STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th day of July, 2018.

Notary Public
MY COMMISSION EXPIRES: 2/25/20
File No. G18-2770

DIANNE M. OATHEY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

Bill Garrett Davidson County
Batch# 124380 DEEDWARR
08/03/2018 10:05:44 AM 2 pgs
Fees: $13.00 Taxes: $684.50

20180803-0076281

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Johnson Property Investments Inc. (NAME)	Same as Owner (NAME)	042-10-0-036
106 Parkland Circle (STREET ADDRESS)	(STREET ADDRESS)	
Clarksville TN 37043 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBYACKNOWLEDGED, WE, **Kevin D. Steele and Stacey A. Steele, husband and wife**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Johnson Property Investments Inc., a Corporation**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

Being Lot No. 41 on the Plat of Sherry Heights, Section 2, of record in Plat Book 2331, Page 69, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Said Lot No. 41 fronts 146.4 feet on the south side of Westchester Drive and runs back 270.6 feet on the east line and 272.1 feet on the west line to a dead line in the rear on which it measures 84 feet.

Being the same property conveyed to Kevin D. Steele and Stacey A. Steele, husband and wife by Deed dated September 9, 2002, recorded September 11, 2002, in Instrument Number 20020911-0110837, in the Register's Office of Davidson County, Tennessee.

Kevin D. Steele and Stacey A. Steele, husband and wife

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:
1. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Plat Book 2331, Page 69, Register's Office for Davidson County, Tennessee.

2. Easement for Sanitary Sewer/Storm Drainage of record in Book 5569, Page 154, Register's Office for said County.

3. Restrictions as recorded in Book 2449, Page 374, Register's Office for Davidson County, Tennessee.

The 2017 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 605 Westchester Drive, Nashville, TN 37115.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this 24th day of July, 2018.

Kevin D. Steele

Stacey D.. Steele

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 24th day of July, 2018, before me personally appeared Kevin D. Steele and Stacey S. Steele, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as such person (or person's) free act and deed.

Witness my hand, at office, this 24th day of July, 2018.

Notary Signature
My commission expires: 6/22/21

Preston D Matthews
State of Tennessee Notary Public
Sumner County

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066