Box 29

BILL GARRETT, Davidson County
Trans:T20140071633 AFFIDAVITH
Recvd: 09/24/14 13:09 4 pgs
Fees:22.00 Taxes:0.00
20140924-0087860

THIS INSTRUMENT PREPARED BY:
J. Blake Freeman, Attorney
323 Emery Drive
Nashville, TN 37214-3113

AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes, **Sammye McMahan (fka Sammye McFarland Johnson) and James P. McFarland** (hereinafter called "affiants"), who, being first duly sworn, does say upon oath that the affiants is the daughter and son of **Anna Ruth McFarland (aka Ruth McFarland)**, who died intestate in Davidson County, Tennessee, on May 9, 2005, as owner of a tract of land located at 2750 and 2754 Lebanon Pike, Nashville, TN 37214, see Exhibit "A" for a full description..

Affiants does further say upon oath that they knows of their own knowledge that the property was purchased by Sam McFarland and wife, Ruth McFarland. The said Sam McFarland died intestate on September 22, 1981. Title was vested in Ruth McFarland as surviving tenant by the entirety and she was widowed at the time of her death. Anna Ruth McFarland only had two children during her lifetime, natural or adopted, being **Sammye McMahan** (fka Sammye McFarland Johnson) and **James P. McFarland**.

Affiants does further say that they know of their own knowledge that all claims, debts and inheritance taxes due or which might be or become due and owing against the estate of Anna Ruth McFarland have been paid in full, so that there is nothing now due or owing which might be or become a lien against said property and that the gross value of the taxable Estate of Anna Ruth McFarland was under the statutory limit required for the payment of taxes in the State of Tennessee.

Affiants make this affidavit in order to clear the record title and as a material inducement to title company and/or its agent, to issue title insurance on said property with the full knowledge that the purchaser and title company and/or agent will rely upon the facts herein stated as being true.

And further, Affiants says not.

Dated this 22 day of September, 2014.

Sammye McMahan

James P. McFarland

STATE OF TENNESSEE
COUNTY OF KNOX

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named bargainors, Sammye McMahan, with whom I am personally acquainted (or who 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 on this 22nd day of September, 2014.

My Commission Expires: 10/04/2014 Notary Public

KRISTOPHER H. TINDELL STATE OF TENNESSEE NOTARY PUBLIC KNOX COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named bargainor(s), James P. McFarland, 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 23rd day of September, 2014.

My Commission Expires:

OLLIE MAI PARSLEY NOTARY PUBLIC STATE OF TENNESSEE MY COMMISSION EXPIRES 3-8-2015

Notary Public

EXHIBIT "A" **GF#: 19339**

Legal Description

TRACT 1: Map/Parcel: 09601003000
Being part of Lot No. 10 of the Jerry Bowen Lands, as of record in Plan Book 2, page 134, of the Chancery Court at Nashville, described according to a copy of a survey made August 6, 1946, by Z. J. Wilkinson, Surveyor, as follows:

Beginning at an iron spike on the north margin of the paving of the Lebanon Pike right of way, as now widened and located, at the southwest corner of the property conveyed to Grady Campbell and wife, by deed from James W. Jordan, as of record in Book 2147, page 460, Register's Office; thence along said Campbell's westerly line and along said line extended, North 13 deg. East 186.7 feet to a point; thence South 41 deg. 45 West, passing through a series of steps leading from the north margin of Lebanon Pike, a distance of 204.3 feet to a point on the north margin of the Old Lebanon Pike, being an iron spike; thence with the margin of said Pike, South 52 deg. East 25.7 feet to an iron spike in the north margin of the paving of the new Lebanon Pike, as now located; thence with the margin of the same, South 77 deg. East 74.1 feet to beginning.

INCLUDED but EXPRESSLY EXCLUDED herefrom is that portion of property conveyed to Tennessee Department of Transporation and filed in Instrument No. 20010517-0051372, said Register's Office.

BEING part of the same property conveyed to Sam McFarland and wife, Ruth McFarland, by deed from Helen Orloff and husband, Theodore Orloff, dated January 3, 1962, and filed in Book 3316, pagge 569, said Register's Office. The said Sam McFarland having died intestate on September 22, 1981 and Anna Ruth McFarland having died intestate on May 9, 2005.

TRACT 2: Map/Parcel: 09601003100
A small tract of land in the 3rd, formerly the 2nd, Civil District of Davidson County, Tennessee, being part of the southeast part of Lot No. 10 on the Map showing the subdivision of the Jerry Bowen Land as of record in Plan Book 2, page 134 of the Chancery Court at Nashville, described according to a copy of a survey thereof made May 27, 1938, by S. R. Sanford, Jr., Surveyor, as follows:
Beginning at a point in the center line of the Lebanon Pike, as widened and now located, the southwest corner of a 2-foot strip of ground conveyed to R. D. Stanford and T. R. Guill by deed from E. E. Fulghum et al, of record in Book 866, page 94, Register's Office for said County, said point also being 2 feet westerly from the original line of Lot No. 10; thence with the center line of the said Lebanon Pike, as now located, North 75-1/2 deg. West 47 feet 3 inches, more or less, to the southeast corner of a 16 foot 6 inch strip of land conveyed to E. S. Fulghum by deed from E. E. Fulghum and wife of record in Book 882, page 478, said Register's Office; thence along said E. S. Fulghum's easterly line, that is, easterly line extended, North 2-1/2 deg. West 120.2 feet, more or less, to a stake at the edge of a ditch in the line of the land belonging to Benson; thence with said Benson's line, North 35 deg. East 63 feet, more or less, to a post in the east line of original Lot No. 10; thence with the line of the same, South 2-1/2 deg. East 142 feet, more or less, to the northeast corner of the 2 foot strip of ground conveyed to R. D. Stanford et al, aforesaid by deed of record in Book 866, page 94, said Register's office; thence with Stanford's northerly line, North 75-1/2 deg. West 2 feet; thence along Stanford and Guill's westerly line, South 2-1/2 deg. East 60 feet to the point of beginning.

INCLUDED but EXPRESSLY EXCLUDED herefrom is that portion of land conveyed to Tennessee Department of Transporation filed in Instrument No. 20010517-0051372, said Register's Office.

EXHIBIT "A" GF#: 19339

Legal Description

BEING part of the same property conveyed to Sam McFarland and wife, Ruth McFarland by deed from Grady Campbell and wife, Neva Campbell, dated February 24, 1956, and filed in Book 2493, page 505, said Register's Office. The said Sam McFarland having died intestate on September 22, 1981, and Anna Ruth McFarland having died intestate on May 9, 2005.