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THIS INSTRUMENT PREPARED BY: BOX 10-B
COHEN & COHEN ATTORNEYS AT LAW
4908 CHARLOTTE AVENUE
NASHVILLE, TENNESSEE 37209

AFFIDAVIT OF HEIRSHIP AS TO THE HEIRS AT LAW OF GAIL A. COOK, DECEASED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Affiant, **ALVIN DILLON SOUTH**, after first being duly sworn, states that I am an adult citizen of the State of Tennessee, residing at 2131 Jade Drive, Nashville, TN 37210 and am the adopted son and sole heir at law of **GAIL A. COOK**, deceased.

GAIL A. COOK died September 23, 2014. At the time of her death she was an unmarried woman. **GAIL A. COOK** had one daughter named **TRACY YEVETT SOUTH** who was born April 18, 1965 and died August 17, 2000. TRACY YEVETT SOUTH, never married but conceived a child being **ALVIN DILLON SOUTH** who was was born **September 21, 1994. ALVIN DILLON SOUTH** was adopted as the child of **GAIL A COOK. (SEE CHANCERY COURT FOR MAURY COUNTY, TENNESSEE DOCKET NO. A-002-02.)**

Affiant further states that there were no other children born to or adopted by **TRACY YEVETT SOUTH** or by **GAIL A. COOK** either in or out of wedlock.

At the time of her death, **GAIL A. COOK** owned certain Real Property known as 2131 Jade Drive, Nashville, TN 372102 (Map/Parcel #095-14-0-087.00) The Deed is of record in Book 11207, page 557, in the Register's Office for Davidson County, Tennessee and vested said property in **GAIL A. COOK**. Since Gail A. Cook's daughter predeceased her in August of 2000 and she adopted the said **ALVIN DILLON SOUTH** as her own child, the said **ALVIN DILLON SOUTH** became her sole heir and son. Since the Will of **GAIL ANN COOK** devised said Real Property to the affiant, **ALVIN DILLON SOUTH,** and said property passed to him by virtue of Intestate Succession no formal Probate was ever initiated. (See Will of Gail A. Cook attached hereto).

This Affidavit of Heirship is freely given pursuant to Section 30-2-712 et. seq., Tenn. Code Ann. to help establish and reflect the heirship with respect to any real or personal property in Davidson County, Tennessee or elsewhere.

Under penalties of perjury the undersigned make this affidavit contained in the foregoing statement.

Further affiant saeth not.

ALVIN DILLON SOUTH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this the 15 day of January, 2016.

My commission expires:
8/20/19

NOTARY PUBLIC

JUSTIN M. LAWSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires August 20, 2019

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 15 day of January, 2016, before me personally appeared **ALVIN DILLON SOUTH**, to me known to be the person described in or who proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and acknowledged that he executed it as the free act and deed of **ALVIN DILLON SOUTH**.

Witness my hand and official seal this 15 day of January, 2016.

NOTARY PUBLIC

My commission expires: 8/20/19

My Commission Expires August 20, 2019
JUSTIN M. LAWSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

WILL OF GAIL ANN COOK

I, GAIL ANN COOK, of Davidson County, Tennessee, declare this document to be my will, and I revoke all previous wills and codicils I may have made.

ITEM 1

Executor: I name my son, Alvin Dillon South, to serve as the executor of this will. Should Alvin Dillon South be unable to serve as executor because he has not reached his eighteenth birthday at the time this will is offered for probate, I appoint Brian Keith Parker to serve as the executor of this will until such time as Alvin Dillon South reaches the age of majority. When Alvin Dillon South reaches the age of majority, I ask that he be appointed the successor executor to Brian Keith Parker, who will then act as an advisor to Alvin Dillon South. I request that my executor or successor executor named herein not be required to furnish bond, file any inventory or file any accountings with respect to the performance of his duties as personal representative of my estate, to the extent permitted by any applicable law.

The executor, in the exercise of reasonable discretion with respect to all property, real and personal, at any time forming a part of my estate, may exercise any and all of the powers that an executor may exercise under the applicable laws of the State of Tennessee, including but not limited to the powers enumerated in Tennessee Code Annotated Section 35-50-110 which are incorporated by reference, as well as any other powers

granted in Title 35 of the Tennessee Code, even if such statute is amended or repealed hereafter.

Any real estate I own at my death is to be administered as an asset of my probate estate subject to the control of the executor for purposes of administration. The executor, for so long as he serves, shall have the same power over the title to real property as an absolute owner would have, including but not limited to the power to sell, mortgage, lease or otherwise convey any interest in any real estate without the signature, consent or approval of any heir, legatee, beneficiary, court or other person, provided that in exercising such power the executor shall be acting in a fiduciary, not an individual, capacity.

ITEM 2

Payment of Debts, Administration Expenses and Taxes: All of my legally enforceable debts (with the exception of any mortgage loan on my home), my funeral expenses and the expenses of administration of my estate shall be paid by my executor as soon as practicable after my death from the assets comprising my residuary estate. My executor shall continue to make timely mortgage payments from the assets of my estate while my home is held as an estate asset. My executor shall pay out of my residuary estate any estate, inheritance and other death taxes which shall be payable by reason of my death. I direct that any expenses incurred in safeguarding or delivering the property in my estate be paid from my estate as an administrative expense.

ITEM 3

Residuary Estate: I devise and bequeath all the remaining property I own at my death to my adopted son, Alvin Dillon South.

ITEM 4

Appointment of Guardian: Should my son, Alvin Dillon South, still be a minor at the time of my death, I nominate Brian Keith Parker to serve as the Guardian of the person and property of my son. I request that no bond be required of the Guardian named herein.

IN WITNESS WHEREOF, I sign this Will, consisting of five (5) printed pages including the signature, attestation and self-proving affidavit, all in the presence of the persons witnessing it, at my request, on this the 14th day of March, 2012, at Davidson County, Tennessee.

Gail ann Cook

GAIL ANN COOK

Signed and declared by Gail Ann Cook, to be her Will in the presence of all of us at one and the same time, and we, at her request and in her presence and in the presence of each other, have subscribed our names as witnesses, and we do hereby attest to the sound and disposing mind of Gail Ann Cook and to the performance of the aforesaid act of execution at the place and on the date hereinabove set out.

WITNESSES:

Signature _____ Jennifer Springer
Printed Name

Signature _____ Michael Springer
Printed Name

AFFIDAVIT OF WITNESSES

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Jennifer Springer and Michael Springer, after being duly sworn according to law, depose and say:

1. They are adult citizens and residents of Tennessee.

2. They witnessed the execution of the Will of Gail Ann Cook, dated the 14th day of March, 2012, to which this affidavit is attached and that this affidavit is being made at the request of the Testatrix in accordance with the provisions of Tennessee Code Annotated § 32-2-110.

3. Their signatures are affixed to the Will; they signed the Will at the request of the Testatrix and in her presence and in the presence of each other, and at the place and on the date recited in said Will.

4. Gail Ann Cook, signed said paper writing as and for a Will in their sight and presence.

5. At the time they witnessed the Will, Gail Ann Cook, was, in their opinion, of sound mind.

WITNESS

WITNESS

Sworn to and subscribed before me by Jennifer Springer and Michael Springer, whose signatures are affixed hereto on this 14th day of March, 2012.

Notary Public

My Commission expires: Aug. 17, 2015

DAVID W. SPRAGENS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

This document prepared by:

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