Karen Johnson Davidson County
Batch# 1020662 DEEDWARR
06/29/2023 11:16:30 AM 3 pgs
Fees: $18.00 Taxes: $344.10
20230629-0049715

ANGELA GRACE VANCE NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY	STATE OF TENNESSEE COUNTY OF Davidson The actual consideration or value, whichever is greater, for this transfer is $93,000.00 Affiant Subscribed and sworn to before me, this 27 day of June, 2023. Notary Public My commission expires: 11-17-24

THIS INSTRUMENT WAS PREPARED BY
Signature Title Services, LLC
640 Broadmor Blvd., Ste. 100
Murfreesboro, TN 37129

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Jamie R Steelman **Stacy D Steelman**	**NEW OWNER**	**172080A06700CO**
3625 GENOA		
MURFREEBSORO, TN 37128		

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 HEREBY ACKNOWLEDGE, WE,

Kay Rice, an unmarried woman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Jamie R Steelman and Stacy D Steelman, husband and wife

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:

Land in Davidson County, Tennessee, being Lot No. 67, on the plan of Section Two-B, Hunters Branch, of record in Book 6900, Pages 336 & 337, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description of said property.

Being the same property conveyed to Gary E Rice and his wife, Kay Rice, by Deed from Phillips Builders, Inc., dated August 31, 1987, of record in Book 7342, Page 448, in the Register's Office for Davidson County, Tennessee.

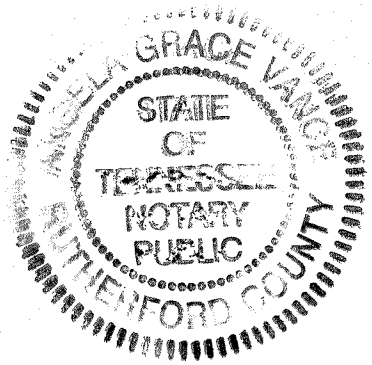
Gary E Rice has since passed on 11/18/2005 leaving the entirety of the property's interest to his wife, Kay Rice.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Kay Rice Date: 6/27/2023

Kay Rice

Date:



STATE OF TN

COUNTY OF Rutherford

Personally appeared before me, a Notary Public of said County and State, Kay Rice, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27 day of June, 2023.

NOTARY PUBLIC

My Commission Expires: 11/7/24

Certificate of Authenticity

I, Katie Smith, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 6/27/23

Date

Affiant Signature

6/27/23

Date

State of TN

County of Rutherford

Sworn to and subscribed before me this 27 day of June, 2023.

Notary's Signature

My Commission Expires: 11.7.24

Notary's Seal (if on paper)

ANGELA GRACE VANCE
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY