This instrument prepared by:
RealSource, LLC
Doris Phillips
15 Southlake Lane, Suite 200
Hoover, AL 35244
(205) 682-7655

STATE OF TENNESSEE
COUNTY OF DeKalb
THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $372,000.00

Affiant

Karen Johnson Davidson County
Batch# 918805 DEEDWARR
09/19/2022 03:21:30 PM 3 pgs
Fees: $18.00 Taxes: $1,376.40
20220919-0104311

KATHERINE ANN HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DEKALB COUNTY

SUBSCRIBED AND SWORN TO BEFORE ME THIS 14 day of September, 2022.

Notary Public
My Commission Expires: 9/19/2022

Address of New Owner	Send Tax Bills To:	Map and Parcel
Mary Elizabeth Camuso 2010 Village Park Circle Old Hickory, TN 37138	Mary Elizabeth Camuso 2010 Village Park Circle Old Hickory, TN 37138	044-15-0C-044.00

WARRANTY DEED

THIS DEED, made and entered by and between **Sarah Steger, an unmarried woman** hereinafter known as Grantor, and **Mary Elizabeth Camuso, an unmarried woman** hereinafter known as Grantee.

WITNESSETH

That for and in consideration of the sum of Ten dollars and no/100 ($10.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Grantor has bargained and sold, and does hereby grant, bargain, sell, transfer and convey unto the Grantee, their successors, heirs and assigns, with covenants of general warranty of title, the following described property, located in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee being Lot No. 44 on the Final Plat Village Green-Phase 1 of record in Instrument No. 20170118-0005633, surveyor's certificate of Corrections in Instrument No. 2010217-0016822 and 20170221-0017509, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed by Warranty Deed from Elizabeth Lawler, an unmarried woman into Sarah Steger, unmarried woman, dated January 18, 2022, filed for record on January 27, 2022, and recorded in Instrument No. 20220127-0009956, Register's Office, Davidson County, Tennessee.

The above description is the same as the previous deed of record, no boundary survey having been made at the time of this conveyance.

This is improved property known as: 2010 Village Park Circle Old Hickory, TN 37138

TO HAVE AND TO HOLD the above-described property, together with all the rights, privileges and appurtenances thereunto belonging, unto the Grantee, with general warranty of title, their heirs and assigns, in fee simple, forever.

The Grantors covenant with the Grantee, their heirs and assigns, that they are lawfully seized and possessed of the property herein conveyed; that they have full power and authority to convey the same; that said property is free and clear of any encumbrance, except as herein stated; and that they will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This conveyance is made expressly subject to all covenants, conditions, restrictions and reservations contained in former deeds and other instruments of record applicable to said property, insofar as same are presently binding thereto, and to any easements apparent from an inspection of said property.

Witness the following signatures on this the 14th day of September, 2022.

Sarah Steger
Sarah Steger

STATE OF TENNESSEE
COUNTY OF DeKalb

On this 14 day of September, 2022, before me personally appeared Sarah Steger to me known to be the persons described in and who executed the foregoing instrument, or proves to me on the basis of satisfactory evidence, and acknowledged that they executed the same as their free act and deed for the purposes therein contained.

Witness my hand and official seal on this 14 day of September, 2022.

Loni M. Easterwood
Notary Public

My Commission Expires: 6/26/2024

LONI M. EASTERWOOD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DEKALB

Tennessee Certification of Electronic Document

I, Doris Phillips (Signer's Name), do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law on September 19, 2022.

Witnessed this day 19th Day of September 2022 Doris Phillips (Signature)

State of Alabama

County of Shelby

Personally appeared before me, Brandy O. Brasher (Notary's Name), a notary public for this county and state, Doris Phillips (Signer's Name), who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Brandy O. Brasher (Notary's Signature) September 19, 2022

MY COMMISSION EXPIRES: 1-17-2024

NOTARY'S SEAL

BRANDY O. BRASHER NOTARY PUBLIC ALABAMA STATE AT LARGE My Comm. Expires Jan. 17, 2024

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).

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