Prepared by:

Tommy C. Estes
c/o Gary V. Webster, P.C.
20th Floor
First American Center
Nashville, TN 37238

QUITCLAIM DEED

Address New Owner As:

Commerce Union Bank, Ephriam Herbert Hoover III, Thomas Samuel Hoover, and Eleanor Lois Hoover as Trustees of the Irrevocable Trust created by E. H. Hoover, Jr., on October 20, 1978

Send Tax Bills to:

Mr. Thomas S. Hoover
P.O. Box 17346
Nashville, TN 37217

Map No. 164
Parcel No. 1

FOR AND IN CONSIDERATION of Two Hundred Fifty Thousand Dollars ($250,000.00), cash in hand paid, the receipt of which is hereby acknowledged, Commerce Union Bank, Executor of the Estate of E. H. Hoover, Jr., by these presents does hereby quitclaim and convey unto Commerce Union Bank, Ephriam Herbert Hoover III, Thomas Samuel Hoover and Eleanor Lois Hoover, Trustees under Irrevocable Trust created by E. H. Hoover, Jr., on October 20, 1978, their successors and assigns, all their right, title and interest in and to the following described tract of land:

Land in the 2nd Civil District of Davidson County, Tennessee, being Lots No. 6 to 11, inclusive, on the map of Simeon Stevens Lands, as of record in Book "H:, page 409, County Court for said County, described together as follows:

BEGINNING at a stake, the southwest corner of Lot No. 5 on said plan; thence south 1-1/2 deg. west 152.16 poles to a stake; thence east 20 poles to a stake and pointers; thence south 1 deg. west 88.92 poles to a stake; thence east 42 poles to two cedar stumps; thence north 1/2 deg. east 84.02 poles to a stake; thence north 78 deg. west 9 poles to a stake and hickory pointers; thence north 1-1/4 deg. west 83.72 poles to a stake; thence east 22.70 poles to a stake; thence east 22.70 poles to a stone; thence north 71 poles to a stake and elm; thence west 45.60 poles to a stake, the southeast corner of Lot No. 5; thence north 87-1/4 deg. west 27.28 poles to the beginning, containing 80.97 acres, more or less.

SUBJECT TO: Family graveyard as described in deed from B. B. Matlock and wife, to Simon Stephens decendants, dated May 25, 1916, filed May 27, 1916, and recorded in Book 481, page 690, Register's Office for Davidson County, Tennessee. GRAVEYARD consisting of 20 graves, more or less, lying on a hill south of the house on the above property, be known as the Old Montgomery

01/3C 659.50- CHECK

7638

Grave Yard, as described in deed from R. G. Kay, et al, to R. S. Rieves, Sr., and wife, dated November 26, 1949, filed December 6, 1949, and recorded in Book 1780, page 557, Register's Office for Davidson County, Tennessee. Graveyard enclosed by wire fence consisting of three graves lying just south of the house, in which graveyard is buried Ben Matlock, his wife, and Willie Gleaves, as described in deed from R.G. Kay, et al, to R. S. Rieves, Sr., and wife, dated November 26, 1949, filed December 6, 1949, and recorded in Book 1780, page 557, R.O.D.C., Tennessee.

BEING the same property conveyed to E. H. Hoover, Jr., by deed of record in Book 2153, page 9, Register's Office for Davidson County, Tennessee. BEING also the same property conveyed by Warranty Deed dated September 27, 1963, from E. H. Hoover, Jr., to Judson Harwood, Trustee, and from Judson Harwood, Trustee, to E. H. Hoover, Jr., and wife, Lucinda Hoover, of record in Book 3640, page 24, in the Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to E. H. Hoover, Jr., by Quitclaim Deed by Lucinda Hoover by deed dated January 9, 1976, recorded in Deed Book 4991, Page 880, Register's Office for Davidson County, Tennessee.

This is improved property, known as the Hoover Farm.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer, is $250,000.00.

COMMERCE UNION BANK

By: Charles J. Vacca
Affiant

Subscribed and sworn to before me, this the 4th day of May, 1981.

Tommy C. Bates
Notary Public

My Commission Expires:
9-19-84

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

Witness my hand this 4th day of May, 1981.

COMMERCE UNION BANK, EXECUTOR OF
ESTATE OF E. H. HOOVER, JR.

By: Charles J. Vacca

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Tommy C. Estes, a Notary Public in and for said County and State, personally appeared Charles F. Vacca, with whom I am personally acquainted, and who acknowledged himself to be the Trust Officer of Commerce Union Bank, the within named bargainor, and that he, as such Trust Officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Commerce Union Bank as such Trust Officer.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of May, 1981.

Tommy C. Estes
Notary Public

Commission Expires:
9-19-84

TOMMY C. ESTES NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

I:8:0 1: 1: 4
IDENTIF. REFERENCE
JAN 30 1 39 PM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6484 PAGE 160

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

250000.00- CAMT.
650.00 CSTAX
.60 PRFEE
9.00 WDEED
CHECK. 659.50-
7638A01/30/85 BAL. 00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

FEB 1 4.

IDENTIF. REFERENCE

JAN 30 1 39 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 105146