AFFIDAVIT OF HEIRSHIP
(REAL ESTATE)

THIS INSTRUMENT PREPARED BY:
Paul R. White, Attorney
Suite 360 M 222 Second Avenue, North
Nashville, Tennessee 37201

BILL GARRETT, Davidson County
Trans:T20130087896 AFFIDAVITH
Recvd: 10/10/13 14:27 2 pgs
Fees:12.00 Taxes:0.00
20131010-0106589
This space for Recorder use only.

Owner: Ronza Michelle Buchanan

Map-Parcel Nos: 82-7, 322

Send tax notice to: Ronza Michelle Buchanan
316 Hancock Street
Nashville, TN 37207

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Ronza Michelle Buchanan, the undersigned, being duly sworn, deposes and says:

1. That she is a citizen and resident of Nashville, Davidson County, Tennessee.

2. That Louise Harris Buchanan was her mother.

3. That Louise Harris Buchanan died on May 6, 2012, a resident of Davidson County, Tennessee.

4. That Louise Harris Buchanan, at the time of her death, was owner of the fee simple interest in the herein below described real estate as survivor of a tenancy by the entireties with her husband, John E. Buchanan, Sr., who died 6 September 1998:

Legal Description: 316 Hancock Street, Nashville, TN 37207, more fully described as follows:

Land in Davidson County, Tennessee, being Lot No. 23 in the East Nashville Real Estate Company's Plan of Lots of record in Plan Book 57, page 11, Register's Office for Davidson County, Tennessee, said Lot No. 23 fronts fifty feet on the south side of Hancock Street and runs back between parallel lines 176 feet to an alley.

Being the same property conveyed John Emerson Buchanan and wife, Louise Buchanan by Installment Deed from Leon Gilbert dated the 10th day of August 1967, and appearing of record in Book 4165, pages 289-292, of the Register's Office for Davidson County, Tennessee.

The legal description herein is the same as in the previous instrument of record. No new legal description was prepared for this transfer.

This property is conveyed subject to:

1. Any unpaid Metro County taxes, which have not been paid.

2. Any other matters as may appear of record in Register's Office for Davidson County, Tennessee.

This is improved property located at and known as 316 Hancock Street, Nashville, TN 37207.

5. That the property herein above described was owned by Louise Harris Buchanan as the survivor of the hereinabove described tenancy by the entireties, and was conveyed to the said Ronza Michelle Buchanan by Article IV, page 2 of the probated Last Will and Testament of Louise Harris Buchanan of record in the Probate Court Clerk's Office of Davidson County, Tennessee under Docket No.: 13P-1550.

6. That Louise Buchanan mentioned in the Installment Deed and Louise Harris Buchanan are one and the same persons.

7. That John Emerson Buchanan, John Emerson Buchanan, Sr. and John E. Buchanan variously mentioned in the Death Certificate and Installment Deed are one and the same persons.

8. That this affidavit is freely given to help establish and reflect the current ownership of this real estate formerly belonging to John Emerson Buchanan and wife, Louise Buchanan, as tenants by the entireties, in Davidson County Tennessee.

9. That the said Louise Harris Buchanan was not a recipient of TennCare benefits, and the total value of her assets at the time of her death was less than $ 1,000,000.00 and thus there was no liability for the payment of federal Estate or State of Tennessee Inheritance taxes.

10. She further states, upon oath, that the actual consideration for this instrument is $ 0.

Further the Affiant saith not.

Ronza Buchanan
Ronza Michelle Buchanan

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared Ronza Michelle Buchanan, the within named affiant, 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 she executed the foregoing instrument for the purposes therein contained as her free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal at my office in said County on the 8th day of October, 2013.

Colleen O'Connell
NOTARY PUBLIC

MY COMMISSION EXPIRES: Oct. 18, 2016

COLLEEN O'CONNELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.