This Instrument Was Prepared By:
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Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20140054830 DEEDQC
Recvd: 07/29/14 14:30 3 pgs
Fees:17.00 Taxes:0.00
20140729-0067447

QUITCLAIM DEED

FROM: Cumberland Trust and Investment Company, Trustee of the Jesse L. Talley 2001 Trust

TO: Pinnacle Bank, Successor Trustee of the Jesse L. Talley 2001 Trust

SEND TAX BILL TO NEW OWNER:
Pinnacle Bank
Attn: Trust & Investment Advisory
P.O. Box 291947
Nashville, TN 37229-1947

MAP-PARCEL NUMBERS: 11806009500 & 13201003600

STATE OF TENNESSEE
COUNTY OF Williamson

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

Affiant

WILLIAM DAVIS NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF WILLIAMSON

Subscribed and sworn to before me, this 23rd day of July, 2014.

Notary Public
My Commission Expires: 12/27/2016

FOR AND IN CONSIDERATION of the sum of No Dollars ($0.00), but other good and valuable consideration each to the other received, Cumberland Trust and Investment Company, Trustee of the Jesse L. Talley 2001 Trust, ("Grantor"), does hereby quitclaim, transfer and convey all of its right, title, and interest unto Pinnacle Bank, Successor Trustee of the Jesse L. Talley 2001 Trust, ("Grantee"), in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

See Attached Exhibit "A"

This is improved property known as 2699 Franklin Pike, Nashville, TN 37204 and 4020 Lealand Lane, Nashville, TN 37204.

IN WITNESS WHEREOF, Grantor has caused this instrument to be signed on this the 22nd day of July, 2014.

Cumberland Trust and Investment Company,
Trustee of the Jesse L. Talley 2001 Trust

By: _____
Dayton Hale, Trust Officer for Special Assets

STATE OF TENNESSEE
COUNTY OF Davidson

On this 23rd day of July, 2014, before me, personally appeared Dayton Hale, Trust Officer for Special Assets of Cumberland Trust and Investment Company, Trustee of the Jesse L. Talley 2001 Trust and who upon oath acknowledged such person to be Trust Officer for Special Assets of Cumberland Trust and Investment Company, and who executed the foregoing instrument for the purpose therein contained, by personally signing his name as Trust Officer for Special Assets.

IN WITNESS WHEREOF, I have hereunto set my hand and notary seal.

SARA GEHRING
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: March 16, 2016

_____
Notary Public

EXHIBIT A

Strip Center

This is improved property located at 2699 Franklin Pike, Nashville, Tennessee 37204.

A 92.5 percent undivided interest in land in the 17th District of Davidson County, Tennessee, located at the southwest quadrant of the intersection of Franklin Pike and Gale Lane; bordered on the north and west by Gale Lane and property conveyed to M. Carl Talley by Instrument No.20020502-0054432, on the east by Franklin Pike and on the south by property conveyed to M. Carl Talley, Lisa T. Wheeler and Lisa T. Wheeler, as Trustee, recorded at Instrument No. 20020502-0054433, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at an iron pin at the intersection of the west right-of-way line of Franklin Pike and the east right-of-way line of Gale Lane; thence with the west right-of-way line of Gale Lane, South 14 deg. 47 min. 00 sec. East, 330.20 feet to an iron pin corner common with Third National Bank, Trustee in the west right-of-way line of Franklin Pike; thence with Third National Bank, Trustee, South 73 deg. 36 min. 30 sec. West, 205.03 feet to an iron pin; thence south 21 deg. 05 min. 34 sec. West 24.73 feet to an iron pin; thence South 78 deg. 16 min. 01 sec. West, 89.25 feet to an iron pin corner common with Third National Bank, Trustee, in the east right-of-way line of Gale Lane; thence with the east right-of-way line of Gale Lane, North 21 deg. 05 min. 34 sec. East, 129.58 feet to an iron pin; thence on a curve to the right, the radius of which is 1298.57 feet, the central angle of which is 14 deg. 59 min. 23 sec., the chord of which is North 28 deg. 35 min. 15 sec. East, 338.76 feet, along the curve distance of 339.73 feet to the point of beginning, containing 55,975 square feet (1.285 acres, more or less) according to survey dated March 12, 1987, by Jerry Morrow, Registered Land Surveyor, Tennessee License No. 777.

Being the same property conveyed to M. Carl Talley by deed from C & T Investments/Gale Parcel #1, of record as Instrument No. 20021018-0128357, Register's Office for Davidson County, Tennessee. M. Carl Talley having since died and, by his last will and testament, the property was devised to the Grantee/Trustee herein. (The other 13 percent of the aforesaid property has been conveyed to the Trustee of the Lisa T. Wheeler Non-Exempt Trust U/W M. Carl Talley.)

Residential Property

This is improved property known as 4020 Lealand Lane, Nashville, Tennessee 37204.

An undivided one-third interest in land in Davidson County, Tennessee, being Lot No. 187 on the Map of Rolling Meadows, as of record in Book 1424, pages 98 and 99, Register's Office for said county, as follows:

Said Lot No. 187 fronts 115 feet on the easterly side of Lealand Lane and runs back 299.8 feet on the northerly line and 302.1 feet on the southerly line, to a dead line in the rear on which it measures 115 feet.

Being the same property conveyed to Carl Talley and wife, Mary Elizabeth C. Talley, by warranty deed from Roy S. Nicks, Administrator of the Estate of Lowell Douglas Nicks, deceased, and W. H. Nicks, R. D. Nicks, W. E. Nicks, and Mrs. Hubert Wells, of record in Book 3808, page 896, said Register's Office. Mary Elizabeth C. Talley died in January, 1987; and Carl Talley having subsequently died and, by his last will and testament filed as aforesaid, the property was devised to the Grantee/Trustee herein. (Another one-third interest was devised to the Trustee of the Jesse L. Talley 2001 Trust, and the remaining one-third interest was devised to the Trustee of the Lisa T. Wheeler Non-Exempt Trust U/W M. Carl Talley).

The descriptions are the same as contained in previous deeds of record.