BILL GARRETT, Davidson County
Trans:T20140019906 DEEDQC
Recvd: 03/25/14 14:18 5 pgs
Fees:27.00 Taxes:0.00
20140325-0024510

THIS INSTRUMENT PREPARED BY:
PHILIP W. DUER, ATTORNEY AT LAW
Cornerstone Square
500 Church Street
Suite 400
Nashville, TN 37219

ADDRESS NEW OWNER
JOSEPH LLOYD ROBINSON, JR.
2811 Miller Street
Nashville, TN 37210

SEND TAX BILLS TO:
SAME

MAP/GRP-PARCEL NOS.
Map/Parcel Number:
119-6-102

STATE OF TENNESSEE)
COUNTY OF Davidson)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS: $ -0-

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 20th DAY OF March, 2013.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
10/23/2016

ADMINISTRATOR'S QUITCLAIM DEED

I. RECITALS

1. JOSEPH L. ROBINSON, SR. died intestate on March 26th, 2012 a resident of Nashville, Davidson County, Tennessee;

2. The Undersigned, JOSEPH L. ROBINSON, JR. was appointed as Administrator and was granted Letters of Administration from the Probate Court for Davidson County, Tennessee on May 9th, 2012;

3. The Decedent owned land in Nashville, Davidson County, Tennessee more particularly described below and as described in Deed Book 5387, Page 626, Register's Office for Davidson County, Tennessee.

4. All debts and claims of the Decedent have been paid. A Tennessee Inheritance Tax Return was filed, no taxes were due and the estate received a non-taxable certificate. In addition, a TennCare Release was received from the Tennessee Bureau of TennCare

releasing the estate from any claim or liability after payment of its claim. A copy of the non-taxable certificate from the State of Tennessee is attached as Ex. "A" and a copy of the release from the Bureau of TennCare is attached as Ex. "B".

II. CONVEYANCE

Pursuant to my authority as Administrator, I do hereby bargain, transfer, quitclaim and convey any and all right, title, or interest that I may now, or forever have in and to the following described property to JOSEPH L ROBINSON, JR., a single person said real property being more particularly described as follows:

Land in Davidson County, Tennessee

BEING parts of Lots Nos. 2,3,4,5 and 6 on the Map of William Coleman's subdivision of a 2 ½ acre tract, as of record in Book 843, page 32, Register's Office for said County, which subdivision is likewise known as part of Lot No. 1 of the Ruben Whitsitt lands, as of record in Minute Book "J", page 586, County Court Clerk's Office for Davidson County, Tennessee, and described according to a copy of a survey thereof by Pete Meyer, Surveyor, dated May 18, 1946, as follows:

Beginning at a point in the East margin of Miller Street, formerly Whitsitt Avenue, 295 feet South of a railroad iron set in the East margin of said Street, at the North corner of Lot No. 9 on said Plan, thence South 88 Degrees 30' East 184.5 feet to a point in the terminus of a strip of land shown in the North line of Lot No. 6 on said Plan; thence South 40 degrees east 57.8 feet to a point which is 14.2 feet West of the corner of Lot No. 6; thence South 76 Degrees 30' West 235.5 feet to an iron pin at the intersection of Joyner Avenue and Miller Street, North 1 Degree East 110 feet to the point of beginning.

Being the same property conveyed to Joseph L. Robinson (being one and the same as Joseph L. Robinson, Sr.) and wife, Lucy M. Robinson by deed from W. P. Fults and Jim Dies as of record in Deed Book 5387, Page 626, Registers Office for Davidson County, Tennessee, the said Lucy M. Robinson have since died in 1994, said property having passed by intestate descent and distribution to the sole heir at law, Joseph L. Robinson, Jr.

This is improved property known as: 2811 Miller Street, Nashville, Tennessee 37210

SAID PROPERTY IS CONVEYED SUBJECT TO SUCH LIMITATIONS, RESTRICTIONS AND ENCUMBRANCES AS MAY AFFECT THE PREMISES. The above description is taken from prior deed of record.

IN WITNESS WHEREOF, I have hereunto set my hand this 20th day of March, 2014.

JOSEPH L. ROBINSON, JR., ADMINISTRATOR
OF THE ESTATE OF JOSEPH L. ROBINSON, SR.
DECEASED (One and the same as Joseph L. Robinson)

STATE OF TENNESSEE)
COUNTY OF Davidson)

PERSONALLY appeared before me, a Notary Public in and for said County and State, JOSEPH L. ROBINSON, JR. one and the same as JOSEPH LLOYD ROBINSON, JR., with whom I am personally acquainted, or who provided reasonable and satisfactory identification as to his identity, and who acknowledged that he executed the within instrument (ADMINISTRATOR'S QUITCLAIM DEED) for the purposes therein contained and in his official capacity as Administrator of the Estate of Joseph L. Robinson, Sr. Deceased.

WITNESS my hand, at office, this 20th day of March, 2013.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
10/23/2016

PAMELA R. DUER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

TENNESSEE DEPARTMENT OF REVENUE

Inheritance Tax Closing Letter (This is not a bill for tax due)

December 21, 2012

ESTATE OF JOSEPH L ROBINSON SR
ATTN: PHILIP W DUER
530 CHURCH ST STE 400
NASHVILLE TN 37219-2331

Account Type:	INHERIT TX
Account No.:	441752909
Date of Death:	March 26, 2012
County:	DAVIDSON
SSN:	XXX-XX-8681

A sworn return for inheritance tax has been filed with this department by the representative of the above estate.

As provided in Section 67-8-420, Tennessee Code Annotated, this receipt or certificate authorizes the court of the county in which such estate was administered to permit a final settlement or accounting by the estate representative.

The liability, as denoted in this closure letter, has been paid to the State of Tennessee. This is not a bill:

Inheritance Tax:	$0.00
Estate Tax:	$0.00
Interest:	$0.00
Penalty:	$0.00
Total:	$0.00

DETACH BELOW AND RETAIN FOR YOUR RECORDS

TENNESSEE DEPARTMENT OF REVENUE

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530 CHURCH ST STE 400
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Ex "A"

STATE OF TENNESSEE
BUREAU OF TENNCARE
Third Party Liability Division
310 Great Circle Road, 4th Floor
NASHVILLE, TENNESSEE 37243
Toll Free: 866-389-8444 Fax: 615-413-1941

5/14/2012

PHILIP W. DUER
530 CHURCH STREET
SUITE 400
NASHVILLE, TN 37219

RE: JOSEPH L. ROBINSON, SR.
3/26/2012

Dear PHILIP W. DUER:

This letter constitutes notification of the release of the State of Tennessee's Bureau of TennCare against the above estate for the marked reason:

X — This serves as a release of the Bureau of TennCare's interest in recovery from the above referenced estate as required by T.C.A. §71-5-116(c) (2). Based on a review of the information provided on the Request for Release of Estate Recovery Cost Claim form, we do not find long term TennCare benefits paid by the State of Tennessee on behalf of this individual.

____ This release is based upon the surviving spouse deferral, which meets the criteria defined in T.C.A. §71-5-116(c). The State of Tennessee does reserve the right to file a claim for long term care/nursing home services against the estate of the surviving spouse upon the death of the surviving spouse.

____ This release is based upon the decedents age exception, which meets the criteria defined in T.C.A. §71-5-116(c). The State of Tennessee recovers payments made only on behalf of individuals fifty-five years of age or older.

If there are questions, you may contact the Estate Recovery Unit at (866) 389-8444.

Sincerely,

Tangela J. Howard

Tangela J. Howard
Supervisor

Ex. "B"