QUITCLAIM DEED

GRANTOR:
Michelle Wood Fay, Trustee
The Eleanor Ann Wood
Revocable Living Trust
1662 Puckett Point Rd.
Smithville, TN 37166

GRANTEE:
Candice Guidry and
Gregory Mark Theogene Guidry
827 Longhunter Court
Nashville, TN 37217

SEND TAX BILL TO:
Candice Guidry and
Gregory Mark Theogene Guidry
827 Longhunter Court
Nashville, TN 37217

MAP PARCEL NO.
Map Par. #135080A92700CO

APPENDIX II
FORM FOR OATH
State of Tennessee
County of Davidson

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater, is -0- which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

AFFIANT

Sworn to and subscribed to before me on this the 22nd day of FEBRUARY, 2016.

1-8-18
Comm. Exp.

Notary Public

CHARLES C. BURRIDGE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

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For and in consideration of the sum of ten dollars, cash in hand paid, by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency is hereby acknowledged, including the consummation of a non-judicial settlement agreement dated January 27, 2016, ("the Settlement Agreement") by and between Martha A. Bristol, Carl E. Wood, Jr., Karen Parks, Renea Hamilton, Candice Guidry, Gregory Mark Theogene Guidry Jr. and Michelle Wood Fay all residents of Tennessee and all interested in the Eleanor Anne Wood Re-Stated Revocable Living Trust ("the Trust") (Eleanor Ann Wood having died on July 12, 2013) and the Estate of Carl E. Wood, Sr., whose estate is being administered in docket number 2015-PR-70 in the Chancery Court for DaKalb County, Tennessee, ("the Estate") and which estate's residuary is payable to the Trust, we, the undersigned interested parties and Grantors have bargained and sold, and by these presents does transfer and convey unto Candice Guidry and Gregory Mark Theogene Guidry, sister and brother, respectfully, referred to herein as the Grantees, their heirs and assigns, all of the Grantor's right, title and interest in the real estate in Davidson County, Tennessee, described as:

A certain condominium located in Davidson County, Tennessee, being Unit No. 827 of a Condominium Development in a plat of record in Book 5200, page 80, and established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, under the Master Deed establishing Tract #19, site Plan Nashboro Village of record in Book 5333, Page 957, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof and the By-laws for the administration thereof and all easements, rights and interests in favor of the other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof; said Unit being depicted on Exhibit to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in Exhibit to said Master Deed.

Begin the same property conveyed to Carl E. Wood, Sr., an unmarried person, by a deed of record as instrument number 20150622-0059532 in the Register's office for Davidson County, Tennessee.

BILL GARRETT, Davidson County
Trans:T20160014977 DEEDQC
Recvd: 02/24/16 08:52 7 pgs
Fees:37.00 Taxes:0.00
20160224-0017356

Martha A. Bristol, Carl E. Wood, Jr., Karen Parks, Renea Hamilton, Candice Guidry, Gregory Mark Theogene Guidry Jr. and Michelle Wood Fay join in this conveyance as all of the interested parties and beneficiaries of the Trust and the Estate for the purpose of conveying all of their right, title and interest in the within described real estate pursuant to and in consummation of the Settlement Agreement.

Michelle Wood Faye and Michelle Wood Fay are one and the same person.

This is improved property commonly known as: 827 Longhunter Court, Nashville, Tennessee, 37217.

Witness our hands on this the day and date below written.

Carl E Wood JR

Carl E. Wood, Jr., Grantor, Individually and As Executor of the Carl E. Wood, Sr. Estate

Michelle Wood Fay

Michelle Wood Fay, Grantor Individually and As Trustee of the Eleanor Ann Revocable Living Trust

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned notary public, of said state and county, the within named Carl E. Wood, Jr., with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument as Grantor in his individual capacity and as executor of the Estate of Carl E. Wood, Sr. for the purposes herein contained.

Witness my hand, at office, this 22nd day of FEBRUARY, 2014.

comm. exp. 1-8-18

Notary Public

CHARLES C. BURRIDGE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned notary public, of said state and county, the within named Michelle Wood Fay with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument as Grantor in her individual capacity and as trustee of the Eleanor Ann Wood Revocable Living Trust for the purposes herein contained.

Witness my hand, at office, this 22nd day of FEBRUARY, 2014.

comm. exp. 1-8-18

Notary Public

CHARLES C. BURRIDGE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Prepared By:
Charles C. Burridge, Atty
3016 Hedrick Street
Nashville, TN 37203
615-385-2268 BPR 9912
ccb2633@hotmail.com

SIGNATURE PAGE OF MARTHA A. BRISTOL
TO THE QUITCLAIM DEED FOR THE PROPERTY COMMONLY KNOWN AS
827 LONGHUNTER COURT, NASHVILLE, TENNESSEE, 37217

This page is the signature page for Martha A. Bristol to the quitclaim deed conveying the abovementioned property to Candice Guidry and Gregory Mark Theogene Guidry pursuant to a Non-Judicial Settlement Agreement dated January 27, 2016, partially settling matters to for the living trust of Eleanor A. Wood and the estate of Carl E. Wood, Sr., which agreement is incorporated herein by this reference.

Witness, my hand on this the 18 day of February, 2016.

Martha A. Bristol

Martha A. Bristol
1099 Miller Road
White Bluff, TN 37187

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned notary public, of said state and county, the within named Martha A. Bristol with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument as Grantor in her individual capacity and as a beneficiary of the Eleanor Ann Wood Revocable Living Trust and for the purposes herein contained.

Witness my hand, at office, this 18 day of February, 2016.

comm. exp. 9-23-19

Cynthia M Dawson

Notary Public

CYNTHIA M DAWSON
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY

SIGNATURE PAGE OF KAREN PARKS
TO THE QUITCLAIM DEED FOR THE PROPERTY COMMONLY KNOWN AS
827 LONGHUNTER COURT, NASHVILLE, TENNESSEE, 37217

This page is the signature page for Karen Parks to the quitclaim deed conveying the abovementioned property to Candice Guidry and Gregory Mark Theogene Guidry pursuant to a Non-Judicial Settlement Agreement dated January 27, 2016, partially settling matters to for the living trust of Eleanor A. Wood and the estate of Carl E. Wood, Sr., which agreement is incorporated herein by this reference.

Witness, my hand on this the 22nd day of FEBRUARY, 2016.

Karen Parks

Karen Parks
2106 Natchez Trace
Nashville, TN 37212

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned notary public, of said state and county, the within named Karen Parks with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument as Grantor in her individual capacity and as a beneficiary of the Eleanor Ann Wood Revocable Living Trust and for the purposes herein contained.

Witness my hand, at office, this 22nd day of FEBRUARY, 2016.

comm. exp. 1-8-18

Notary Public

CHARLES C. BURGESS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

SIGNATURE PAGE OF RENEA HAMILTON
TO THE QUITCLAIM DEED FOR THE PROPERTY COMMONLY KNOWN AS
827 LONGHUNTER COURT, NASHVILLE, TENNESSEE, 37217

This page is the signature page for Renea Hamiltonto the quitclaim deed conveying the abovementioned property to Candice Guidry and Gregory Mark Theogene Guidry pursuant to a Non-Judicial Settlement Agreement dated January 27, 2016, partially settling matters to for the living trust of Eleanor A. Wood and the estate of Carl E. Wood, Sr., which agreement is incorporated herein by this reference.

Witness, my hand on this the 17 day of Feb, 2016.

Renea Hamilton
2412 Rutledge Falls Road
Tullahoma, TN 37388

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned notary public, of said state and county, the within named Renea Hamilton with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument as Grantor in her individual capacity and as a beneficiary of the Eleanor Ann Wood Revocable Living Trust and for the purposes herein contained.

Witness my hand, at office, this 17th day of February, 2016.

comm. exp. 3/13/18

Notary Public

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of D...

SIGNATURE PAGE OF CANDICE GUIDRY
TO THE QUITCLAIM DEED FOR THE PROPERTY COMMONLY KNOWN AS
827 LONGHUNTER COURT, NASHVILLE, TENNESSEE, 37217

This page is the signature page for Candice Guidry the quitclaim deed conveying the abovementioned property to Candice Guidry and Gregory Mark Theogene Guidry pursuant to a Non-Judicial Settlement Agreement dated January 27, 2016, partially settling matters to for the living trust of Eleanor A. Wood and the estate of Carl E. Wood, Sr., which agreement is incorporated herein by this reference.

Witness, my hand on this the 22nd day of February, 2016.

Candice Guidry
827 Longhunter Court
Nashville, TN 37217

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned notary public, of said state and county, the within named Candice Guidry with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument as Grantor in her individual capacity and as a beneficiary of the Eleanor Ann Wood Revocable Living Trust and for the purposes herein contained.

Witness my hand, at office, this 22nd day of FEBRUARY, 2016.

comm. exp. 1-8-18

Notary Public

CHARLES C. BURRIDGE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

SIGNATURE PAGE OF GREGORY MARK THEOGENE GUIDRY
TO THE QUITCLAIM DEED FOR THE PROPERTY COMMONLY KNOWN AS
827 LONGHUNTER COURT, NASHVILLE, TENNESSEE, 37217

This page is the signature page for Gregory Mark Theogene Guidry the quitclaim deed conveying the abovementioned property to Candice Guidry and Gregory Mark Theogene Guidry pursuant to a Non-Judicial Settlement Agreement dated January 27, 2016, partially settling matters to for the living trust of Eleanor A. Wood and the estate of Carl E. Wood, Sr., which agreement is incorporated herein by this reference.

Witness, my hand on this the 22nd day of February, 2016.

Gregory Mark Theogene Guidry
827 Longhunter Court
Nashville, TN 37217

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned notary public, of said state and county, the within named Gregory Mark Theogene Guidry with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument as Grantor in his individual capacity and as a beneficiary of the Eleanor Ann Wood Revocable Living Trust and for the purposes herein contained.

Witness my hand, at office, this 22nd day of FEBRUARY, 2016.

comm. exp. 1-8-18

Notary Public

CHARLES C. BURRIDGE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.