WATTS, Jan R.

BOOK 10201 PG 77

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. 119 10 55.00	PROPERTY ADDRESS 2707 Druid Drive, Nashville, TN 37210
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

REMEGILDA C. PLOTZER, A SINGLE PERSON

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:

Being Lot No. 3 on the Plan of A.S. Johnson Subdivision, of record in Book 1835, Page 106, Register's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 73.2 feet on the Southerly margin of Druid Drive and extends back 200.0 feet on the easterly line and 195.0 feet on the westerly line to a dead line in the rear, measuring 92.0 feet thereon.

This conveyance is made subject to the following:
1. 1996 Davidson County taxes.
2. Subject to all matters shown on the Plan of record in Book 1835, Page 106 as amended in Book 2099, Page 531, Register's Office for Davidson County, Tennessee.
3. Mortgage Loan Inspection by John Kohl and Company, P.C. dated June 11, 1991 shows entire parcel is located in an area designated as Zone C on NFIP Community No. 470040 Panel No. 0301B dated June 15, 1982.

Being the same property conveyed to Grantor by deed from Arnold M. Weiss, Substitute Trustee, dated March 26, 1996, of record in Book 9990, Page 641, 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 16th day of September, 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)

0228643
IDENTIF. & REFERENCE
MAIL ENV.
96 SEP 24 PM 1:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

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 16th day of Sept 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

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

*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).

2121 09/24 0101 03CHECK 208.80

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 $ 54,000 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Remegilda Plotzer

Affiant

Subscribed and sworn to before me this 24 day of September, 19 96

Notary Public or Register

expires date May 29, 2000

DAVID F SANDOVAL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Special Warranty Deed

FROM

- SECRETARY OF VETERANS AFFAIRS

TO

REMEGILDA C. PLOTZER, A SINGLE PERSON

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__

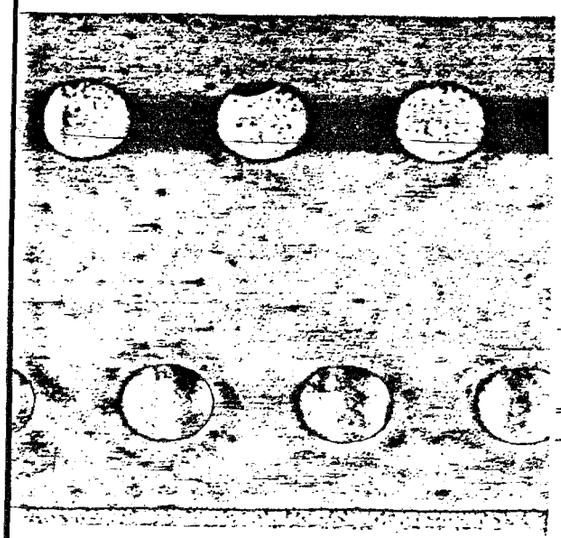
_____ day of _____, 19__

_____, Clerk.

When recorded mail to—

626259

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



RECEIVED OF _____

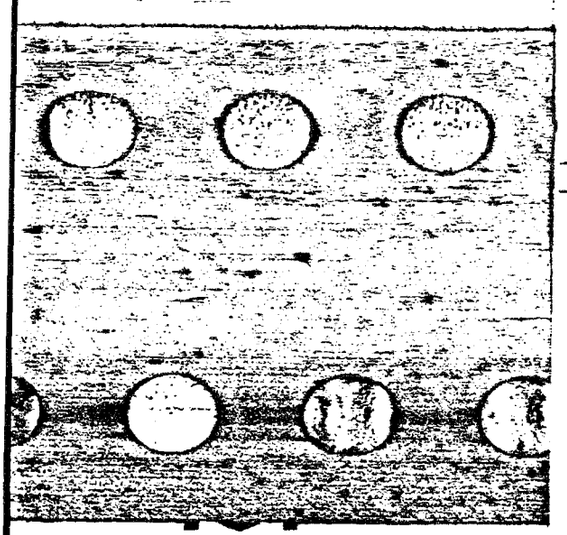
FOR _____

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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 54000.00
				CON TX 199.80
				PRFEE 1.00
				WDEED 8.00
				TOTAL 208.80
				CHECK 208.80
09/24/96	01			13:12 0001 2121

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0228643 IDENTIF. ↑ REFERENCE

96 SEP 24 PM 1:08

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1034528