VA Form 26-6440a (CG) - Revised October 1999
Section 1820 Title 38, U.S.C.

TENNESSEE

INFORMATION FOR TAX ASSESSOR		
TAX PARCEL NO.	PROPERTY ADDRESS	
053 06 0 B 106.00 CO	2015 WATERFORD DRIVE	OLD HICKORY, TN 37138
SEND TAX NOTICES TO:	THIS INSTRUMENT PREPARED BY:	
VA, c/o SMG, Inc., 9325 Midlothian Tnpk, Richmond, VA 23235	Ronald H Dooley, Atty, VARO, Nashville, TN 37203	

PICK-UP

20-20-6-0444350
20-20-7-0013628

Instr:200005160049350 Page: 1 OF 3
REC'D FOR REC 05/16/2000 3:02:53PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $518.00

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
LARRY JOE YODER, A SINGLE PERSON
whose address is
114 Oxford Court
Goodlettsville, TN 37072 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 OLD HICKORY , County of DAVIDSON , State of Tennessee, to-wit:

Being Lot No. 31, as shown on the Plan of Phase 5B, Waterford Subdivision, of record in Plat Book 7900, Page 838 and 839, 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:

See ADDENDUM for Restrictions.

Being the same property conveyed to Grantor by deed from Joe M. Kirsch , Substitute Trustee, dated October 22, 1999 , of record in Book 11716, Page 790 , 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 10th day of May , 2000 , 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.

The Secretary of Veterans Affairs

*By _____ (SEAL)
Kay Lovorn
Title Loan Guaranty Officer

Witness:

* _____

* _____

VETERANS AFFAIRS REGIONAL OFFICE
NASHVILLE, TN Phone 615-736-5241

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, 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 10th day of May ,2000.

My commission expires 04/15/2002

MARTHA J. MUNN

Notary Public

(Official Title)

[OFFICER'S 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, DAVIDSON COUNTY,

Register's Office, , .

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 , at o'clock M., and entered in Note Book ,

Page

STATE OF TENNESSEE, WILSON COUNTY.
I or wehereby swear or affirm that the actual consideration for this transfer or value of property transferred, whichever is greater, is $ 140,000 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affaint

subscribed and sworn before me this 12th day of May, 2000.

Notary Public or Register

Special Warranty Deed

FROM

SECRETARY OF VETERANS AFFAIRS

TO

LARRY JOE YODER, A SINGLE PERSON

STATE OF TENNESSEE COUNTY

Register's Office

Received for record the day of , A.D. , 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 , , Clerk.

When recorded mail to--

626259

20-20-6-0444350

ADDENDUM

Restrictions:

1 2000 Davidson County taxes.

2 All matters shown on Plat recorded in Book 7900, Page 838 and 839, Register's Office of Davidson County, Tennessee.

3 Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers of attorney, limitations on title set forth in restrictions recorded in Book 7463, Page 94, and Book 8694, Page 216, and in any allied instrument(s) referred to in said restrictions.

4 Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers of attorney, and limitations on title set forth in restrictions recorded in Book 8699, page 462, as amended in Book 9530, Page 185, and Book 9530, Page 189, and in any allied instrument(s) referred to in said restrictions.

5 By-Laws of Waterford Homeowner's Association, Inc. of record in Book 8715, Page 583, Register's Office of Davidson County, Tennessee.

6 Easement(s) as set forth in instrument recorded in Book 2024, Page 225, Register's Office of Davidson County, Tennessee.

7 Easement(s) for sewer, as set forth in instrument recorded in Book 1717, Page 30, Register's Office of Davidson County, Tennessee.

8 Charter of Waterford Homeowner's Association of record in Book 8711, Page 701, Register's Office of Davidson County, Tennessee.

9 Quitclaim for Common Areas to Waterford Homeowner's Association of record in Book 9393, Page 831, Register's Office of Davidson County, Tennessee.

10 Quitclaim for Common Areas to Waterford Homeowner's Association of record in Book 8715, Page 590, Register's Office of Davidson County, Tennessee.

11 Quitclaim for Common Areas to Waterford Homeowner's Association of record in Book 9750, Page 82, Register's Office of Davidson County, Tennessee.