This instrument prepared by:
J. Terry Price
Guenther & Jordan
860 Vanderbilt Plaza
2100 West End Avenue
Nashville, Tennessee 37203
(615) 329-2100

Map: 93-14
Parcel: 203

AFFIDAVIT OF INHERITANCE

BOOK 9874 PG 428

STATE OF MARYLAND)

COUNTY OF WASHINGTON)

I, Donald Beard, after being duly sworn, depose and say as follows:

1. My name is Donald Beard and I am also known as Don Beard, Donald Frazier Beard and Donald F. Beard. My address is 11804 Pheasant Trail, Hagarstown, Maryland 21742.

2. My father's name was Wade Hampton Beard. His sister was Emma Elizabeth Moore. She was also known as Emma Moore, Emma E. Moore and Elizabeth Moore. This same Emma Elizabeth Moore was my aunt.

3. During her life, Emma Elizabeth Moore owned a certain piece of real property in Davidson County, Tennessee, Map-Par. 93-14-203, and more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 24 in O. Ewing's Addition to South Nashville, a plan of which is of record in Book 21, page 120, Register's Office for said County.
>
> Said Lot No. 24 fronts 66 feet on the northerly side of Drexel Place, formerly Central Street, and runs back between two alleys 191 feet, more or less, to an alley in the rear, and measures 66 feet on said rear line.
>
> Being the same property conveyed to George Moore by deed from Lucile Cohn Freeland of record in Book 898, page 648, said Register's Office. Also being the same property devised to Annie C. Moore by the Will of George Moore of record in Will Book 57, page 296, Probate Court Clerk's office for Davidson County, Tennessee. Also being the same property devised to Emma Moore by the Will of Annie C. Moore of record in Will Book 65, page 371, Davidson County Probate Court Clerk's Office.

4. Emma Elizabeth Moore died in Hagerstown (Washington County) Maryland, on June 20, 1995. From the date this property was conveyed to Emma Elizabeth Moore to the time of her death, she was unmarried and she owned the property described above.

6. Emma Elizabeth Moore had a Last Will and Testament dated March 22, 1975. Said Will was admitted to probate in Washington County, Maryland on June 30, 1995 and I was appointed Executor of the Estate of Emma Elizabeth Moore.

7. In her Will, Emma Elizabeth Moore gave her property to my father, Wade Hampton Beard. However, Wade Hampton Beard predeceased Emma Elizabeth Moore. Emma Elizabeth Moore provided, in her Will, that if Wade Hampton Beard predeceased her, then the above property was given to me.

8. A certified copy of the probated Will of Emma Elizabeth Moore has been filed with the Register of Deed's Office for Davidson County, Tennessee recorded in Deed Book 9832, page 47, said Register's office.

9. There were and are no debts or claims against Emma Elizabeth Moore which are or would be payable from the real property described above, whether or not such claims have been filed in Davidson County, Tennessee.

10. There were and are no federal, state, or local taxes, including death taxes on the estates of Emma Elizabeth Moore, which constitute a claim or lien against the property described above.

11. There were and are no Tennessee inheritance taxes due by reason of the death of Emma Elizabeth Moore which are payable from the real property described above.

Dated this 24 day of November, 1995.

Donald Frazier Beard
DONALD FRAZIER BEARD

STATE OF MARYLAND)

COUNTY OF Washington)

Before me, a notary public in and for said county, personally appeared DONALD FRAZIER BEARD who, after being duly sworn, stated that the facts contained in the foregoing affidavit are true to the best of his knowledge, information, and belief.

NOTARY PUBLIC

My Commission Expires: 10-27-96

95 DEC -1 AM 10:09
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0127650
IDENTIF. ↑ REFERENCE

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