This instrument prepared by & return to:
The Ratliff Firm
735 Pollard Rd.
Kodak, TN 37764

Responsible taxpayer/property owner:
Charles C. Chenault, III, and
Rodney Duke Chenault, Co-Trustees
418 E. Main St.
Hendersonville, TN 37075

EXECUTORS' QUITCLAIM DEED

Charles C. Chenault, Jr. died on January 23, 2014, leaving a will dated July 28, 2011. The will was admitted to probate in the Probate Division of the Chancery Court of Sumner County, Tennessee, Docket No. 83CH1-2014-PR-304. Charles C. Chenault, III and Rodney Duke Chenault were appointed co-executors and duly qualified on January 9, 2015. The estate was re-opened on November 29, 2016 and letters testamentary were re-issued on the same day to qualify Charles C. Chenault, III and Rodney Duke Chenault as executors. All debts of the decedent have been paid. A copy of the TennCare Release is attached as Exhibit A. The executors by signing this Deed release any right the executors have to recover this property in the event of the subsequent insolvency of this estate. In accordance with the provisions of the will of Charles C. Chenault, Jr., Charles C. Chenault, III and Rodney Duke Chenault transfer, convey and quitclaim to Charles C. Chenault, III and Rodney Duke Chenault, successor co-trustees, under The Charles C. Chenault, Jr. Family Trust, dated January 23, 2014, successor trust to the Charles C. Chenault, Jr. Revocable Living Trust, dated July 28, 2011, the following described property:

> Land in Davidson County, State of Tennessee, being Lot No. 36, of Block B on the Map of Crittenden Estates, of record in Book 974, Page 69, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 26 fronts 50 feet, more or less, on the South side of Harris Street and runs back between lines 174 feet on the East line and 188 feet on the West line, to a dead line, on which it measures 50 feet.
>
> BEING the same property conveyed to Charles C. Chenault, Jr. from Ewing C. Chenault and Candas Elliothorpe, as Co-Executors of the Elisabeth Chenault Estate and as Co-Successor Trustees of the Elisabeth C. Chenault Revocable Living Trust dated April 4, 1996, Ewing C. Chenault, individually, and Charles C. Chenault, III, Trustee under the Revocable Trust Agreement of Pauline B. Chenault dated September 16, 2011, of record in Instrument No. 20130722-0075262, at the Register's Office for Davidson County, Tennessee.
>
> Tax ID: Map 52, Parcel 034.00.

This transfer is by quitclaim and no warranties are made.

BILL GARRETT, Davidson County
Trans:T20170007837 DEEDQC
Recvd: 01/27/17 08:42 4 pgs
Fees:22.00 Taxes:0.00
20170127-0008791

The legal description and how title to the property is vested was furnished to the draftsman by the grantor(s), third parties, or from the record. No examination of title was undertaken by the draftsman hereof, and no representations or warranties as to the state of title of the subject property are made. The draftsman assumes no liability to the accuracy thereof. Failure to record this document timely may jeopardize your rights to the property.

IN WITNESS WHEREOF, the Grantors have caused this instrument to be executed this 21st day of January, 2017.

ESTATE OF CHARLES C. CHENAULT, JR.

By: Charles C. Chenault, III Executor
Charles C. Chenault, III
Executor

Rodney Duke Chenault Executor
Rodney Duke Chenault
Executor

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared Charles C. Chenault, III and Rodney Duke Chenault, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the Executors of the Estate of Charles C. Chenault, Jr., and that as such Executors executed the foregoing instrument for the purposes therein contained.

Witness my hand, at office, this 21 day of January, 2017.

My Commission Expires: 9.29.19

GRIMES BAIRD STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE

COUNTY OF Davidson

This instrument is exempt from any and all transfer taxes pursuant to T.C.A. § 67-4-409(a)(3)(D) and valuation oath pursuant to T.C.A. §67-4-409(a)(5).

Charles C. Cheramie, III
Affiant

Sworn and subscribed before me this 21 day of January, 2017.

GRIMES BAIRD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

James Baird
Notary Public
My commission Expires: 9.29.19

EXHIBIT A

FILED J REC
SUMNER CO. CHANCERY COURT
SEP 06 2016
CLERK & MASTER
BY: DEPUTY CLERK & MASTER

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

12/30/2015

ERIC RATLIFF
LEGAL COUNSEL
740 POLLARD RD.
KODAK, TN 37764

RE: CHARLES CHENAULT, JR.
Last Four Of SSN 3652

Dear ERIC RATLIFF:

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