Affidavit of Heirship

This Instrument Was Prepared By:

Davidson County AFFIDAVIT
Recvd: 01/18/08 16:26 6 pgs
Fees:32.00 Taxes:0.00
20080118-0006039

Reginald L. Horton, Esq.
P.O. Box 90244
Nashville, Tennessee 37209

AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Affiant, **Artelia Dansby**, after first being duly sworn, states that she is an adult citizen and resident of Nashville, Davidson County, Tennessee , being Forty-One (41) years of age, having been born on August 10, 1966.

She further states that she is the sole child born of the marriage of her father, William A. Dansby Jr., who died in June 1999, and her mother, August 28, 2007.

Subsequent to the death of her father in June 1999, her mother never re-married.

Pearl Gore Dansby died on August 28, 2007, Davdison County, Tennessee, leaving the affiant, her daughter, Artelia Dansby, as her sole heir at law and beneficiary.

At her death, it was determined that decedent died intestate. As such, the affiant is the sole heir at law and beneficiary. Since there was no estate to administer, the affiant is entitled to all real and personal property of decendent.

This Affidavit of Heirship is freely given pursuant to Section 30-2-712, *et seq.*, Tenn. Code Ann., to help establish and reflect the heirship with respect to any real or personal property owned by Pearl Gore Dansby in Davidson County, Tennessee, or elsewhere, and particularly to confirm the vesting of title to certain real property in Davidson County, Tennessee , described as follows:

See Exhibits 1 - 4

Artelia Dansby and Artelia Dansby Horton are one and the same person.

Further affiant saith not.

Artelia Dansby

Artelia Dansby

Sworn to and subscribed before me this 16th day of January, 2008.

Notary Public

My Commission Expires: March 20, 2010

T.A.I.

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

41
DP

Exhibit 1

Prepared by:
DODSON, PARKER, DINKINS & BEHM, P.C.
306 Gay Street, Suite 400
Nashville, Tennessee 37201

[redacted]
Instr:200003240030215 Page: 1 OF 3
REC'D FOR REC 03/24/2000 3:44:50PM
RECORD FEE: $14.00
M. TAX: $0.00 T. TAX: $0.00

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL:**
Pearl Gore Dansby 4487 Post Road #5 Nashville, Tennessee 37205	Same	81-16-481 81-16-480 92-4-93 93-13-377

AFFIDAVIT OF INHERITANCE OF REAL ESTATE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned, PEARL GORE DANSBY, Executor of the estate of PEARL W. GORE, Deceased, being first duly sworn, deposes and says:

PEARL W. GORE, deceased, the owner of the following described real estate, died on the 1st day of December, 1998, in Davidson County, Tennessee. Said land is described specifically as follows:

Tract I
Land in Davidson County. Tennessee, being the westerly 33 1/3 feet of Lot No. 27, Harding's 1st Addition, as of record in Book 19, page 241, Register's Office for said County.
Said part of said lot fronts 33 1/3 feet on the south side of Meharry Boulevard, formerly Harding Street and extends back between parallel lines 160 feet to an alley.

Being the same property conveyed to Pearl W. Gore by instrument of record in Book 6350, page 740, said Register's Office.

Tract II - Parcel One
Land in Davidson County, Tennessee, being Lot No. 29 in the Plan of Harding's Addition to Nashville, of record in Book 19, page 241, Register's Office for said County.
Said Lot No. 29 fronts 50 feet on the southerly side of Harding Street (now Meharry Boulevard) and runs back between parallel lines 165 feet to an alley.
Parcel Two
Land in Davidson County, Tennessee, being Lot No. 28 in on the Map of Thomas Harding's Plan, of record in Book 19, page 241, Register's Office for said County.
Said Lot No. 28 fronts 50 feet on the southerly side of Harding Street and runs back between parallel lines 160 feet to a 13 foot alley.

Pearl W. Gore received a one-half interest in said property by instrument of record in Book 6733, page 372, said Register's Office.

Tract III
Land in Davidson County, Tennessee, being the Southerly 28 feet of Lots 54 and 55, Plan of Hardings First Addition to Nashville, as of record in Book 19, page 241, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Exhibit 2

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road: P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

BOOK 10368 PG 392

W & I Ref: (jb) Title No: 38600
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Pearl M. Dansby 4487 Post Place, #5 Nashville, Tennessee 37205	SAME

TAX MAP-PARCEL NUMBERS: 103-15-B-5

97 MAR -4 PM 2:18
FELIX A. NELSON, REGISTER
DAVIDSON COUNTY, TN.

0278768
IDENTIF. & REFERENCE

WARRANTY DEED

2546 03/04 0101 03CHECK 490.00

FOR AND IN CONSIDERATION of the sum of **$ 130000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Madeline B. Parker, unmarried,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Pearl M. Dansby, unmarried,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 5 of Lion's Head Condominium Apartments, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 5200, Page 82, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

BEING the same property conveyed to Robert T. Terry and wife, Madeline B. Terry, as tenants in common and not as tenants by the entirety by Deed from Minnie Pierce Cooper, Mary Pierce Waterston, Lloyd David Junghans, Edna Laurence Pierce, Willie Edline Binkley (West), Beverly Binkley Hogin, Mary Binkley Stanford, Annie Binkley Maddin, Frances Leslie Binkley and Janet Sue Binkley Randolph, of record in Book 5686, Page 978 said Register's Office. Robert T. Terry and Madeline B. Terry have since conveyed all of their interest in subject property to Robert T. Terry and Madeline B. Terry in order to create a tenancy by the entirety, by Quit Claim deed of record in Book 6095, Page 144. Robert T. Terry subsequently died, leaving Madeline B. Terry as surviving tenant by the entirety. The said Madeline B. Terry, thereafter married Fitzgerald Parker. The said Fitzgerald Parker subsequently died. Madeline B. Terry and Madeline B. Parker are one and the same person.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 5340, Page 70, Book 5340, Page 121, Book 5342, Page 683, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.
This is improved property, known as: 4487 Post Place, #5, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

Exhibit 3

BEGINNING at a point at the intersection of the Northerly margin of a 15 foot alley and the Easterly margin of 14th Avenue, North, running thence North 28 degrees West with the easterly margin of 14th Avenue, North, 28 feet to a stake, thence North 63 degrees 30 minutes east, 108 feet to a stake in the common corner of Lots 53 and 54, passing Common Lot line of Lots 54 and 55 at 54 feet, running thence with common Lot line of Lots 53 and 54, South 28 degrees East 28 feet to a stake in the Northerly margin of a 15 foot alley; thence with the Northerly margin of said 15 foot alley, South 63 degrees 30 minutes West, 108 feet to the point of beginning, passing the Common Lot lines of Lots 54 and 55 at 54 feet. All in accordance with Survey and Plat by Norris H. Hickerson, dated August 18, 1953.

Being the same property conveyed to Pearl W. Gore by instrument of record in Book 6350, page 738, said Register's Office.

Tract IV

Lot number 68 on the Map of the Sigler Addition of record in Plan Book One, page 4, of the Chancery Court at Nashville, Tennessee, also being referred to as lot 79 of certain lots on Book 21, page 118, Register's Office for Davidson County, Tennessee.
Said Lot number 68 fronts 100 feet on the northerly margin of South Street, and extends back between parallel lines, with the east margin of 14th Avenue, South, 205 feet to an alley.

Being the same property conveyed to George W. Gore, Jr., and wife, Pearl Gore, by instrument of record in Book 3028, page 145, said Register's Office, the said George W. Gore, Jr., having predeceased the said Pearl Gore.

PEARL W. GORE, by the provisions of her Last Will and Testament dated June 14, 1983, bequeathed all her right, title and interest in said property to Pearl Mayo Gore-Dansby, also known as Pearl Gore Dansby.

Said Last Will and Testament of PEARL W. GORE, deceased, was admitted to probate in the PROBATE Court for Davidson County, Tennessee, Docket no. 99P267, on or about the 4th day of March, 1999, and is recorded in Will Book _____, page _____, Davidson County, Tennessee, Probate Clerk's office.

There are no debts or encumbrances existing which are a lien on any interest in the described real estate.

Pearl Gore Dansby

PEARL GORE DANSBY, Administratrix C.T.A.,of the Estate of Pearl W. Gore, Deceased

Date: 3/22/2000

Exhibit 4

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
PEARL W. GORE		
(NAME)	(NAME)	
1211 MEHARRY BLVD.	SAME	92-4-93
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
NASHVILLE, TN 37208		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

3559

CHECK

ADMINISTRATOR'S QUIT CLAIM DEED BOOK 6350 PG 738

FRANKIE C. HAMBRICK, died on May 11, 1983, leaving a Will dated February 20, 1971. The Will was admitted to Probate on June 15, 1983 in the Probate Court, Davidson County Tennessee, Docket Number 73227. The will names Dr. George W. Gore, Jr. as Executor. The said Executor having died. Pearl W. Gore petitioned the Court and was appointed Administratrix C.T.A.. The said Administratrix is duly qualified. All debts of the decedent have been paid. The Tennessee Inheritance Tax clearance has been received being Receipt No. ____. The Administratrix by signing this deed releases any right the Administratrix has to recover this property in the event of the subsequent insolvency of this estate. In accordance with the provisions of the Will of Frankie C. Hambrick, Pearl W. Gore, Administratrix, Quit Claims to Pearl W. Gore all right title and interest in the following described real estate in Davidson County, Tennessee:

LAND in Davidson County, Tennessee, being the Southerly 28 feet of Lots 54 and 55, Plan of Hardings First Addition to Nashville, as of record in Book 19, page 241, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

BEGINNING at a point at the intersection of the Northerly margin of a 15 feet alley and the Easterly margin of 14th Avenue, North, running thence North 28 West with the easterly margin of 14th Avenue, North, 28 feet to a stake, thence North 63 30' East, 108 feet to a stake in the common line of Lots 53 and 54, passing Common Lot lines of Lots 54 and 55 at 54 feet, South 28 East 28 feet to a stake in the Northerly margin of a 15 feet alley; thence with the Northerly margin of said 15 feet alley, South 63 West, 108 feet to the point of beginning, passing the Common Lot lines of Lots 54 and 55 at 54 feet. All in accordance with Survey and Flat by Norris N. Hickerson, dated August 18th, 1953.

BEING the same property conveyed to Oliver L. Hambrick and wife Frankie C. Hambrick by Eva S. Smith, a widow by deed of record in Book 3502, page 593. The said Dr. Oliver L. Hambrick having since died.

RUSH

1:40 1:70

IDENTIF. REFERENCE

AUG 1 2 50 PM '84

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TN