BILL GARRETT, Davidson County
Trans:T20170005780 DEEDQC
Recvd: 01/20/17 11:54 4 pgs
Fees:22.00 Taxes:0.00
20170120-0006518

THIS INSTRUMENT PREPARED BY:
PHILIP W. DUER, # 4647
ATTORNEY AT LAW
1304 Red Oak Drive
Brentwood, TN 37027

ADDRESS NEW OWNER	**SEND TAX BILLS TO:**	**MAP/GRP-PARCEL NOS.**
Jami Vanderpool Neely	Jami Vandrpool Neely	104 1 265.00
and Vicki Rose Vanderpool	1305 Creekview Court	
same	Nashville, TN 73221	

STATE OF TENNESSEE)
COUNTY OF Davidson)

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

Jami V Neely
AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 4 DAY OF January, 2016.2017 DF

Deborah Ferguson
NOTARY PUBLIC

MY COMMISSION EXPIRES: 8-4-2020

ADMINISTRATOR'S QUITCLAIM DEED

I. RECITALS

1. ROSALIND DOWD VANDERPOOL died intestate on October 21st, 2015 a resident of Nashville, Davidson County, Tennessee;

2. The Undersigned, JAMI VANDERPOOL NEELY was appointed as Administratrix and was granted Letters of Administration from the Probate Court for Davidson County, Tennessee, Probate Division, , Docket Number 15P-1992 on December 10th , 2015;

3. The Decedent owned lands in Nashville, Davidson County, Tennessee more particularly described below and as described in Warranty Deed of Record in Book 4709, Page 120 Register's Office for Davidson County, Tennessee and in Installment Deed of Record in Book 4738, Page 641 .

4. All debts and claims of the Decedent have been paid. An Affidavit Waiving Tennessee Inheritance Tax Return was filed with the Probate Clerk for Davison County, Tennessee on May 4th, 2016 as no tax liability was due by the estate and no filing of an inheritance tax return was required. 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 Affidavit Waiving Inheritance Tax Return is on file with the Probate Clerk for Davidson County, Tennessee under Probate Docket Number 15P-1992. A copy of the release from the Bureau of TennCare is attached as Ex. "A".

II. CONVEYANCE

Pursuant to my authority, I, JAMI VANDERPOOL NEELY, as ADMINISTRATRIX of the ESTATE OF ROSALIND DOWD VANDERPOOL 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 JAMI VANDERPOOL NEELY, married and VICKI ROSE VANDERPOOL, a single person, said real property being more particularly described as follows:

Land in Davidson County, Tennessee being Lot 185 on the Plan of part of West Grove Subdivision, as of record in Book 421, page 109, Register's Office for Said County.

Said Lot No. 185 fronts 50 feet on the north side of Nebraska Avenue and runs back 185 feet on the west line and 195 feet on the east line to a dead line in the rear measuring 75 feet thereon.

Being the same property conveyed to Ewing O. Harper, Jr. by deed from Mai Henderson and husband, J. R. Henderson, of record in Book 2708, page 253, said Register's Office, and further being the same property conveyed to Fed H. Vanderpool and wife, Rosalind D. Vanderpool by deed from Ewing O. Harper, Jr. and wife, Lillian G. Harper as of record in Deed Book 2809, Page 385, Register's Office for Davidson County, Tennessee.

This is improved property known as 3524 Nebraska Avenue, Nashville, TN 37209.

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 4 day of January, 2016. 2017 JF

JAMI VANDERPOOL NEELY, ADMINISTRATRIX OF THE ESTATE OF ROSALIND DOWD (One and the Same as Rosalind D. Vanderpool)

OATH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

PERSONALLY appeared before me, a Notary Public in and for said County and State, JAMI VANDERPOOL NEELY with whom I am personally acquainted, or who provided reasonable and satisfactory identification as to her identity, and who acknowledged that she executed the within instrument (ADMINISTRATOR'S QUITCLAIM DEED) for the purposes therein contained and in her official capacity as Administratrix of the Estate of ROSALIND DOWD VANDERPOOL, Deceased.

WITNESS my hand, at office, this 4 day of January, 2016. 2017

Deborah Ferguson
NOTARY PUBLIC

MY COMMISSION EXPIRES:
8-4-2020

DEBORAH FERGUSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ -0
, Affiant
Subscribed and sworn before me this the
30th **Day of** Jan **, 20** 17.
S. Chandler **, Deputy Register**

State of Tennessee
Department of Finance and Administration
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

Bill Haslam
Governor

Mark A. Emkes
Commissioner

1/4/2016

PHILIP DUER
LEGAL COUNSEL
1304 RED OAK DR
BRENTWOOD, TN 37027

RE: ROSALIND VANDERPOOL
Last Four Of SSN 0428

Dear PHILIP 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,

Jamela J. Howard

EX. A