This Instrument Prepared by:
Stokes & Bartholomew, P.A.
424 Church Street, Suite 2800
Nashville, Tennessee 37219

QUITCLAIM DEED

ADDRESS NEW OWNER:

Viola Hagan
866 Murfreesboro Pike
Nashville, Tennessee 37217

SEND TAX BILLS TO:

Same

Map 106,
Part of
Parcel 64 and
Map 106-12,
Parcel 24

WHEREAS, W. L. Hagan, the owner of the property described on the attached Exhibit A, died on the 25th of July, 1987, Nashville, Davidson County, Tennessee, and his Last Will and Testament was probated in the Probate Court of Davidson County, Tennessee, being Case No. 80550, on the 8th day of September, 1987; and

WHEREAS, the Estate has been administered by the Executor named in the Will, Third National Bank in Nashville; and

WHEREAS, pursuant to the terms of a certain Agreed Order of the Probate Court of Davidson County, Tennessee entered on June 30, 1994, adopting the terms of that certain Settlement Agreement and Joint Release dated June 28, 1994, among the estate beneficiaries and the said Executor, the real property described on the attached Exhibit A is to be conveyed by said Executor to the Grantee, as hereinafter defined.

NOW THEREFORE, for and in consideration of the sum of $10.00 cash in hand paid, THIRD NATIONAL BANK IN NASHVILLE, AS EXECUTOR OF THE ESTATE OF W. L. HAGAN, hereinafter the GRANTOR, does hereby quitclaim and convey unto VIOLA HAGAN, hereinafter the GRANTEE, all of its right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Tract 1

> See Exhibit A attached hereto and incorporated herein by this reference.
>
> Being part of the same property conveyed to Horace T. (H.T.) Hagan by deeds of record in Book 256, page 346 and Book 417, page 419, Register's Office for Davidson County, Tennessee, the said Horace T. (H.T.) Hagan having since died intestate and being survived by W.L. Hagan as his only heir at law and presently vested in Third National Bank in Nashville as Executor of the Estate of W. L. Hagan, Deceased, pursuant to the Letters Testamentary of record in the Department of the Probate for Davidson County, Tennessee, in Minute Bood 316, page

864, and by Will of record in Will Book 160, page 172, Probate Clerk's Office for Davidson County, Tennessee.

Tract 2

Land in Davidson County, Tennessee, being Lot No. 17 on the Plat of Murfreesboro Road Industrial Subdivision, Section Five, of record in Book 4595, page 124, Register's Office for Davidson County, Tennessee, and described as follows:

Beginning at a concrete monument in the westerly margin of Wilhagan Drive, being the common corner of said Lot 17 and of Lot 18 in Section Four of said Subdivision; thence along the common line between said lots N. 64 deg. 25 min. W. 216.01 feet; thence N. 23 deg. 12 min. E. 42.25 feet; thence N. 25 deg. 51 min. E. 250.05 feet; thence N. 19 deg. 56 min. E. 62.32 feet to a point in the southerly margin of a roadway marked "Future Development"; thence along said roadway S. 51 deg. 59 min. E. 235.33 feet to a point at the beginning of a curve; thence around said curve having a radius of 25 feet southeasterly 39.27 feet to a point in the westerly margin of said Wilhagan Drive; thence along said margin southerly 275.0 feet to the point of beginning.

Being the same property conveyed to Third National Bank in Nashville, Tennessee, Executor of the Estate of W.L. Hagan, by deeds of record in Book 7739, page 458 and Book 7747, page 546, Register's Office for Davidson County, Tennessee.

This is improved property known as 866 Murfreesboro Pike and 343 and 346 Wilhagan Road, Nashville, Tennessee.

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

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed by its duly authorized representatives this 30th day of June, 1994.

Third National Bank in Nashville, as Executor of the Estate of W. L. Hagan

By: Barbara Bechtold

Title: Vice President & Trust Officer

By:

Title: A.V.P. & Trust Real Estate Officer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, LISA E. PEERMAN, Notary Public of said county and state, BARBARA BECHTOLD and DAVID P. RODGERS, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that they are the Vice President & Trust Officer and A.V.P. & Trust Real Estate Officer, respectively, of Third National Bank in Nashville, the maker or a constituent of the maker, and are authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute the within instrument on behalf of the maker.

Witness my hand and official seal this 30th day of June, 1994.

Lisa E. Peerman
Notary Public

My Commission Expires: 5-25-96.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ -0-.

Viola Hagan
Affiant

Subscribed and sworn to before me,
this 30th day of June, 1994.

Notary Public

My Commission expires: 7-27-96

Exhibit A

Land in the Sixteenth Councilmanic District of Davidson County, Tennessee and being more particularly described according to a survey by J. Bruce Rainey, Surveyor #823 dated March 7, 1988 and revised October 20, 1993 and known as Job no:880030 as follows:

Beginning at an existing iron pin on the easterly margin of Wilhagan Road, said point of beginning being the Northwest corner to the F & S Trailer Sales property of record in Book 6781, page 705, R.O.D.C., TN.; thence with the margin of said Wilhagan Road North 38 degrees 01 minutes 00 seconds East 22.03 feet to an iron pin set; thence with the northern terminus of Wilhagan Road North 51 degrees 59 minutes 00 seconds West 60.00 feet to an iron pin set this survey; thence with the westerly margin of Wilhagan Road South 38 degrees 01 minutes 00 seconds West 85.00 feet to an iron pin; thence leaving the margin of Wilhagan Road North 51 degrees 59 minutes 00 seconds West 260.33 feet to a point in the center of a creek; thence with the center of the creek the following calls: South 25 degrees 11 minutes 40 seconds West 60.81 feet to a point; thence South 25 degrees 51 minutes 00 seconds West 250.05 feet to a point; thence South 23 degrees 12 minutes 00 seconds West 42.25 feet to a point; thence South 27 degrees 52 minutes 00 seconds West 275.86 feet to a point; thence South 19 degrees 23 minutes 00 seconds West 100.17 feet to a point; thence South 33 degrees 44 minutes 30 seconds West 314.85 feet to a point; thence South 34 degrees 01 minutes 00 seconds West 210.29 feet to a point; thence South 20 degrees 01 minutes 00 seconds West 211.24 feet to a point; thence leaving the center of said creek North 65 degrees 07 minutes 00 seconds West 20.07 feet to a witness iron pin, the above described creek centerline is witnessed by iron pins 20 feet west of said centerline; thence North 65 degrees 07 minutes 00 seconds West 144.90 feet to a point in the line of the Samuel K. Freshman property of record in Book 5799, page 252, R.O.D.C., TN.; thence with Freshman's line North 10 degrees 42 minutes 00 seconds East 58.66 feet to an iron pin; thence North 29 degrees 55 minutes 00 seconds East 301.00 feet to an iron pin; thence North 08 degrees 00 minutes 00 seconds East 424.64 feet to an iron pin; thence North 08 degrees 12 minutes 38 seconds East 441.10 feet to an iron pin; thence North 07 degrees 23 minutes 46 seconds East 200.19 feet to an iron pin on the northerly margin of Cornelia Street; thence leaving Cornelia Street North 06 degrees 23 minutes 59 seconds East 821.08 feet to an iron pin set on the southerly Right-Of-Way of Interstate Highway 40; thence with the southerly Right-Of-Way of Highway 40 North 79 degrees 19 minutes 34 seconds East 661.64 feet to a concrete highway monument; thence continuing with Interstate 40 North 78 degrees 57 minutes 08 seconds East 702.32 feet to a concrete highway monument; thence North 79 degrees 02 minutes 59 seconds East 201.75 feet to an iron pin; thence leaving the Right-Of-Way of said Interstate 40 South 23 degrees 30 minutes 59 seconds West 220.00 feet to an iron pin; thence South 43 degrees 30 minutes 59 seconds West 480.00 feet to an iron pin; thence South 77 degrees 30 minutes 59 seconds West 600.00 feet to an iron pin; thence South 18 degrees 30 minutes 59 seconds West 163.00 feet to an iron pin; thence South 40 degrees 59 minutes 01 seconds East 250.00 feet to an iron pin; thence South 56 degrees 29 minutes 01 seconds East 483.38 feet to an iron pin; thence South 16 degrees 16 minutes 28 seconds West 285.46 feet to an existing iron pin; thence North 58 degrees 31 minutes 00 seconds West 292.80 feet to the point of beginning, containing 35.89 acres more or less.

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FELIX ... REGISTER
DAVIDSON COUNTY, TN.

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IDENTIF. ↑ REFERENCE