This Instrument Prepared Without Title Search, From Information Provided By The Parties By:

Robert H. Stratton
Attorney at Law
4811 Lebanon Road, Suite 209
Hermitage, Tennessee 37076
(615) 902-0311

Owner(s): **William L. Owen, June Elizabeth Owen Witmer and Shirley Ann Owen Felts as Tenants in Common**

Map & Parcel No.: Map 134-13 Parcel 143

Send Tax Notice To:

William L. Owen, June Elizabeth Owen Witmer and Shirley Ann Owen Felts
C/O
William L. Owen
237 NW Clearview Drive
Mt. Juliet, Tennessee 37122

Davidson County AFFIDAVIT
Recvd: 06/18/02 14:54 3pgs
Fees:17.00 Taxes:0.00
20020618-0073780

AFFIDAVIT OF INHERITANCE (REAL ESTATE)

State of Tennessee)
County of Davidson)

Comes now the undersigned, who, after being duly cautioned and sworn, deposes and says as follows:

1. I make this affidavit upon personal, knowledge, information and belief;

2. I am the duly appointed administrator for the Estate of Mildred Blanche Owen, deceased, [a/k/a/ Mildred Blanche (Harrison) Owen] having been appointed to said capacity by the Seventh Circuit Court for Davidson County (Probate Division) , Docket # 02 P 617, on the 17th, day of April, 2002;

3. I make this Affidavit of Inheritance in said capacity for the purpose of conveying title to the heirs of the decedent pursuant to T. C. A. § 31-2-101 *et seq.*

4. **MILDRED H. OWEN**, the owner in fee simple of the following described real estate:

Land in Davidson County, State of Tennessee described as follows, To-wit:

BEING lot No. 282 on the Plan of Kenilworth Estates, Section 4, as of record in Book 3300, Page 34, 35, and 36 Register's Office for said County. Said lot No. 282 fronts 71.3 feet on the southerly side of Paragon Mills Road and extends back 143.5 feet on the easterly line and 131 feet on the westerly line to a dead line, measuring 74 feet thereon. Being part of the real property conveyed to Martin Zeitlin, Trustee, by deed from Adam J. Strasser and wife, of record in Book 3072, Page 556 , said Register's Office.

An amendment to agreement of record in Book 3311, Page 276, Register's Office for Davidson County, Tennessee, authorizes either Martin Zeitlin, Trustee, or Joe Zeitlin, Trustee , to execute any conveyances.

This conveyance is made subject to a 10-foot easement for public utilities along easterly and southerly lines of premises, anchor easement at northwest corner of premises, 30-foot building setback line from Paragon Mills Road and conditions of owners certificate, as shown on plan of record in Book 3300, Pages 34, 35, and 36, Register's Office for Davidson County, Tennessee; easement and right for the cut and fill slopes granted Davidson County, of record in Book 3103, Page 45, Register's Office for said County, and restrictive covenants contained in an instrument of record in Book 3316, Page 339, Register's Office for said County.

Being the same property conveyed to Homer F. Owen, and wife, Mildred F. Owen by deed from Joe Zeitlin, Trustee, of record in Book 3572, Page 349, Register's Office for Davidson County, Tennessee.

And, being subject to all other easements, restrictions or conditions of record in the Register's Office for Davidson County, Tennessee.

This is improved property known as 209 Paragon Mills Road, Nashville, Tennessee 37211.

died on February 6th, 2002, as a citizen and resident of Davidson County, Tennessee.

That no survey was made and that the description herein is the same description as in the prior deed of record. This deed was prepared without benefit of a Title Examination and therefore the preparer makes no certification as to the validity of the title thereto

The undersigned **William L. Owen** and his siblings **June Elizabeth Owen Witmer and Shirley Ann Owen Felts** received the following described interest in the decedent's real estate described above by the laws of descent and distribution T.C.A. § 31-2-101 *et seq.* The undersigned parties are the children and sole surviving heirs of the **Decedent, MILDRED H. OWEN,** [a/k/a Mildred Blanche (Harrison) Owen] and are entitled to receive, as tenants in common, Decedent's fee simple interest in said real property.

The Tennessee Inheritance Tax waiver has been received and is attached hereto and incorporated herein as **Exhibit "A".**

Their are no debts or encumbrances remaining which are or might become a lien on said interest in the above described real estate except: Current real estate taxes.

FURTHER AFFIANT SAYETH NAUGHT.

BY: William L. Owen
William L. Owen, Administrator
of the Estate of Mildred H. Owen
And son of Decedent.

WITNESSES:

BY: Linda B Turner
3208 Autumn Dr
Goodlettsville, TN 37072

BY: Ann K Counce
312 Rembrandt Dr.
Old Hickory, TN 37138

Before me, a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared **William L. Owen**, the within named bargainor, **and Witnesses:** Linda B. Turner, **and** Ann K Counce, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described in the foregoing, who signed, sealed and delivered the foregoing instrument in my presence, and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained as his free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal at my office in said County, Tn, on this the 18th day of June, 2002.

BY: _____
Notary Public

ROBERT H. STRATTON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires:
5/25/2003

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TENNESSEE DEPARTMENT OF REVENUE

INHERITANCE TAX RELEASE
FOR REAL OR PERSONAL PROPERTY

NOTICE: THIS DOCUMENT BECOMES AN OFFICIAL STATE RECORD WHEN COMPLETED. INFORMATION SHOULD BE TYPED OR PRINTED CLEARLY IN INK. COMPLETE A SEPARATE INHERITANCE TAX RELEASE FORM FOR EACH PARCEL OF REAL PROPERTY OR FOR EACH BANK OR CORPORATION.

"A"

NAME OF DECEDENT: Mildred Blanche (Harrison) Owen

COUNTY OF RESIDENCE: Davidson

SOCIAL SECURITY NUMBER: [redacted]-5509

APPLICATION:

ATTACHED: YES X NO ___

ON FILE: YES ___ NO ___ IF SO DATE FILED ___

The Department of Revenue hereby waives the issuance of notice required by Section 67-8-417, Tennessee Code Annotated and consents to the transfer of the property now in your custody, or standing on your records in the name of the captioned decedent.

DESCRIPTION OF PROPERTY:
(List only one)

Real Property known as:

209 Plantation Mill Road
Nashville, Tennessee 37211
Davidson County, Tennessee Map 134-13// Parcel 143

TENNESSEE DEPARTMENT OF REVENUE INHERITANCE TAX

William L. Owen
William L. Owen
Representative of the Estate
(Not valid unless signed)

RETAIN PINK COPY FOR YOUR RECORDS. RETURN WHITE AND YELLOW COPIES TO THE TENNESSEE DEPARTMENT OF REVENUE, 500 DEADERICK ST., NASHVILLE, TN 37242.

DEPARTMENTAL USE ONLY

Amy Green
For Commissioner of Revenue
(By Tax Audit Manager - Audit Division)

JUN 18 2002
Date approved
Inheritance-Gift Tax Section

Robert H. Stratton
4811 Lebanon Road, Suite 209
Hermitage, Tennessee 37076

Release will be mailed to address to the left. Type or print clearly in ink the complete address (include street number and zip code.) Address should be contained within the space provided.

RV-F1307501 (Rev. 5-00)