Davidson County AFFIDAVIT
Recvd: 06/08/06 13:10 2 pgs
Fees:12.00 Taxes:0.00
20060608-0068196

# AFFIDAVIT OF HEIRSHIP

| New Owner | Send Tax Bills To: | Map/par No. |
|---|---|---|
| **Fulton Thomas Phelps**<br>**2225 11th Avenue North**<br>**Nashville, Tennessee 37208** | **Same** | **81-3-338** |

**In Re: a certain tract or parcel of land in Davidson County, Tennessee, described as follows:**

Land Lying and being in Davidson County, State of Tennessee, and being more particularly described as follows:

Being Lot No. 9 on the Plan of Kellow Gardens, Section, Section One, of record in Book 3500, Page 11, Register's Office for Davidson County, Tennessee.

Said Lot No. 9 fronts 50 feet on the westerly side of 11th Avenue North and extends back 134.5 feet on the southerly line and 170.9 feet on the northerly line to a line in the rear on which it measures 61.6 feet.

Being the same property conveyed to William A. James and wife, Nellie Mae James by deed from Herbert R. Rich, Trustee, with full power of record in Book 3890, Page 264, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Fulton Thomas Phelps and Rena Mai Ellison, both unmarried by Warranty Deed on October 25, 1989 of record in Book 7968, Page 384 Register's Office of Davidson County, Tennessee.

**This is improved property known as 2225 11th Avenue North, Nashville, Davidson County, Tennessee 37208.**

Comes now, Fulton Thomas Phelps, and after first being duly sworn according to law, attests and states as follows:

1. Affiant is the cotenant, tenant in common, with the late Rena Mai Ellison and resided together with Rena Mai Ellison at 2225 11th Avenue North, Nashville, Davidson County, Tennessee from the time he and Rena Mai Ellison purchased the property on October 25, 1989 until the death of Rena Mai Ellison on March 3, 2004. Rena Mai Ellison's name was put on the Warranty Deed to secure a loan on the property with the understanding that she would make no claim for the property and had no real interest in the property.

2. The above described real property was owned by the Affiant and was in the name of Affiant, Fulton Thomas Phelps t and Rena Mail Ellison as tenants in common by Warranty Deed dated October 25, 1989 and entered of record in Book 7968, Page 384 Register's Office of Davidson County, Tennessee.

3. Rena Mai Ellison died in Nashville, Davidson County, Tennessee on the 3rd day of

March 2004 unmarried and she died intestate without a last will and testament.

4. At the time of the death of Rena Mai Ellison she was unmarried, resided at the above described real property and left no last will and testament.

5. At the time of the death of Rena Mai Ellison she was survived by two children born of her body, namely: Connie McKissack and Dorise Cannon. Each of these children were over 21 years of age at the time of the death of Rena Mai Ellison and were living at the time of the death of Rena Mail Ellison. Each have conveyed their interest in and to the real property to Fulton Thomas Phelps by a Quitclaim Deed which is being filed with this Affidavit of Heirship.

6. At the time of the death of Rena Mai Ellison, she was survived by Connie McKissack and Dorise Cannon her lawful children and only children and these two children were the only lawful heirs to the undivided one-half interest in the above described real property. At the death of Rena Mai Ellison, all rights, title and interest in and to the one-half undivided interests of Rena Mai Ellison in the above described real property vested in Connie McKissack and Dorise Cannon.

7. **FURTHER AFFIANT SAITH NOT.**

Witness my hand and seal this 3RD day of June 2006 in Nashville, Davidson County, Tennessee.

X Fulton T Phelps
FULTON THOMAS PHELPS

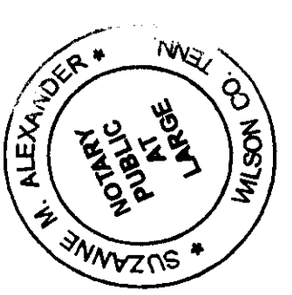
State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public in and for the within named Fulton Thomas Phelps, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this ____ day of June 2006.

My Commission Expires: 8-20-07

Suzanne M Alexander
**Notary Public**




This Instrument was prepared by:
Dan R. Alexander
Attorney at Law
2016 8th Avenue South
Nashville, Tennessee 37204