DEARING, Michael L.

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

TENNESSEE

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO 96 14 282.00	PROPERTY ADDRESS 3009 Boulder Park Drive, Nashville, TN 37214
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 **JOHNNY D. SMITH AND WIFE, JOANNE D. SMITH**, whose address is **3887 Priest Lake Drive, Nashville, TN 37217**, 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. 235, on the plan of Hickory Bend, Section Four, of record in Plat Book 4175, Page 34, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Commonly known as: 3009 Boulder Park Drive, Nashville, TN 37214

This conveyance is made subject to the following:
1998 Davidson County taxes.

Being the same property conveyed to Grantor by deed from **Robert M. Wilson, Jr., Successor-Trustee,** dated **March 26, 1998,** of record in **Book 10863, Page 254,** in the Register's Office of **Davidson** County, Tennessee.

MORTGAGEE: Department of Veterans Affairs

0490610
IDENTIF. ↑ REFERENCE

98 SEP 22 PM 3:25
REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

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 **21st** day of **September**, 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.
Secretary of Veterans Affairs

*By _____ [SEAL]
JAY 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)

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 21st day of September A.D. 1998.

My commission expires 04/15/2002

MARTHA J. MUNN
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 $ 90,069., 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 22nd day of September, 1998

Notary Public or Register

My Commission Expires 9.26.99

SPECIAL WARRANTY DEED

FROM

SECRETARY OF VETERANS AFFAIRS

TO

JOHNNY D. SMITH AND WIFE, JOANNE D. SMITH

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-

98 0069236 11121 0967 22/09/98 04:01 PM CHECK

344.26

OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11121 PAGE 968

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 [illegible]
				CON TX 333.26
				PRFEE 1.00
				MREED 8.00
				CFEE 2.00
				TOTAL 344.26
				CHECK 344.26

09/22/98 01 15:27 0001 3734

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0490610
IDENTIF. # REFERENCE

98 SEP 22 PM 3:2[illegible]

[illegible] REGISTER
DAVIDSON COUNTY, TN

No. 1349083