IN THE PROBATE COURT FOR DAVIDSON COUNTY, TENNESSEE

IN RE:

PROBATE OF THE LAST WILL AND TESTAMENT OF: JANIE NARON DRAUGHON

CASE NO.: 98P332

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DAVIDSON COUNTY REGISTER
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Mail

This Instrument Prepared By:
Ed R. Davies
150 Second Ave. N. #225
Nashville, TN 37201

AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSEE

COUNTY OF DAVIDSON

1376 11/15 0101 03CHECK 14.00

Alfred M. Smith, being first duly sworn states the following information under oath and of his own knowledge.

(1) Janie Naron Draughon, an adult resident of Davidson County, Tennessee died on February 12, 1998, at the age of 98 years;

(2) Janie Naron Draughon was survived by her two children Margaret Draughon Palmer whose residence address is 5815 Old Scott Road, Lakeland, FL 33803 and Dorothy Draughon Smith whose residence address is 2220 Hemingway Drive, Nashville, TN 37215;

(3) I am the son-in-law of Janie Naron Draughon and the husband of Dorothy Draughon Smith;

(4) On March 4, 1998, I was named Executor of the Estate of Janie Naron Draughon by Order of the Probate Court for Davidson County, Tennessee, in Case No. 98P-332;

(5) The Last Will and Testament of Janie Naron Draughon and First Codicil thereto, were probated and are of record in Will Book 218, page 807, Probate Court for Davidson County, Tennessee;

(6) At the time of her death, Janie Naron Draughon owned a 64% interest in the real estate situated at 4115-4117 Hillsboro Road, Nashville, Tennessee, Map No. 131-2-36. The legal description of this property is contained in Exhibit A to this Affidavit and is incorporated by reference. At the time of the death of Janie Naron Draughon the remaining 36% interest in this real estate was owned equally by Margaret Draughon

Palmer and Dorothy Draughon Smith, pursuant to deeds of record in book 4942 at page 274 and book 5096 at page 363, Registers Office for Davidson County, Tennessee;

(7) In the Last Will and Testament of Janie Naron Draughon, her interest in this real estate was devised to Margaret Draughon Palmer and Dorothy Draughon Smith in equal shares;

(8) Fee simple title to this real estate is now owned by Margaret Draughon Palmer and Dorothy Draughon Smith in equal shares;

(9) This real estate is currently under lease to George N. Spiva and Vianda Hale Hill or their assigns pursuant to the provisions of an Agreement of Lease of record in Book 6728 at page 269 RODC and rerecorded in Book 6866 at page 876 RODC.

(10) This Affidavit is to be recorded pursuant to the authority of *T.C.A.* 30-2-712.

ALFRED M. SMITH

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 18 day of August, 1999, personally appeared before me Alfred M. Smith to me known to be the person described in and who executed the foregoing affidavit under oath and who acknowledged that he executed the same as his free act and deed.

NOTARY PUBLIC
My Commission Expires March 29, 2003

My Commission Expires:_____

FIRST AMERICAN BANK
100 OAKS OFFICE
NASHVILLE, TENNESSEE 37204

EXHIBIT "A"

Land in Davidson County, Tennessee, being a tract marked "Draughon" and Lot No. 13 in Block "A" in the Hillsboro-Hobbs Road Subdivision, not of record, described together according to a survey made by J. R. Scott, Surveyor, December 5, 1939, as follows:

Beginning at a point in the westerly margin of Hillsboro Road 190 feet northerly from the northerly margin of Hobbs Road; running thence North 55° 30' west 200 feet to a stake; thence North 38° East 60 feet to a stake; thence, South 55° 30' East 50 feet; thence, northeast 50 feet to a point; thence, southeast 150 feet to westerly margin of Hillsboro Road; thence with the same South 38° West 110 feet to the beginning.

Together with a non-exclusive easement of ingress and egress as more fully set out in agreement between R. H. Cottrell, Jr. and wife, and Janie Naron Draughon, of record in Book 3033, page 612, Register's Office for said County.

Being part of the same property to-wit: Tracts 1 & 2 conveyed to Janie Naron Draughon, by deed from J. V. Draughon and wife, Janie Naron Draughon, of record in Book 2097, page 223, Register's Office for said County.