03

Realty Title
48-A

This instrument prepared by:

Jennifer Pennell, Attorney
US Title
109 Daventry Lane
Louisville, KY 40223
502-893-4371
BPR: 019152

BILL GARRETT, Davidson County
Trans: T20090036391 DEEDWARR
Recvd: 06/02/09 14:44 3 pgs
Fees: 18.00 Taxes: 92.50
20090602-0050801

SPECIAL WARRANTY DEED

New Owners

****

SENT TAX BILLS TO:

Jessie O. Adcox and Brenda J. Adcox

8370 RILEY ADCOCK ROAD

JOELTON, TN 37080

****

PROPERTY ADDRESS:

8370 Riley Adcock Road, Joelton, Tennessee 37080

****

MAP PARCEL NUMBERS: 004-154.00

****

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, **Secretary of Veterans Affairs, an Officer of the United States of America, whose address is Department of Veterans Affairs, Washington, DC 20420** (Grantor), has this day bargained and sold, and does hereby transfer and convey unto **Jessie O. Adcox and Brenda J. Adcox** ("Grantee"), its successors and assigns, certain real estate in **Davidson** County, Tennessee, described in Exhibit "A", which is attached hereto and incorporated herein by reference (the "Property").

This is improved property located on, 8370 Riley Adcock Road, Joelton, Tennessee 37080.

TO HAVE AND TO HOLD the Property with the appurtenances, estate, title and interest thereto belonging, to the Grantee, its successors and assigns forever.

The Grantor(s) further covenant lawful seizin of the estate hereby conveyed, with full right and power to convey the same, and that said estate is free of all encumbrances, except easements and restrictions of record, zoning laws, affecting said property, if any, and except State, County, City and School taxes assessed and payable in the year 2009, which taxes shall be prorated between the parties hereto as of the date hereof, and all subsequent taxes which Grantee(s) do hereby assume and agree to pay.

In Witness Whereof, Grantor has caused this Special Warranty Deed to be executed by its duly authorized Assistant Secretary on this the 12th day of May, 2009.

Pursuant to provisions of 38 U.S.C. 3720 (a)(6) the Secretary of Veterans Affairs does not seek to exercise Exclusive jurisdiction over the within described property.

Grantor: Secretary of Veterans Affairs, an Officer of the United States of America

By: _____
Sandra Colgrove / Assistant Secretary

Its: _____
Countrywide Pursuant to a delegation of authority contained in 38 C.F.R. § 36.4342 (f)

STATE OF TEXAS

COUNTY OF COLLIN

Before me, a Notary Public in and for said County and State aforesaid, personally appeared, Sandra Colgrove / Assistant Secretary pursuant to a delegation of authority contained in 38 C.F.R. § 36.4342(f), to me known to be the person who executed the foregoing instrument on behalf of the Secretary of Veterans Affairs, and acknowledged that he executed the same as the free act and deed of said Secretary.

Witness my hand and seal at Office in Richardson, Texas, this 12 day of May, 2009.

_____
Notary Public

My Commission Expires: _____

JUDITH L CASEY
My Commission Expires
January 23, 2013

****

STATE OF TEXAS

COUNTY OF COLLIN

VALUATION AFFIDAVIT

The actual consideration or value whichever is greater, for this transfer is $ 25,000.00

_____
Sandra Colgrove / Assistant Secretary Affiant

Subscribed and sworn to before me this the 12th day of May, 2009

_____
Notary Public

My Commission Expires: _____

JUDITH L CASEY
My Commission Expires
January 23, 2013

EXHIBIT "A"

Being Lot No. 6 on the Plan of Fred Baxter Subdivision of record in Book 6050, Page 361, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description. Included in this conveyance is that one certain 1987 Indies Brandywine 28x60 modular home, manufacturer's identification number AL2860-I87-4133A&B, located on and permanently attached to the within described property.

Commonly known as: 8370 Riley Adcock Road, Joelton, Tennessee 37080

Tax Parcel No.: 004-154.00

Being the same property conveyed to Secretary of Veterans Affairs by Trustee's Deed dated July 10, 2008, and recorded in Instrument No. 20080721-0074188, in the Register's Office for Davidson County, Tennessee.

RETURN RECORDED DOCS TO:
US Title
109 Daventry Lane
Louisville, KY 40223