Box 22

AFTER RECORDING RETURN TO
95-9715-FI (0001) TN16
This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
Map/Parcel 51-14 68

BOOK 9727 PG 218

NO MORTGAGEE
New Owner - Send Tax Bills:
VETERANS ADMINISTRATION
LOAN SERVICING AND CLAIMS
110 9TH AVENUE, SOUTH
NASHVILLE, TN 37203
Box 22

WARRANTY DEED

THIS DEED, between FIRST INVESTMENT COMPANY, with its principle offices located at P. O. BOX 729 COLUMBUS OH 43216-0729, herein after called Grantor, and the Secretary of Veterans Affairs, an Officer of the United States of America, whose address is c/o Director LOAN SERVICING AND CLAIMS 110 9TH AVENUE, SOUTH NASHVILLE TN 37203, hereafter called Grantee.

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 and unto his/her successors in such office, as such, and his/her or their assigns, certain property described as follows:

PROPERTY IN MADISON, COUNTY OF DAVIDSON, AND STATE OF TENNESSEE, TO WIT:

BEING PART OF A 1.37 ACRE TRACT AS SHOWN ON A SURVEY OF THE ROBERT B. BECK PROPERTY BY PARRISH ENGINEERS, DATED DECEMBER 17, 1968, AND ACCORDING TO A LOAN SURVEY PREPARED BY JOHN B. KOHL, DATED SEPTEMBER 8TH, 1972.

SAID PART OF 1.37 ACRE TRACT FRONTS 90 FEET ON THE NORTHERLY MARGIN OF WALTON LANE AND FROM A POINT ON SAID MARGIN, 557 FEET EAST OF THE INTERSECTION OF WALTON LANE AND BRIARVILLE ROAD, NORTH 2 DEGREES 13' EAST 207.50 FEET, THENCE SOUTH 87 DEGREES 43' EAST 90 FEET, THENCE SOUTH 2 DEGREES 13' WEST 207.50 FEET, THENCE NORTH 87 DEGREES 43' WEST 90 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO JAY D. LIVINGSTON AND KAY DABB-CARSON BY DEED FROM ALTON B. STRACENER AND WIFE, BEVERLY J. STRACENER OF RECORD IN BOOK 8884, PAGE 65, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

And being further conveyed to FIRST INVESTMENT COMPANY by Substitute Trustee's Deed from I. DYKE TATUM, Substitute Trustee, of record in Book 9706, Page 859, in the Register's Office for DAVIDSON County, Tennessee.

Grantor also assigns and tranfers to Grantee herein all of Grantor's claims and notes and the judgment, if any, thereon representing the indebtedness heretofore secured by liens on the property hereinabove described and which liens were heretofore foreclosed.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his successors and assigns forever.

AND the Grantor covenants with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and that the same is unencumbered.

FIRST INVESTMENT COMPANY, further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, his successors and assigns, against the lawful claims of all persons whomsoever.

95-9715-FI (0002) TN16

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IN WITNESS WHEREOF the Grantor has executed this instrument this 20th day of June, 1995.

FIRST INVESTMENT COMPANY

ATTEST:

BY: _____
Douglas Simson, President

_____
Sherri L. Bleichner, Ex. Vice President

95 JUL 11 AM 9:24
FELICIA [illegible] REGISTER
DAVIDSON COUNTY, TN.

00077856

STATE OF Ohio }
} ss.
COUNTY OF Franklin }

Before me appeared Douglas Simson to me personally known, who, being by me, duly sworn, did say that he/she is the President of First Investment Comapny and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed by him/her on behalf of said corporation by authority of its board of direction and said Douglas Simson acknowledged said instrument to be the free act and deed of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and Official Seal on this 20th day of June A.D. 19 95.

JODI MICHELLE WILLIAMS
NOTARY PUBLIC, STATE OF OHIO
MY COMMISSION EXPIRES JULY 19, 1997
RECORDED IN LICKING COUNTY

My commission expires _____

OFFICERS HAVING SEAL MUST IMPRESS SEAL]

* _____
(Official Title)

EXHIBIT A

THIS IS TO CERTIFY THAT:

1. I, the undersigned, am secretary of First Investment Company, being the same corporation which, contemporaneously with the execution hereof, executed and delivered to the Secretary of Veterans Affairs, a deed dated 20th day of June, 19 95.

2. Douglas Simson, who executed said deed on behalf of said corporation, as _____ President thereof, was at the time he/she executed the same the duly elected, qualified, and acting _____ President of said corporation, having been so elected at a meeting of the board of directors of said corporation held on the 28th day of September, 19 81.

3. Said officer who executed said deed was duly authorized to execute it on behalf of said corporation by virtue of

y (the bylaws of the board of director)
{ } duly adopted on the 17th
{ } day of September, 19 47.
x (a resolution of the board of directors)

4. I have custody of, have examined said records, and know the above to be true.

CORPORATE SEAL]

* _____
Sheran S. Blair, Secretary

STATE OF OHIO
NOTARIAL SEAL

77 JUL 11 PM 3:07 FEE
8.00