BRADLEY, Charles

10009 639

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

**TENNESSEE**

| INFORMATION FOR TAX ASSESSOR | |
|---|---|
| TAX PARCEL NO. 162 9 134 | PROPERTY ADDRESS 252 Ash Grove Drive, Nashville, TN 37211 |
| SEND TAX NOTICE Dept.of Veterans Affairs(264) 110 9th Avenue So., Nashville TN 37203 | THIS INSTRUMENT PREPARED BY Ronald R. 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 **SCOTT A. TERLE AND WIFE, DANA S. TERLE**

whose address is **SAME**

, 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:

Described property located in Davidson County, Tennessee being Lot No. 46, Hickory View, Section 3, as of record in Book 6250, Page 960, 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. 1996 Davidson County taxes.
2. Restrictions and easements as shown in Book 6893, Page 570, Register's Office for Davidson County, Tennessee.
3. All matters as shown in Plan of record, Book 6250, Page 960, Register's Office for Davidson County, Tennessee.
4. Deeds of Conveyance to Metropolitan Government of Nashville and Davidson County Department of Water and Sewerage Services for water and/or sewer distribution system of record in Book 7416, Page 237, Book 7416, Page 301 and Book 7893, Page 369, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Grantor by deed from Joe M. Kirsch, Substitute Trustee, dated October 4, 1995, of record in Book 9820, Page 310, 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 1st day of April, 19 96, 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)

Witness:

*_____

*_____

8293 04/09 0101 03CHECK 412.30

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me personally appeared KENNETH L. HARVEY, LOAN GUARANTY OFFICER,

o 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 nited States Government, and is duly authorized to execute this deed on behalf of said ecretary, and acknowledged that he/she voluntarily executed the same as the free act and eed of said Secretary.

BOOK 10009 PG 640

IN WITNESS WHEREOF, I have hereunto set my hand and Official Seal on this 1st day of Apr. A. D. 1996

My commission expires 01/29/00

*Andrea Denise Smith
ANDREA DENISE SMITH
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).

---

TATE OF TENNESSEE, _____ COUNTY.

Register's Office, _____, 19__

I, _____, Register of said County, do certify that

e foregoing Deed and Certificate are registered in said office, in Book No. _____, Page _____; that

ey were received _____, 19___, at ___ o'clock ___ M., and entered in Note Book ___, Page ___

OF TENNESSEE, Sumner COUNTY
nerely swear or affirm that the actual consideration
transfer or value of property transferred, whichever
129000 which amount is equal to or
is $ ... the property transferred would
thin the amount
and at a fair voluntary sale.
Affiant
day of
described said affirm to before me this
Notary Public or Register

PICK-UP

96 APR -9 PM 12:03
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. ▲ REFERENCE

0169357

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Special Warranty Deed

FROM
SECRETARY OF VETERANS AFFAIRS
TO
SCOTT A. TERLE AND WIFE, DANA S. TERLE

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 ___

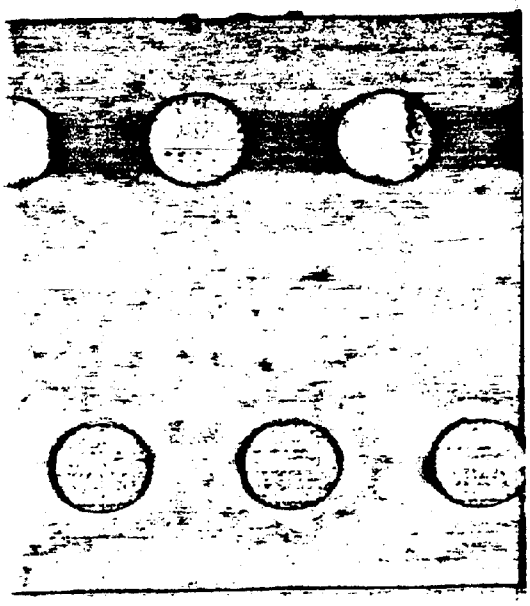
Fee paid, $ ___
Witness my hand, ___, Register.

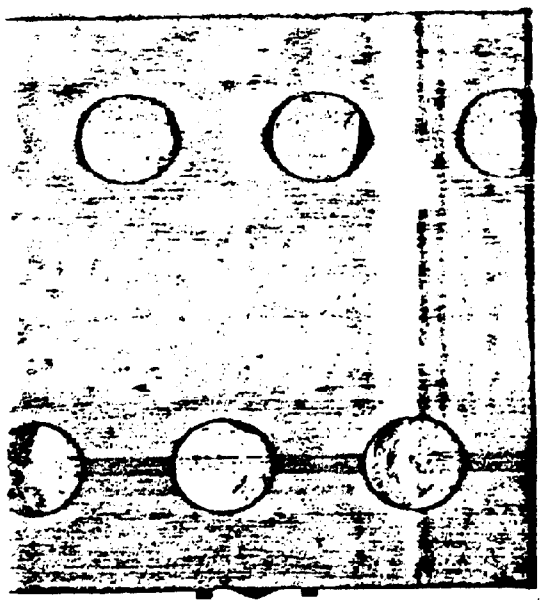
State tax ..... $ ___
Clerk's fee ..... $ ___
Total ..... $ ___

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 _____ POR 10009 PG 641

| | | |
|---|---|---|
| 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 109000.00
CON TX 403.30
PRFEE 1.00
WDEED 8.00
TOTAL 412.30
CHECK 412.30

04/09/96 01 12:05 0001 8293

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0169357
IDENTIF. ← REFERENCE

96 APR -9 PM 12:04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1026277