THIS INSTRUMENT PREPARED BY:
BELLAR & WINKLER
ATTORNEYS AT LAW
212 MAIN STREET NORTH
P.O. BOX 332
CARTHAGE, TENNESSEE 37030
PHONE: 615-735-1684

Bill Garrett Davidson County
Batch# 30812 DEEDWARR
11/29/2017 09:11:02 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20171129-0121525

From information supplied by the parties;
No title work requested.

EXECUTRIX DEED

RUTH AGEE died on July 8, 2017, leaving a Will dated June 29, 2017. The Will was admitted to probate on July 17, 2017 in the Probate Court, Smith County, Tennessee, Docket No. P-2179. **BEVERLY AGEE** was appointed Executrix and duly qualified. All debts of the decedent have been paid. A copy of the TennCare Release is attached as Exhibit A. The Executrix, by signing this Deed, releases any right the Executrix has to recover this property in the event of the subsequent insolvency of this estate. In accordance with the provisions of the Will of Ruth Agee, **BEVERLY AGEE, Executrix of the Estate of RUTH AGEE**, for and in consideration of the sum of TEN DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, sells, transfers and conveys a one-half (1/2) undivided interest to **VELMA AGEE ROLLINS, her heirs and assigns**, in and to the following described real estate in Davidson County, Tennessee, to-wit:

MAP: 119-8 PARCEL 009.00

BEING LOT NO. 169 on the Plan of Glencliff Estate, Section VII, as of record in Book 2331, Page 73, Register's Office for said County, described as follows:

BEGINNING at a point in the northerly margin of Wimpole Drive at the corner of Lots 169 and 170; thence with the line between said lots northerly 163.7 feet to a point; thence easterly 170 feet to the West margin of Thompson Lane; thence with the margin of the same southerly 121 feet to the beginning of a curve; thence around said curve westerly 39.3 feet to the northerly margin of Wimpole Drive; thence with the margin of the same westerly 103.2 feet to the point of **BEGINNING.**

SUBJECT to restrictive covenants of record in Book 2102, Page 339, said Register's Office, the Plan of record in Book 2331, Page 73, said Register's Office, and all local government planning, building and zoning regulations.

AND BEING the same property conveyed to Velma L. Rollins, a one-half (1/2) undivided interest, and Chester Carmack, a one-half (1/2) undivided interest, by Warranty Deed from Carl Armstrong and wife, Frances Armstrong, of record in Book 5526, Page 552, Register's Office for Davidson County, Tennessee. Chester Carmack conveyed his one-half (1/2) undivided interest to Marshall Agee and wife, Ruth Agee by Warranty Deed dated March 20, 1981 of record in Book 5725, Page 86, Register's Office for Davidson County, Tennessee. Marshall Agee died on June 29, 2006 and Ruth Agee was vested in fee simple title to said one-half (1/2) undivided interest in this property as the surviving tenant by the entirety. Ruth Agee died July 8, 2017 testate in Smith County, Tennessee with Will of record in Will Book R, Pages 472-476, Clerk & Master's Office, Smith County, Tennessee. Velma L. Rollins and Velma Agee Rollins are the same.

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest thereto belonging to the said **VELMA AGEE ROLLINS, her heirs and assigns,** forever.

I, as Executrix only, do covenant with the said Grantee that I, as Executrix only, am lawfully seized and possessed of said land in fee simple, that I have a good and lawful right to convey the same, and that the same is unencumbered, except for such limitations, restrictions, easements, and encumbrances that may affect the premises.

And I, as Executrix only, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said land to the said **VELMA AGEE ROLLINS, her heirs and assigns,** against the lawful claims of all persons whomsoever.

WITNESS my signature, this the 22 day of November, 2017.

BEVERLY AGEE,
Executrix of the Estate of
RUTH AGEE

STATE OF TENNESSEE]
COUNTY OF SMITH]

Personally appeared before me, Debbie A. Green, a Notary Public in and for the aforesaid County and State, the within named bargainor(s), **BEVERLY AGEE, Executrix of the Estate of Ruth Agee,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the **Executrix of the Estate of Ruth Agee**, and who acknowledged that she executed the foregoing instrument for the purposes therein contained, by signing her name as **Executrix of the Estate of Ruth Agee.**

WITNESS my hand and official seal at office in Carthage, Tennessee, this 22 day of November, 2017.

Notary Public
My Commission Expires: 9-11-18

DEBBIE A. GREEN
STATE OF TENNESSEE NOTARY PUBLIC
SMITH COUNTY

Send 2018 property tax notice to:

VELMA AGEE ROLLINS
427 E. Thompson Lane
Nashville, TN 37211

STATE OF TENNESSEE
COUNTY OF SMITH

The actual consideration or value, whichever is greater, for this transfer is $**0.00**.

Affiant

Sworn and subscribed to before me this the 22 day of November, 2017.

Notary Public
My Commission Expires: 9-11-18

DEBBIE A. GREEN
STATE OF TENNESSEE NOTARY PUBLIC
SMITH COUNTY

EXHIBIT
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A

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

7/28/2017

JACKY O BELLAR
LEGAL COUNSEL
PO BOX 332
CARTHAGE, TN 37030

RE: RUTH AGEE
Last Four Of SSN 9409

Dear JACKY O BELLAR:

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.

FILED
8/4 2017 11:10 P
Thomas S Dillehay Clerk & Master
By Deputy Clerk & Master