BOOK 10220 PG 474

THIS INSTRUMENT WAS PREPARED BY:
C. EDWARD COOMER, ATTORNEY AT LAW
Suite 230, 392 Harding Place, Nashville, TN 37211

New Owner:	Send Tax Bills To:	Map & Parcel Nos:
Charles D. Luna,	Same	Map 99-9
		Parcel 11

Mail
4276 Pond Creek Rd.
Pegram, TN 37143

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One and 00/100 ($1.00) Dollar, cash in hand paid, pursuant to the terms and provisions of the Divorce Decree in the Probate Court for Davidson County, Tennessee, (Docket No. 89D-4808), we, Brenda A. Hoover, formerly Brenda A. Luna and husband James David Hoover, the Grantors, have this day bargained and sold and do hereby transfer, convey and quitclaim unto Charles D. Luna and wife, Brenda J. Luna, the Grantees, their heirs and assigns forever, all of our right, title and interest in and to certain real property situated in DAVIDSON and CHEATHAM County, Tennessee, and described as follows:

Tract No. I:
Land in Cheatham and Davidson County, Tennessee, being Lot No. 4 of the S. L. Lewis property, described according to a survey by John B. Bates, dated April 20, 1977, as follows:

Beginning at an iron pin in the easterly margin of Pond Creek Road at the northwest corner of Lot No. 5, conveyed in Book 5393, page 298, Register's Office for said County; thence with the northerly line of Lot No. 5 North 87 deg. 30' East 1100 feet; thence North 1 deg. 00' East 200 feet; thence South 87 deg. 30' West 1168.5 feet to the easterly margin of Pond Creek Road; thence with the same South 1 deg. West 200 feet to the beginning, containing 5.04 acres, more or less.

Tract No. II:
Land in Cheatham and Davidson County, Tennessee, being Lot No. 3 of the S. L. Lewis property, described according to a survey by John B. Bates, dated April 20, 1977, as follows:

Beginning at an iron pin in the easterly margin of Pond Creek Road, said pin being North 1 deg. 00' East 200 feet from the northwest corner of Lot No. 5, conveyed in Book 5393, page 298, Register's Office for said County; thence North 87 deg. 30' East 1168.5 feet; thence North 48 deg. 00' West 285 feet to an iron pin; thence South 87 deg. East 965 to an iron pin in the easterly margin of Pond Creek Road; thence with the same South 6 deg. West 100 feet and continuing with the same South 1 deg. West 100 feet to the beginning, containing 5.01 acres, more or less.

Being the same property conveyed to Charles D. Luna and wife, Brenda A. Luna by deed from Terry B. Sanders of

record in Book 6247, page 313, Register's Office for Davidson County, Tennessee.

James David Hoover joins in this conveyance to convey any interest he may have as the husband of Brenda A. Hoover.

IN WITNESS WHEREOF, the Grantors have executed this Quitclaim Deed for the purposes herein stated by subscribing their signatures this 27th day of September, 1996.

Brenda A. Hoover
BRENDA A. HOOVER

James David Hoover
JAMES DAVID HOOVER

DAVID P. LAWLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Brenda A. Hoover and James David Hoover, the within named bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of September, 1996.

My Commission Expires:
My Commission Expires Nov 28, 1998

David P. Lawley
NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $-0-.

Charles D. Luna
AFFIANT

Subscribed and sworn to before me this 27th day of September, 1996.

My Commission Expires:
My Commission Expires Nov 28, 1998

David P. Lawley
NOTARY PUBLIC

96 OCT -9 AM 10:37
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

023450
IDENTIF. & REFERENCE

8256 10/09 0101 03CHECK 8.00

DAVID P. LAWLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN.