BILL GARRETT, Davidson County
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This instrument was prepared by:
Fred Standbrook
Standbrook Law Firm
5426 Clarksville Highway
Whites Creek, TN 37189

GRANTEE(S): Louise French

SEND TAX NOTICES TO: BELINDA STEELE, 422 ANNEX AVENUE, NASHVILLE, TN 37209

MAP PARCEL NUMBER: 090 15 0 066.00

AFFIDAVIT OF HEIRSHIP

Tennessee Code Annotated § 30-2-712.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The undersigned, being duly sworn, deposes and says:

1. My full name is Belinda Steele. I will refer to myself in this Affidavit as the Affiant.

2. I reside at 422 Annex Drive, Nashville, Tennessee, 37209.

3. I have personal knowledge of the matters stated in this Affidavit.

4. On July 31, 2013, my father, Charles William French, died at Vanderbilt Medical Center in Nashville, Tennessee. I will refer to this person as the Decedent.

5. At the time of the Decedent's death, the Decedent resided at 456 Capri Avenue, Nashville, Tennessee, 37209.

6. The estate of the Decedent was not administered in a proceeding supervised by a court.

7. I am the daughter of the Decedent.

8. My mother, Louise French, wife of Charles William French, is the owner by tenancy of the entirety in the property at 456 Capri Drive, Nashville, Tennessee 37209.

9. Louise French, wife of Charles William French, is in a nursing home facility, Bordeaux Long-Term Care, 1414 County Hospital Road, Nashville, TN 37218. Louise French is

unable to physically write her name and does not have mental competency to make legally-binding decisions.

10. I have power of attorney for Louise French, a copy of which is attached. The power of attorney authorizes me to transfer real estate held by Louise French.

11. The real property to which this Affidavit applies is located at 456 Capri Avenue in Davidson County, Tennessee, more fully described as:

Land in the 8th Civil District of Davidson County, Tennessee, being Lot 290 on the Map of Charlotte Park, Section Ten as of record in Book 3222, page 373, Register's Office for said County, described as follows:

Said Lot No. 290 fronts 81.0 feet on the southeasterly side of Capri Drive, and extends back 140.0 feet on the northeasterly line and 147.7 feet on the southwesterly line, to a line in the rear on which it measures 61.0 feet.

Being the same real property conveyed to Ota J. Phillips by deed from Consolidated Developments, Inc. date May 19, 1960, filed May 27, 1960, and recorded in Book 3072, page 639, Register's Office for said County.

Affiant

Sworn to and subscribed before me, this day of , 2013.

My Commission expires: March 7, 2017

Notary Public

This Instrument Prepared By:
FAMILY LAW CENTER
A DIVISION OF HIGGINS, HIMMELBERG & PILIPONIS
311 White Bridge Road
Nashville, Tennessee 37209
(615) 353-0930

UNLIMITED DURABLE POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, that I, **LOUISE FRENCH**, a citizen of Fairview, Williamson County, Tennessee, have made, constituted and appointed, and by these presents do make, constitute, and appoint **BELINDA STEELE** of Tennessee, my true lawful attorney, for me and in my name, to act, demand, sue for, collect, and receive all sums of money, dividends, interest, payments on account of debts and legacies, and all property now due or which may hereafter become due and owing to one or both of us, and give good and valid receipts and discharges for such payments; to sell, assign, and transfer stocks and bonds and securities standing in my name and for my accounts and at such prices as shall seem good to her; to sign, execute, acknowledge, and deliver in my name all transfers and assignments of securities to borrow money and to pledge securities for such loans if in the judgment of my attorney such action should be necessary; to consent in my name to reorganizations and mergers and to the exchange of securities for new securities; to manage real property, to sell convey, and mortgage realty, to foreclose mortgages and execute, acknowledge, and deliver deeds of real property, mortgages or Deeds of Trust, releases, satisfactions, and other instruments relating to realty which she considers necessary; to place and effect insurance; to do business with banks, and particularly to endorse all checks and drafts made payable to my order and to collect the proceeds; to sign in my name checks on all accounts standing in my name, and to withdraw funds from said accounts, to open accounts in my name or in her\his name as my attorney-in-fact; to make such payments and expenditures as may be necessary in connection with any of the foregoing matters or with the administration of my affairs; to retain counsel and attorneys on my behalf, to appear for me in all actions and proceedings to which I may be a party in the Courts of Tennessee or any other state in the United States, or in the United States Courts, to commence actions and proceedings in my name if necessary, to sign and verify in my name all complaints, petitions, answers, and other pleadings of every description; to make and verify income tax returns, and to represent me in all income tax matters before any office of the Internal Revenue Service, within the limit of the applicable Revenue Rulings and Procedures; hereby giving and granting to my said attorney full power and authority to do and perform each and every act and thing

whatsoever necessary to be done in the premises, as fully to all extents and purposes as I might or could do if personally present, with full power of substitution and revocation hereby ratifying and confirming all that my said attorney may do pursuant to this power.

In accordance with Tennessee Code Annotated, section 34-6- 101 et seq., this Power of Attorney shall not be affected by subsequent disability or incapacity of the principal.

This Power of Attorney shall continue in full force and effect until terminated or revoked in writing or my death, whichever shall first occur.

All photocopies of this document shall have the same validity as the original.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 17th day of September, 2002.

Louise French
LOUISE FRENCH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named **LOUISE FRENCH**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged to me that the executed the **POWER OF ATTORNEY** for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 17th day of Sept, 2002.

Pamela Y. Gambill
NOTARY PUBLIC

My commission expires: July 25, 2005