Bill Garrett Davidson County
Batch# 10793 DEEDWARR
10/10/2017 01:01:24 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20171010-0103827

This Instrument Prepared By
Lodestone Legal Group
256 Seaboard Ln. Ste. G-103
Franklin, TN 37067
Ph: 615-807-1240

Map No. 42-3
Parcel No. 113

Mail tax bill to:

Mary Tucker
517 East Campbell Rd.
Madison, TN 37115

ADMINISTRATOR'S DEED

Earl Dean Tucker died intestate on February 3, 2017. J. Michael Smith was appointed administrator of the Estate of Earl Dean Tucker by the Seventh Circuit Probate Court of Davidson County, Tennessee, Docket No. 17P467. This property passed under Tennessee law to Mary Tucker. All debts of the decedent have been paid. A copy of the TennCare Release is attached as Exhibit A. The administrator by signing this Deed releases any right the administrator has to recover this property in the event of the subsequent insolvency of this estate. In accordance with the laws of Tennessee, J. Michael Smith as administrator of the Estate of Earl Dean Tucker sells, transfer and conveys to Mary Tucker, the following described real estate in Davidson County, Tennessee:

Land in the 11th Civil District of Davidson County, Tennessee described according to a copy of a survey made by Harvey Gee, Surveyor, dated April 15, 1963, as follows:

Beginning at an iron pin in the south margin of Campbell road, 358.68 feet east of a concrete monument set at the radius of a curve into Ronnie Road, said point being 167 feet east from the northeast corner of the land conveyed to J.C. Thompson Construction Company, Inc., by deed recorded in Book 3345, page 239, Register's Office; thence with the margin of said Campbell Road, south 87° 01.5' east 156 feet to a point; thence south 2° 58.5' west 368.8 feet; thence south 79° 28.5' west 58.4 feet to a point; thence north 49° 17' west 125.47 feet to a point; thence north 2° 58.5' east 305.66 feet to the point of beginning.

Being the same property conveyed to Earl Dean Tucker by Quitclaim deed from Judy w. Tucker, in Book 5842, page 143, Register's Office for Davidson County, Tennessee; This improved property, known as 517 Campbell Road, Madison, Davidson County, Tennessee 37115.

TO HAVE AND TO HOLD said real estate, with all its appurtenances, to the said Mary Tucker, her successors and assigns, forever with full power to sell, lease, transfer convey or otherwise deal said real estate. Subject to the terms and conditions and matters as shown on the aforementioned plat of record, I, as administrator only, do covenant with the said grantee, that I, as the administrator only, are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered.

And I, as administrator only, do further covenant and bind myself and representatives, to warrant and forever defend the title to said land to the said grantee, her successors and assigns, against the lawful claims of all persons whomsoever.

Estate of Earl Dean Tucker

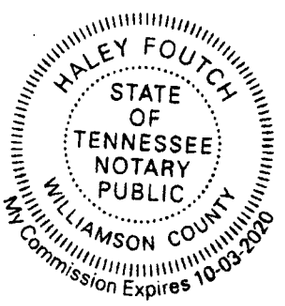
By: _____
J. Michael Smith, *Administrator*

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public, duly appointed, commissioned and qualified in and for said State and County, J. Michael Smith, the within named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, who signed, sealed and delivered the foregoing instrument in my presence, and, who acknowledged that such bargainor executed the within instrument for the purpose therein contained as such bargainor's free act and deed.

WITNESS my hand, this 4th day of October, 2017.

_____
NOTARY PUBLIC
My Commission Expires: 10-3-2020



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

Larry B. Martin
Commissioner

5/11/2017

DREW ZIMMER
LEGAL COUNSEL
256 SEABOARD LN, STE G-103
FRANKLIN, TN 37067

RE: EARL TUCKER
Last Four Of SSN 7007

Dear DREW ZIMMER:

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