BOOK 10851 PG 48

FARMER, Tobie L.

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO. **135 14C 58**	PROPERTY ADDRESS **608 Ransom Village Way, 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 **R. SLADE WALTERS AND WIFE, JENNIFER LYNN WALTERS** 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 Antioch, County of Davidson State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 58 on the Plan of Ransom Village, or record in Book 7900, Page 834, Register's Office for said County, reference to which is hereby made for a more complete and accurate description.

This conveyance is made subject to the following:

1 **1998 Davidson County taxes.**

2 **The Plan of record in Book 7900, Pages 833-834, Register's Office for Davidson County, Tennessee shows an Owner's Certificate, certain notes, easements and setback lines. Subject to easement of record in Book 9195, Page 125, and in Book 9653, Page 153, said Register's Office. Declaration of covenants, conditions, restrictions for Ransom Village Homeowners Association of record in Book 9527, Page 187, Book 9647, Page 72, said Register's Office. Master Deed for Ransom Village Homeowners Association of record in Book 9527, Page 210, said Register's Office.**

Being the same property conveyed to Grantor by deed from **Arnold M. Weiss, SubstituteTrustee,** dated **October 15, 1997,** of record in **Book 10654, Page 624,** in the Register's Office of **Davidson** County, Tennessee.

MORTGAGEE: Department of Veterans Affairs

PICK-UP

98 MAR 24 PM 1:23

04 15982

IDENTIFICATION REFERENCE

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 **18th** day of **March**, 19**98**, 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, section 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.

TOGO D. WEST, JR.
Acting Secretary of Veterans Affairs

By _____ [SEAL]
KAY LOVORN

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)

1994 03/24 0104 03CHECK

3B2-70

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STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me personally appeared, JAY LOVORN, 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 18th day of March A.D.1998.

My commission expires 05/06//01

Brenda Archbold
BRENDA ARCHBOLD
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).

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 $104,000 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

Jennifer L. Walters

subscribed and sworn to before me this 23 day of March, 19 98

Notary Public or Register

5/24/2001

CHAD HOLLINGSWORTH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

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

SPECIAL WARRANTY DEED
FROM
SECRETARY OF VETERANS AFFAIRS
TO
R. SLADE WALTERS AND WIFE,
JENNIFER LYNN WALTERS

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-

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
101000.00
CON TX 373.70
PRFEE 1.00
WDEED 8.00
[illegible] 382.70
CHECK 382.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/24/98 01 13:21 0001 9894

0415982
IDENTIF. & REFERENCE
98 MAR 24 PM 1:22

No. 1270218