EFILED 05/30/25 04:11 PM CASE NO. 25P1081 Joseph P. Day, Clerk

Karen Johnson
Batch # 1436553
06/22/2026 12:40:00 PM
Fees: $37.00 Taxes: $0.00
Davidson County
WILL
7 pgs
20260622-0056018

LAST WILL AND TESTAMENT

OF

GEORGE CHARLTON SIPE

FILED
MAY 30 2025
JOSEPH P. DAY, Clerk
By _____ Deputy

I, **GEORGE CHARLTON SIPE**, of Davidson County, Tennessee, being of sound mind and disposing memory, do make, declare and publish this my Last Will and Testament, hereby revoking all former wills and codicils to wills heretofore made by me.

ARTICLE I

I direct that all of my just debts, including my funeral expenses and the costs of administration be paid out of my general estate by my Executrix as soon as practicable after my death. To this end, I authorize my Executrix to sell any of my property, real, personal, or mixed, and to execute all conveyances necessary to effectuate such sale. I expressly authorize my Executrix to make distributions in kind. I authorize my Executrix in her discretion to use insurance proceeds payable to my estate to satisfy any debts or taxes of my estate. All inheritance and estate taxes assessable by reason of my death shall be discharged by my estate without charge or apportionment against any beneficiary of assets whether passing under this Will or otherwise.

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GEORGE CHARLTON SIPE

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ARTICLE II

I hereby nominate, constitute and appoint my wife, Martha Couch Sipe to be executrix of my estate. Should Martha Couch Sipe predecease me, or fail or refuse to serve, I nominate and appoint my sons Gary Earl Sipe and Joseph Alan Sipe as Alternate Co-Personal Representatives of my Estate. In the event either of my sons predecease me or fail or refuse to serve, then I nominate and appoint the remaining or surviving Co-Personal Representative to serve solely. I direct that no bond or other security shall be required of my said Executrix or Alternate Co-Personal Representatives for the faithful performance of their duties as such and that they shall not be required to file any inventory or accountings of my estate.

ARTICLE III.

I hereby give, devise, and bequeath to my wife, Martha Couch Sipe, all of my property, real, personal or mixed that I have and any interest in any real or personal property that I may acquire. In the event that my wife, Martha Couch Sipe, does not survive me as long as six (6) months, or if she dies as a result of a common disaster resulting in my death and also resulting in her death within six (6) months after my death, then I direct that she shall be deemed to have predeceased me and that the provisions of

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my Will shall be construed upon that assumption. During that portion of such six (6) months as my wife shall actually survive me, she shall have the right to the use and enjoyment as life tenant of the real and personal property devised and bequeathed to her herein.

ARTICLE IV.

In the event my said wife, Martha Couch Sipe, does not survive me, I give, devise, and bequeath all of my estate to my children, Gary Earl Sipe and Joseph Alan Sipe subject to any list I may attach to this Last Will and Testament which would specifically dispose of my personal possessions.

In the event that either of my children should predecease me, then I give, devise and bequeath that child's portion of my estate to his children (my grandchildren) equally. In the event any of my grandchildren should remain as minors upon my death, then I leave that grandchild's portion of my estate in trust until such time as that grandchild reaches the age of 25 years. Prior to that grandchild reaching the age of 25 years, the appointed Trustee of said trust shall have authority to invade trust principal or corpus for the education, healthcare or necessity of life needs of said grandchild.

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ARTICLE V.

I hereby nominate and appoint Marianne Sipe to serve as Trustee of any trusts established for the children of my son Joseph Alan Sipe pursuant to Article IV herein.

I hereby nominate and appoint Joseph Alan Sipe to serve as Trustee of any trusts established for the children of my son Gary Earl Sipe pursuant to Article IV herein.

I hereby waive the requirement of bond or of the necessity of preparing and filing inventory or accountings for the faithful performance of their duties as Trustee of the respective trusts.

IN WITNESS WHEREOF, I have hereunto set my hand to this my Last Will and Testament at Goodlettsville, Tennessee, on this the 7 day of July, 2010.

George Charlton Sipe
Testator

 GC
GEORGE CHARLTON SIPE

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Signed, sealed, published and declared by **George Charlton Sipe**, to be his Last Will and Testament in the presence of us, the undersigned, who, at his request and in his sight and presence and in the presence of each other, have subscribed our names as witnesses and do hereby attest to the sound and disposing mind of said Testator, **George Charlton Sipe**, and to the performance of the aforesaid acts of execution at the place and on the date herein set out.

Randi Woods
WITNESS

Jamie Orr
WITNESS

Sworn to and subscribed before me this
7 day of June, 2010.

NOTARY PUBLIC

My Commission Expires: 5-20-14

BENNETT F. BRATCHER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Randi Woods and Jamie Oliver being duly sworn, make oath that they are the witnesses to the Last Will and Testament of **GEORGE CHARLTON SIPE,** Will being dated on the 7th day of July, 2010, that at the time of the signing of said Will, they and the Testator were more than eighteen (18) years of age, that said Will was signed by him in their presence, and that they, at the request of the Testator, and in his sight and presence and in the sight and presence of each other, **GEORGE CHARLTON SIPE,** at the time of sound mind and disposing memory, and that said Will was entered into without undue influence and coercion.

Randi Woods
WITNESS

Jamie Oli
WITNESS

Sworn to and subscribed before me
on this the 7 day of June, 2010.

NOTARY PUBLIC

My Commission Expires: 5-20-14

BENNETT F. BRATCHER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE

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IN RE: ***GEORGE CHARLTON SIPE***

Docket No: ***25P1081***

I, JOSEPH P. DAY, Clerk of the Circuit Court for Davidson County, in the State aforesaid, do hereby certify that the foregoing is a true and correct copy of the document heretofore entered in the above styled case on May 30, 2025 in the Seventh Circuit Court for Davidson County, Tennessee, as same remains of record in the Minutes of said Court.

IN TESTIMONY WHEREOF, I hereunto subscribe my name and affix the seal of said Court, at office, in Nashville, on June 22, 2026.

JOSEPH P. DAY CIRCUIT COURT CLERK

JOSEPH P. DAY, Clerk,

By: _____ ***Deputy Clerk***