Prepared by
Atty Dan R. Alexander
2016 8th Ave S
Nash Tn 37204

PICK-UP

Davidson County AFFIDAVIT
Recvd: 02/05/09 12:51 4 pgs
Fees:22.00 Taxes:0.00

20090205-0010086

AFFIDAVIT OF HEIRSHIP

New Owner	Send Tax Bills To:	Map/par No.
John E. Horn and wife **Mary F. Horn** **6043 Pickard Drive** **Toldeo, Ohio 43613**	**same**	**Map** 105-11 **Par** 221

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

Land in Davidson County, Tennessee being Lot No. 26 on the Map of E.T. Dumont's property as of record in Book 547, page 127, Register's Office for Davidson County, Tennessee . Said Lot No. 26 fronts 50 feet in the westerly side of Byrum Street and runs back between parallel lines , along the northerly margin of Dorothy Avenue, 150 feet to an alley. Being the same property conveyed to Arch Bishop, Jr. and H. K. Smith by deed from Wallace E. Lunn and wife, of record in Book 2037, page 471, said Register's Office.

Being the same property conveyed to James G. Allen and wife, Mary Frances D. Allen by Warranty Deed on September 10, 1952 of record in Book 2094, page 145 Register's Office of Davidson County , Tennessee.

James D. Allen died on September 19, 2006 and Mary Frances Allen, also known as Frances D. Allen, died on September 2, 2008. The estate of Mary Frances Allen was probated in the Seventh Circuit Court of Davidson County, Tennessee under docket number 08P-1460 .

This is improved property known as 2163 Byrum Avenue, Nashville, Davidson County, Tenn. 37203.

Comes now, Dan R. Alexander, as Executor of the Estate of Mary Frances Allen,

and after first being duly sworn according to law, attests and states as follows:

1. Affiant is the Executor of the estate of the late Mary Frances Allen.

2. James Gordon Allen died in Nashville, Davidson County, Tennessee on September

19, 2006. He was survived by his wife, Mary Frances Allen. Mary Frances Allen died in Nashville, Davidson County, Tennessee while residing in the above property on September 2, 2008. James Gordon Allen and Mary Frances Allen had no children born of their bodies.

3. The above described real property passed to John E. Horn and Mary F. Horn of 6043 Pickard Drive, Toledo, Ohio 43613 by the Last Will and Testament of Mary Frances Allen probated in the Probate Court of Davidson County, Tennessee under docket number 08P-1460.

4. At the time of her death, Mary Frances Allen, was survived a niece, Mary F. Horn but no minor children and was not married and did not remarry after the death of James Gordon Allen died on September 16, 2006.

5. All right, title and interest in the real property above described vested in John E. Horn and Mary F. Horn. by the Last Will and Testament of Mary Frances Allen upon her death on September 2, 2008.

6. **FURTHER AFFIANT SAITH NOT.**

Dan R Alexander

Dan R. Alexander, Executor

State of Tennessee)
County of Davidson)

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

Witness my hand and official seal at office this 5th day of February 2009.

My Commission Expires: 8-22-2011

Janice Boone

Notary Public

JANICE BOONE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

LAST WILL AND TESTAMENT
OF

MARY FRANCES ALLEN

I, Mary Frances Allen, of 2163 Byrum Avenue, Nashville, Davidson County, Tennessee 37203, being of sound mind and disposing memory do hereby make, declare and publish this as my Last Will and Testament, hereby revoking and voiding any and all prior Wills and Codicils to Wills made by me.

SECTION I

I hereby made and publish my Last Will and Testament without any interference, duress or intimidation from any person or persons whatsoever, but with a strong will to carry out my plan of disposition as recited herein.

SECTION II

I hereby name, constitute and appoint Dan R. Alexander, Attorney at Law, 2016 Nashville, Tennessee 37204 as Executor of this Last Will and Testament and I direct that no bond or security or accounting be required of the Executor. I direct that all of my just debts, including the costs of the administration of my estate, and the costs of my final illness, be paid out of my general estate by my Executor as soon as practicable following my death. I hereby authorize my Executor to pay from my general estate all estate, inheritance and other taxes which may be payable or chargeable against my estate. I further authorize, empower and direct my Executor to execute all contracts, deeds, bills of sale and such other instruments as may be necessary to effect such sale or sales as may be required.

SECTION III

I hereby give, devise and bequeath all my property, be it real property, personal property or mixed property, however constituted and wheresoever situated including my real property at 2163 Byrum Avenue, Nashville, Davidson County, Tennessee 37203 to my niece, Mary Frances Horn and her husband, John Horn, of 6043 Pickard Drive, Toledo,

MFA

Exhibit No. 1

Ohio for them have and hold in fee simple absolute and them to share and share alike and equally. I have left my Executor the contact information for John and Mary Horn and instructed him to contact them upon my death.

SECTION IV

All the rest and residue of my estate, including real property and personal property, I hereby give, devise and bequeath to Mary Horn and her husband John Horn in fee simple absolute for them to share and share alike and equally..

IN WITNESS WHEREOF, I have hereunto set my hand to this my Will, consisting of two (2) pages, each of which bears my initials or signature, at Nashville, Tennessee, this 7th day of April 2008..

Mary Frances Allen
MARY FRANCES ALLEN
Testatrix

Signed, published, and declared by Mary Frances Allen as and for her Last Will and Testament, in the presence of us, the undersigned, who, at her request and in her sight and presence and in the sight and presence of each other at the same time, have hereunto set out names as attesting witnesses on the day and date and at the place above written. We each attest that at the time of the execution of the above Last Will and Testament the testatrix was of sound and disposing mind and memory and she and both witnesses were over 18 years of age.

Dan R Alexander
WITNESS

Address 704 Juliet Drive
MT Juliet, Tenn 37122

Patricia E Keesling
Patricia E Keesling
WITNESS

Address 40 Lester Ave. - Apt. 164
Nashville, TN 37210

Janice Boone
Janice Boone
WITNESS

Address 109 Edgewater PL
Hendersonville, TN
37075