Davidson County WILL
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PICK-UP

Last Will and Testament

of

VIRGINIA WILSON ESTES

I, VIRGINIA WILSON ESTES, of Nashville, Davidson County, Tennessee, do hereby make, declare and publish this to be my Last Will and Testament, hereby revoking any and all prior wills or codicils heretofore made by me.

I.

I hereby direct that my just debts be paid as soon after my death as is practicable.

II.

I give and bequeath to my daughter, SUSAN E. McGEE, my diamond necklace that she had previously given to me, the diamond ring given to me by Randall, my Chinaware and crystal my Lillian Russell bedroom suite consisting of a bed, chest of drawers, vanity with stool, and nightstand, and the red velvet rocker.

III.

I give and bequeath to my son, IRA JEFFERSON ESTES, III, all of the remaining items of household furniture and furnishings, including appliances, that I own at the time of my death.

IV.

I give and bequeath to my grandson, MURRAY LEE ESTES, the automobile which I may own at the time of my death.

V.

I give, devise and bequeath all of the rest and residue of my estate, consisting of all real, personal and mixed property, to my daughter, SUSAN ESTES McGEE, in trust, nevertheless, for the following uses and purposes:

A. In the event that I own real property located at 1911 Hutton Drive, Nashville, Davidson County, Tennessee, at the time of my death,

Virginia Wilson Estes

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

and in the further event that this property is occupied by my son, Ira Jefferson Estes, III, ~~and~~ either by himself or with his wife any member of his family, I direct that my Trustee hold, preserve and maintain said real property for such period of time as my son shall choose to remain a resident therein and performs the usual and ordinary care and maintenance thereof. In the event that my son shall cease to occupy this real estate as his residence or fails to maintain and preserve it, I then direct the Trustee to assume control of the real estate, sell it at such time as she deems appropriate, and dispose of the net proceeds as set forth in Paragraphs C, D and E herein.

B. I direct the Trustee to collect the income from all of the remaining trust estate and divide the amount accumulated into two equal shares. The first share shall immediately become the property of SUSAN ESTES McGEE. The remaining equal share shall be retained in trust by Susan Estes McGee and shall be utilized to pay the real estate taxes, insurance and repairs relating to the real estate located at 1911 Hutton Drive, Nashville, Tennessee. I direct, however, that these trust funds shall not be used for any individual specific repair unless the expense thereof shall exceed $200.00, for I consider repairs in a lesser amount to be the responsibility of Ira Jefferson Estes, III, who shall occupy the property.

C. At such time as the real estate above described is sold, I direct that the Trustee pay from the net proceeds thereof the following specific amounts or, in the event that there are insufficient funds, a pro rata amount to the individuals herein named in the amounts specified:

MURRAY LEE ESTES	$ 5,000.00
GEOFFREY STUART McGEE	5,000.00
RAMSAY DAGON McGEE	5,000.00
ELLIE B. ESTES	5,000.00

In the event that any of the aforenamed individuals not be alive at the date of distribution, I direct that this bequest shall abate.

D. Upon the sale of the real estate above mentioned, I direct that the

Virginia Wilson Estes

Trustee pay to IRA JEFFERSON ESTES, III, those funds remaining in the trust as set forth in paragraph A above.

After the sale of the real estate above mentioned, I direct that the net proceeds remaining after the distribution of the bequest made in paragraph C above be divided equally between SUSAN ESTES McGEE and IRA JEFFERSON ESTES, III, and this trust shall thereupon be terminated.

In the event Ira Jefferson Estes, III or Susan Estes McGee should die prior to distribution of the corpus of this trust pursuant to this subparagraph D, I direct that the Trustee pay over the share they would have received to their children born to the spouse to whom each is married at the date of the execution of this will.

E. In the event that SUSAN ESTES McGEE should fail, refuse or be unable to serve as Trustee, I then name and appoint JIMMY LEROY McGEE to serve as the alternate Trustee; and I direct that no bond shall be required for either Trustee in any jurisdiction.

VI.

I name and appoint my daughter, SUSAN ESTES McGEE, to be the Executrix of this my Last Will and Testament, to serve as such without the necessity of furnishing bond. In the event she should fail, refuse or be unable to serve as Executrix, I then name and appoint JIMMY LEROY McGEE as the alternate Executor, also to serve without bond.

VII.

I authorize my Executrix and my Trustee, including any substitute or successor personal representatives, in the exercise of a reasonable discretion with respect to all property, real or personal, at any time forming part of my estate, to exercise any or all the powers set forth in Section 3, Chapter 110, of the Tennessee General Assembly of 1963, Tennessee Code Annotated, Section 35-50-110, to the extent applicable, all of which provisions and powers are incorporated herein by reference as fully as if copied herein verbatim. These powers (as set out in said statute on the date of execution of this Will) are granted, notwithstanding that said statute may be amended hereafter or repealed at the time of my death.

Virginia Wilson Estes

IN WITNESS WHEREOF, I have hereunto set my hand to this my Last Will and Testament, this 1st day of June, 1991.

Virginia Wilson Estes
VIRGINIA WILSON ESTES, Testatrix

Signed, sealed, published and declared by the Testatrix, VIRGINIA WILSON ESTES, to be her Last Will and Testament, in the presence of all of us at one and the same time, and we at her request and in her sight and presence and in the sight and presence of each other, have hereunto subscribed our names as witnesses, and we do hereby attest to the sound and disposing mind of said Testatrix, and to the performance of the aforesaid act of execution on the date hereinabove set out.

ATTESTING WITNESS

948 Old Fountain Square
Hermitage, TN. 37076
ADDRESS

ATTESTING WITNESS

337 Dark Rd
Nashville Tenn 37211
ADDRESS

Virginia Wilson Estes

AFFIDAVIT OF WITNESSES

JESSE C. MANGRUM and WENDELL HARRIS after being duly sworn according to law, depose and say:

1. That they are adult residents of the State of Tennessee.

2. That they witnessed the execution of the Last Will and Testament of VIRGINIA WILSON ESTES on the 1st day of June, 1991, to which this Affidavit is being attached, and that this Affidavit is being made at the request of the Testatrix and in accordance with Tennessee Code Annotated, Section 32-2-110.

3. That their signatures are affixed to said Last Will and Testament, that they signed or affixed the same at the instance and at the request of the Testatrix and in her presence and in the presence of each other, on the date recited in said Last Will and Testament.

4. That the Testatrix signed said paper writing as and for her Last Will and Testament in their sight and presence.

5. That at the time they witnessed said Will, the Testatrix was, in their opinion, of sound mind.

Jesse C. Mangrum

Wendell Harris

WITNESSES

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

SWORN TO AND SUBSCRIBED before me, at Nashville, Tennessee, this the 1st day of June, 1991.

NOTARY PUBLIC

My commission expires July 13, 1991

STATE OF TENNESSEE, DAVIDSON COUNTY

I, Richard R. Rooker, Clerk of the Probate Court of Davidson County, State aforesaid, do certify that the foregoing is a full, true and complete copy, of the original on file in my office. Will Book 201 Page 43

Given under my hand and official seal, at office in Nashville, this 18th of May 2021.

RICHARD R. ROOKER, CLERK

By _____
Deputy Clerk