PREPARED BY: Carol L. McCoy, DAVIES CANTRELL HUMPHREYS & McCOY, 214 2nd Ave N - 200, P. O. Box 2726, Nashville, TN 37219

| FROM | FROM |
|---|---|
| Elizabeth B. Hester a/k/a Margaret Elizabeth Brumit | Carol L. McCoy |
| TO | TO |
| Carol L. McCoy | Margaret Elizabeth Brumit and Elizabeth Anne Hester, as joints tenants with rights of survivorship |

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0- .

Margaret Elizabeth Brumit

Subscribed and sworn to before me this the 13th day of April, 1990.

x Lori Stephens
NOTARY PUBLIC
My Commission Expires: 10-9-91

QUITCLAIM DEED

| ADDRESS NEW OWNER: | SEND TAX BILLS TO: | MAP-PARCEL NO. |
|---|---|---|
| Margaret E. Brumit<br>Elizabeth Anne Hester<br>183 Thistle Lane<br>Hermitage, TN 37076 | The Lomas & Nettleton Co.<br>P. O. Box 1056<br>Virginia Beach, VA 23451 | 150-1<br>322<br>2D-39245 |

FOR AND IN CONSIDERATION of the love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a one-half interest in my daughter, Elizabeth Anne Hester,

I, Elizabeth B. Hester a/k/a Margaret Elizabeth Brumit, by these presents do hereby quitclaim and convey all right, title and interest which I may have unto Carol L. McCoy, Trustee, her successors and assigns, in the following described tract or parcel of land, to wit:

LAND in Davidson County, Tennessee being Lot No. 52 on the plan of Section 18, Edge-O-Lake Estates, of record in Book 4675, page 84, Register's Office for said County.

SAID Lot No. 52 fronts 83.22 feet on the easterly margin of Owendale Drive and extends back 150.75 feet on the northerly line and 142.0 feet on the southerly line to a dead line in the rear, measuring 67.69 feet thereon.

BEING the same property conveyed to Elizabeth B. Hester, unmarried, by deed from Michael R. Kennedy and wife, Hillary W. Kennedy, by Ria Grasman as their Attorney-In-Fact pursuant to two Powers of Attorney which were recorded immediately prior to the recording of this deed, of record in Book 5861, page 969, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to First & Mid South Mortgage Company, of record in Book 4919, page 476, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said grantee.

The property herein conveyed is subject to restrictive covenants of record in Book 4797, page 410, Register's Office for said County, and to the matters set forth in the above referenced plan of record.

This is improved property, known as 530 Owendale Drive, Antioch, TN 37213.

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

And now, I, the said Carol L. McCoy, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey all right, title and interest which I may have unto Margaret Elizabeth Brumit and her daughter, Elizabeth Anne Hester, their heirs and assigns, as joint tenants with rights of survivorship in the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have set our hands on this the 13th day of April, 1990.

19628

IDENTIF. TREFERENCE

APR 10 9 15 AM '90

DAVIDSON COUNTY

RUSH

Margaret Elizabeth Brumit
MARGARET ELIZABETH BRUMIT

TRUSTEE

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARGARET ELIZABETH BRUMIT, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee, on this 13th day of April, 1990.

Lori Stephens
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

MY COMMISSION EXPIRES: 10-9-91

2089 04/18 0101.03 CHECK 6.00

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, Bell K Fuller, a Notary Public in and for said County and State, the within named Carol L. McCoy, Trustee, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 16th day of April, 1990.

NOTARY PUBLIC

Bell K Fuller
NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-6-91