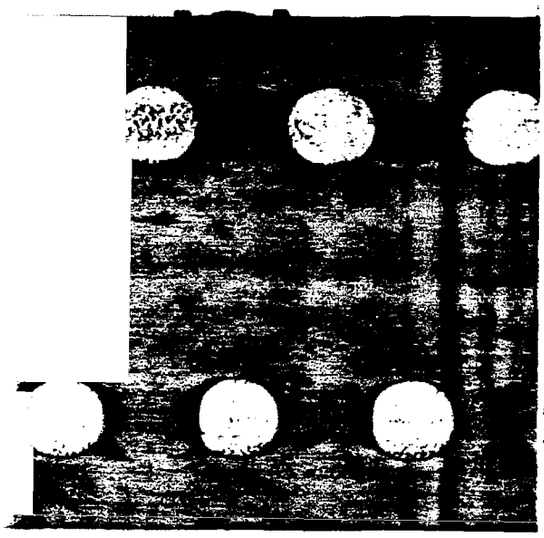
Fee paid, $ _____
Witness my hand, _____, Register.

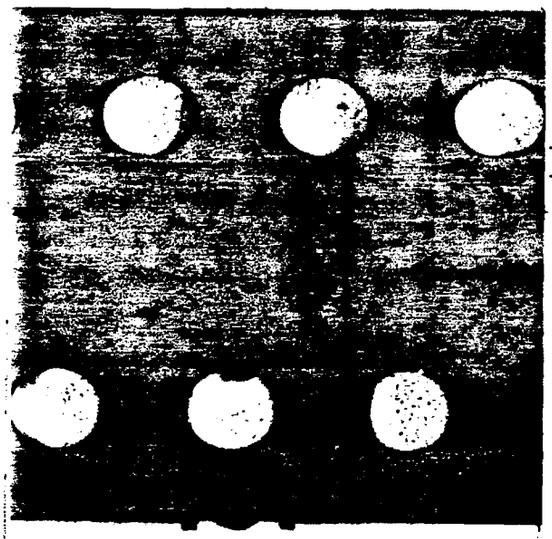
State tax ..... $ _____
Clerk's fee ..... $ _____
Total ..... $ _____

Paid _____, 19__
_____, Clerk.

When recorded mail to—

692629





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

RECEIVED OF _____

FOR _____

BOOK 9684 PG 457

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 18000.00
CON TX 66.60
PRFEE 1.00
WDEED 8.00
TOTAL 75.60
CHECK 75.60

05/30/95 01 15:57 0001 5753

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0065062
IDENTIF. ↑ REFERENCE

95 MAY 30 PM 3:57
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 915076