Karen Johnson Davidson County
Batch# 653151 DEEDQC
06/09/2021 02:00:28 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20210609-0077683

This Instrument Prepared By:
Dodson Parker Behm & Capparella, PC
1310 6th Avenue, North
Nashville, TN 37208

EXECUTOR'S QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP PARCEL NO.
Lee T. Fortier, Executor	Same	4D-27686
215 Kennett Road		Map 64-2
Old Hickory, TN 37138		Parcel 19

IN ORDER TO ADMINISTER THE ESTATE OF K. THOMAS FORTIER, the Executor, Lee T. Fortier, on behalf of such Estate, (herein collectively "**Grantor**") does hereby assign, grant, transfer, convey and quitclaim unto **LEE T. FORTIER, THOMAS H. FORTIER, JAMES R. FORTIER and KIMBERLY FORTIER JONES,** as devisees, (herein "**Grantees**") and Grantees' successors and assigns, as tenants in common, all of Grantor's right, title and interest in and to the following tract of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 115 on the Plan of Brandywine Farms, Section V, as of record in Book 4175, Page 18, Register's Office for said County.

Beginning at a point in the westerly margin of Rolling Mill Road, the common corner of Lots Nos. 115 and 116; thence with the line between said two lots, in a westerly direction 210.0 feet; thence with the line between Lots Nos. 114 and 115, southerly 159.5 feet; thence with the northerly margin of Barley Mill Road, easterly 172.4 feet; thence northeasterly along a curve, 80 feet to a point; thence around a curve, which has a radius of 25 feet, 36.21 feet to a point in the westerly margin of Rolling Mill Road; thence with the curve of said margin of said Road, northwesterly 142.1 feet to the point of beginning.

Being the same property conveyed to K. Thomas Fortier and wife, Ann L. Fortier, by Warranty Deed from Dr. J. Caleb Wallwork and wife Kathryn L. Wallwork, of record in Book 5279, Page 518, Register's Office for Davidson County, Tennessee.

Ann L. Fortier passed away on the 3rd day of May, 2014, and the property passed to K. Thomas Fortier by operation of law.

K. Thomas Fortier passed away on the 26th day of January, 2021.

On April 7, 2021, **K. THOMAS FORTIER'S** probate estate (the "**Estate**") was opened in the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, Docket No. 21P476 and **LEE T. FORTIER** was appointed as the Executor of the Estate. The residuary heirs under the Last Will and Testament and First Codicil of **K. THOMAS FORTER** are **LEE T. FORTIER, THOMAS H. FORTIER, JAMES R. FORTIER and KIMBERLY FORTIER JONES**. A copy of the TennCare Release is attached as **Exhibit A**.

The foregoing conveyance is subject to restrictive covenants of record in Book 3816, page 544; Book 3822, page 851; and Book 4242, page 698, and any and all other encumbrances, easements, restrictive covenants and other matters, whether or not of public record, as may affect the above-described property.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt pursuant to Tenn. Code Ann. § 67-4-409(a)(3)(D) and 67-4-409(a)(4).

Affiant

SUBSCRIBED AND SWORN TO before me this 4th day of June, 2021.

ALIA PIKE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Notary Public

My Commission Expires: My Commission Expires September 8. 2024

This is improved property known as 217 Barley Mill Road, Old Hickory, TN 37138.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

The undersigned Grantor executes this Executor's Quitclaim Deed solely in his official capacity as Executor and not individually or otherwise.

IN WITNESS WHEREOF, the Grantor has executed this Executor's Quitclaim Deed this 4th day of June, 2021.

ESTATE OF K. THOMAS FORTIER

LEE T. FORTIER, Executor

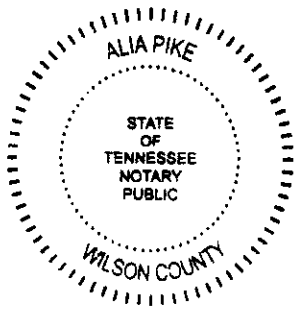
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for the above jurisdiction, the within named Lee T. Fortier, Executor, with whom I am personally acquainted (or who was identified to me on the basis of satisfactory evidence), who after being first duly sworn, stated that he has the full power and authority to execute the foregoing Executor's Quitclaim Deed on behalf of the Estate of K. Thomas Fortier and acknowledged that he is the Executor of the Estate of Lee T. Fortier, the within named Grantor, and that in such capacity, he, being authorized so to do, executed the foregoing Executor's Quitclaim Deed for the purposes therein contained, on behalf of the Estate of K. Thomas Fortier.

Witness my hand and official seal this 4th day of June, 2021.

Alia Pike
NOTARY PUBLIC

My Commission Expires: _____.



My Commission Expires
September 8, 2024

TN Division of TennCare

RFR PROCESSING UNIT
310 GREAT CIRCLE RD., 3W
NASHVILLE, TN 37243
Phone: (615) 741-0636, Fax (615) 413-1941
Email: RFR.TENNCARE@TN.GOV

May 25, 2021

Harlan Dodson
1310 6th Ave. North
Nashville, TN 37208

RE: Fortier, K. Thomas Date of Death: 1/26/2021 SSN: xxx-xx-6058
Our File Number: 33234

Harlan Dodson:

The referenced decedent did not receive TennCare Long-Term Services and Supports. Therefore, the State of Tennessee hereby releases the TennCare claim against this estate pursuant to Tenn. Code Ann. § 71-5-116(c)(2). This release is not a waiver of the right of the State of Tennessee to pursue criminal or civil penalties if fraud or abuse is found to exist pursuant to Tenn. Code Ann. § 71-5-2601, et seq.

This document only releases TennCare's claim against the Decedent's probate estate. It does not release any trust, assets held in trust, or trustees. If you need a release for a trust, you must contact TennCare at 844-629-0941.

Sincerely,

Joan Jackson

TennCare RFR Processing Unit

[redacted]