BILL GARRETT, Davidson County
Trans:T20100079269 DEEDQC
Recvd: 12/16/10 14:16 5 pgs
Fees:27.00 Taxes:0.00
20101216-0100170

STATE OF TENNESSEE
COUNTY OF DAVIDSON



My Commission Expires July 7, 2014

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

Affiant

Subscribed and sworn to before me, this the 14th day of December, 2010.

Notary Public
My commission expires: 7/7/14

This instrument prepared by
JOE VAULX CROCKETT, III, ESQ.
Suite 1050 American Center
3100 West End Avenue
Nashville, Tennessee 37203

Address New Owner:	**Send Tax Bills To:**	**Map/Parcel No.**
Michel A. McDonald Alice C. McDonald 319 Lynwood Boulevard Nashville, TN 37205	Michel A. McDonald 319 Lynwood Boulevard Nashville, TN 37205	Map 116-11 Par 93

QUITCLAIM DEED

WHEREAS, the Property described and defined below was owned by Michel A. McDonald as to a one-half undivided interest, by Olas C. Coig as to a one-fourth undivided interest, and by Genevieve H. Coig as to a one-fourth undivided interest, as tenants in common, as evidenced by a Warranty Deed of record as Instrument No. 200002150015246, Register's Office for Davidson County, Tennessee, and

WHEREAS, the said Olas C. Coig has since died, and an Order of Ancillary Probate Without Formal Administration ("Order") was entered on July 11, 2001, in the Seventh Circuit Court for Davidson County, Tennessee (Probate Division) with respect to Olas C. Coig, and

WHEREAS, copies of the Order and the Last Will and Testament of Olas C. Coig are attached hereto as collective Exhibit A and incorporated herein by reference, and

WHEREAS, the GRANTORS described and defined below desire that the ownership of the subject Property be held as set forth below,

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of Ten Dollars and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, MICHEL A. McDONALD, ALICE C. McDONALD, and GENEVIEVE H. COIG

(collectively, "GRANTORS") have bargained and sold, and by these presents do hereby quitclaim, transfer, and convey unto MICHEL A. McDONALD and ALICE C. McDONALD (collectively, "GRANTEES"), as to each a 50% undivided interest as tenants in common, each with the right of survivorship with respect to the interest of the other, all of GRANTORS' interest in and to the land in Nashville, Davidson County, Tennessee, described more particularly hereinbelow, together with all right, title, and interest of GRANTORS in and to any easements, alleyways, streets, and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"). The land is described as follows:

Land in the 7th Civil District of Davidson County, Tennessee, in the City of Belle Meade, being the northwesterly 200 feet of Lot No. 41 on the Plan of part of Royal Oaks Land Company's Subdivision of the Baker Tract, as of record in Book 421, pages 102 and 103, Register's Office for Davidson. County, Tennessee, described as follows:

Said part of Lot No. 41 fronts 200 feet on the southwesterly side of Lynwood Boulevard and runs back between lines 309 feet on the northwesterly line and 313 1/2 feet, more or less, on the southeasterly line to the northeasterly margin of Royal Oaks Drive, measuring 200 feet thereon.

Together with all of the Grantor's right, title and interest in and to a portion of Royal Oaks Drive which abuts the above described property and which has been abandoned by the City of Belle Meade, Tennessee, by Ordinance No. 80-5.

Being the same property conveyed to Michel A. McDonald, as to a one-half undivided interest, to Olas C. Coig, a one-fourth undivided interest, and to Genevieve H. Coig, a one-fourth undivided interest, as tenants in common, by deed from Frank C. Gorrell, III, and wife, Linda P. Gorrell of record as Instrument No. 200002150015246, said Register's Office, the said Olas C. Coig having since died.

This is improved property located at 319 Lynwood Boulevard, Nashville, Tennessee 37205.

IN WITNESS WHEREOF, GRANTORS have hereunto set their hands this 14th day of December, 2010.

Michel A. McDonald

Michel A. McDonald

Alice C. McDonald

Alice C. McDonald

Genevieve H. Coig by Alice C. McDonald, attorney in fact

Genevieve H. Coig-By Alice C. McDonald, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Morgan Cawley, a Notary Public in and for said County and State, the within-named Michel A. McDonald, the bargainor, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal in Nashville, Tennessee, this the 14th day of December, 2010.

MORGAN CAWLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires July 7, 2014

Morgan Cawley
Notary Public
My Commission Expires: 7/7/14

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Morgan Cawley, a Notary Public in and for said County and State, the within-named Alice C. McDonald, the bargainor, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal in Nashville, Tennessee, this the 14th day of December, 2010.

MORGAN CAWLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires July 7, 2014

Morgan Cawley
Notary Public
My Commission Expires: 7/7/14

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Morgan Cawley, a Notary Public in and for said County and State, the within-named Alice C. McDonald, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Genevieve H. Coig, who acknowledged that he/she executed the same as the free act and deed of said Genevieve H. Coig.

WITNESS my hand and seal in Nashville, Tennessee, this the 14th day of December, 2010.

MORGAN CAWLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires July 7, 2014

Morgan Cawley
Notary Public
My Commission Expires: 7/7/14

Copy

FILED
2001 JUL 11 PM 1:12
RICHARD R. ROOKER, CLERK

IN THE SEVENTH CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE
(PROBATE DIVISION)

IN THE ESTATE OF:

Olas C. Coig,

Deceased.

No. 01P-1115

ORDER OF ANCILLARY PROBATE

WITHOUT FORMAL ADMINISTRATION

BE IT REMEMBERED, this 11th day of July, 2001 before the Probate Master, Robert High Bradshaw, Jr., a paper writing purporting to be the Last Will and Testament of the deceased, properly executed and duly witnessed by **Sherron Bauer** and **Darlene Hemelt**, was admitted into probate as the Last Will and Testament of the deceased in St. Bernard Parish, State of Louisiana.

IT APPEARING from the affidavits or testimony provided that the paper writing was written during the lifetime of the deceased, signed by the witnesses in the presence of and at the request of the deceased, in the presence of each other and as attesting witnesses thereto.

IT FURTHER APPEARING that said instrument was executed by the deceased as and for the Last Will and Testament of the deceased, who at the time of execution was of sound mind and disposing memory and whose usual residence was St. Bernard Parish, Louisiana, all of which is **ORDERED, ADJUDGED AND DECREED**, by this Court.

IT IS, FURTHER, **ORDERED, ADJUDGED AND DECREED**, that the Last Will and Testament of the deceased shall now be admitted into probate in this jurisdiction and the Clerk is hereby directed to file and record same.

IT IS, FURTHER, **ORDERED, ADJUDGED AND DECREED**, that the decedent had no personal estate to administer, therefore, no formal administration shall be required.

ENTER, this 11th day of July, 2001

Robert High Bradshaw, Jr.
Probate Master

EXHIBIT A

Copy
OP 1145

"NE VARIETUR"
JUDGE ROBERT A. BUCKLEY
May 1, 2001
DATE

FILED
2001 JUL 11 PM 12:46
RICHARD P. ... CLERK

Last Will and Testament

OF
OLAS C. COIG

STATE OF LOUISIANA
PARISH OF ST. BERNARD

June 20, 1996

I, OLAS C. COIG, being of sound mind and knowing that life is precarious, do make this my last will and testament, hereby revoking all prior wills and codicils I may have made.

I have been married but once and then to Genevieve Heck Coig, with whom I am presently living and residing. Of my said marriage to Genevieve Heck Coig, I have had one child, namely; Alice Coig McDonald. I have never adopted anyone, nor was I ever adopted by anyone, nor do I have any other children whatsoever, except my daughter above named.

1. The term "my estate" in this will means all property subject to this will which I now own or acquire in the future, whether community or separate property.

2. Upon my death, I do will and bequeath all of my estate to my daughter, Alice Coig McDonald, or to her daughter, Michel Alice McDonald, M.D., if she should predecease me, subject to a usufruct for life which I now give and grant to my wife, Genevieve Heck Coig.

3. My wife is dispensed from furnishing bond or security as usufructuary. My wife may sell or exchange property subject to her usufruct, including nonconsumables, without the consent or concurrence of my daughter. If my wife disposes of property subject to her usufruct, the usufruct shall apply to the sale proceeds, any reinvestment of the proceeds or any property received in exchange. My wife shall be responsible for any taxes resulting from the disposition of property subject to her usufruct.

4. I name and appoint Genevieve Heck Coig as executrix of my estate, to serve with full seizin and without bond. If she is unable to serve for any reason, then in that event I name and appoint Alice Coig McDonald as executrix of my estate, to serve with full seizin and without bond.

5. I hereby name and appoint the Law Offices of Sidney D. Torres, III to act as attorney for my estate and executrix.

IN WITNESS WHEREOF, I have written this my last will and testament by typewriter, and I have signed this my last will and testament in the presence of the undersigned Notary Public, who is duly qualified, commissioned and sworn in the Parish of St. Bernard, State of Louisiana, and in the presence of the two competent undersigned witnesses.

Olas C. Coig
OLAS C. COIG, TESTATOR

THUS DONE AND SIGNED AND DECLARED on one (1) page by OLAS C. COIG, TESTATOR, above named, in our presence to be his last will and testament, and in the presence of the testator and each other, we have hereunto subscribed our names on this 20th day of June, 1996, Chalmette, Parish of St. Bernard, State of Louisiana.

Olas C. Coig
OLAS C. COIG, TESTATOR

WITNESSES:

Sharon Bauer

Darlene Arnold

"NE VARIETUR"
JUDGE ROBERT A. BUCKLEY

Patricia Ann Mathis
NOTARY PUBLIC

May 1, 2001
DATE