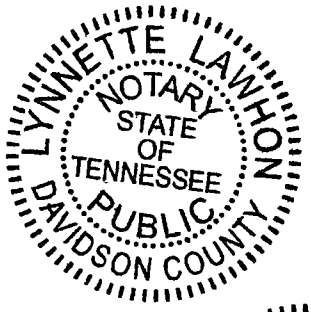


Karen Johnson Davidson County
Batch# 1014986 DEEDQC
06/14/2023 11 43 17 AM 3 pgs
Fees $17 00 Taxes $0 00
20230614-0045369

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

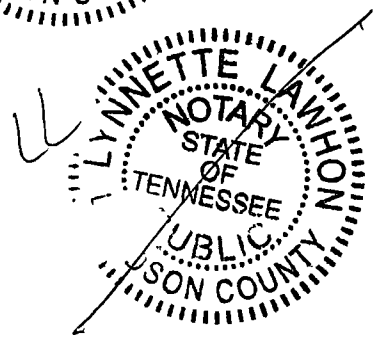
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Valerie D. Dalton-Steele
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 15th DAY OF June, 2023

NOTARY PUBLIC

My Commission Expires 10/21/2023



THIS INSTRUMENT WAS PREPARED BY:

Cyrus L. Booker
Booker Legal Group, P.C.
205 Powell Place, Suite 314
Brentwood, TN 37027

Address of New Owners:
Valerie D Dalton-Steele
502 11th Avenue North
Franklin, TN 37064

Send Tax Bills To:
Same

Map-Parcel Numbers:
135-10C-57

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF TEN AND 00/100 ($10.00) DOLLARS and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, **VALERIE D. DALTON-STEELE, EXECUTRIX OF THE ESTATE OF MARY ELIZABETH DALTON AND NICARDO DALTON, Grantors**, do hereby deed and convey unto **VALERIE D. DALTON-STEELE, Grantee**, her heirs and assigns, all rights, title, and interest of said Grantors in the following described tract or parcel of land located in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 52 on the Plan of Ransom Park, Section Three, of record in Instrument No. 20030718-0101335, Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Mary Dalton by Warranty Deed of record in Instrument No 20040421-0045027, Register's Office for Davidson County, Tennessee, and being the same property inherited by Valerie D. Dalton-Steele and

Nicardo Dalton pursuant to the Tennessee Last Will and Testament of Mary E. Dalton probated as Davidson County Probate Court Case No. 22P-920.

This is improved real property known as 3004 Skyvalley Grove, Nashville, Tennessee 37217, and is being transferred to Grantee AS IS, without any representations or warranties with respect to said property.

This instrument and the interest hereby released and deeded are subject to such limitations, restrictions, and encumbrances as may affect the premises.

This instrument is also subject to real estate taxes and assessments for the current year and subsequent years, without any proration of any amounts to Grantors.

IN WITNESS WHEREOF the undersigned have hereunto set their hands on this 1st day of June, 2023.

By: _____
NICARDO DALTON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **NICARDO DALTON**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that (s)he executed the within instrument, being duly authorized to do so, for the purposes herein contained.

Witness my hand and official seal this 1st day of June, 2023.

_____
Notary Public

My Commission Expires: 10/2/2023

LYNNETTE LAWHON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

By: Valerie D. Dalton-Steele
VALERIE D. DALTON-STEELE,
EXECUTRIX OF THE ESTATE OF
MARY E. DALTON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **VALERIE D. DALTON-STEELE, EXECUTRIX OF THE ESTATE OF MARY E. DALTON**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that (s)he executed the within instrument, being duly authorized to do so, in her capacity as Executrix of the Estate of Mary E. Dalton and for the purposes herein contained.

Witness my hand and official seal this 1st day of June, 2023.

Notary Public

My Commission Expires: 10/2/2023

LYNNETTE LAWHON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY