DOOLEY, Charles

VA Form 26-6449a - JAN 1982
Section 1820, Title 38, U.S.C.

BOOK 10284 PG 968

TENNESSEE

| INFORMATION FOR TAX ASSESSOR | |
|---|---|
| TAX PARCEL NO. 133 08 67 | PROPERTY ADDRESS 705 Heidi Court, Nashville, TN 37211 |
| 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

FERRIS HANNA AND WIFE, DEBRA HANNA

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:

Lot No. 56, on the Plan of Addition to Greenwood Hills, Section 3, as shown on plat of record in Plat Book 5200, Page 33, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

This conveyance is made subject to the following:
1. 1997 Davidson County taxes.
2. Subdivision Restrictions, Building Lines and Easements of record recorded at Plat Book 5200, Page 33 as shown in the Register's Office of Davidson County, Tennessee.
3. Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

Being the same property conveyed to Grantor by deed from NationsBanc Mortgage Corporation, dated September 5, 1996 of record in Book 10182, Page 957, in the Register's Office of Davidson County, Tennessee.

MORTGAGEE: Department of Veterans Affairs

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

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 29th day of November, 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]
WILLIAM E. LOW

Title Acting 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)

0254101
IDENTIFICATION REFERENCE

Witness: _____

96 DEC -9 PM 1:09
PEGGY J. WILSON REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

*_____

BOOK 10284 PG 969

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me personally appeared WILLIAM F. LOW, ACTING 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 29th day of Nov A. D. 1996

My commission expires 01/29/00

[OFFICERS HAVING SEAL MUST IMPRESS SEAL]

Andrea Denise Smith

ANDREA DENISE SMITH

Notary Public (Official title)

*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).

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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 $ 69,000 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 6 day of December, 19 96

William Ferris

Notary Public or Register

NOTARY PUBLIC AT LARGE MONTGOMERY CO.

My Commission Expire 14 March 2000

Special Warranty Deed

FROM

SECRETARY OF VETERANS AFFAIRS

TO

FERRIS HANNA AND DEBRA HANNA

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 ..... $ _____

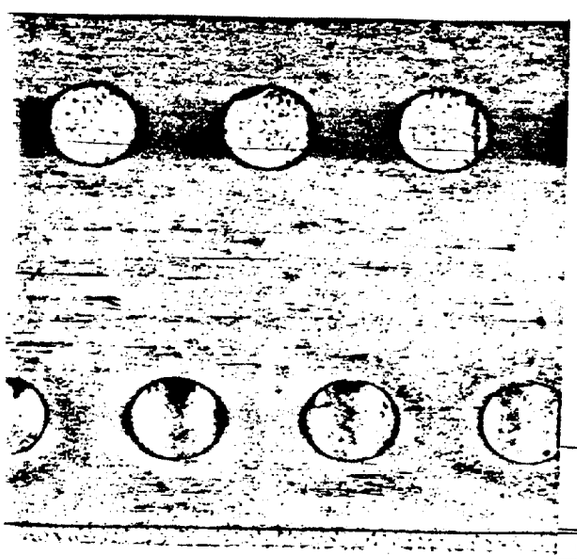
Total ..... $ _____

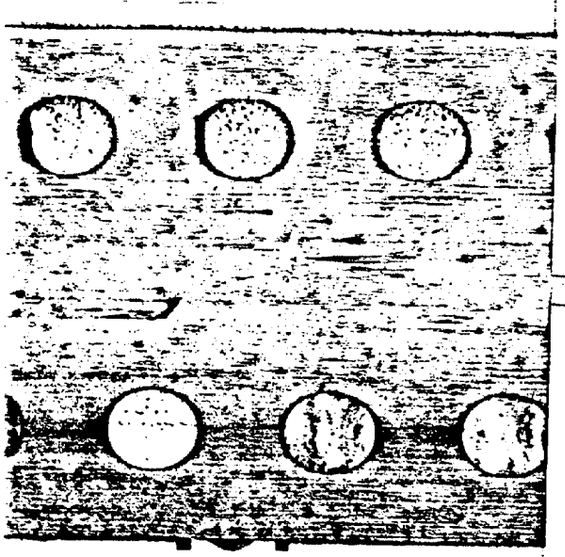
Paid _____, 19__

_____ day of _____, Clerk.

When recorded mail to—

626259





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

RECEIVED OF _____

FOR _____

BOOK 10284 PG 970

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | | CAMT 89000.00 |
| | | | | CON TX 329.30 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 8.00 |
| | | | | TOTAL 338.30 |
| | | | | CHECK 338.30 |
| 12/09/96 | 01 | | | 13:08 0001 3674 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0254101
IDENTIF. # REFERENCE

96 DEC -9 PM 1:09

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1096314