BILL GARRETT, Davidson County
Trans:T20150087860 AFFIDAVITH
Recvd: 10/15/15 10:52 4 pgs
Fees:22.00 Taxes:0.00
20151015-0104847

This instrument prepared by:
Mark T. Freeman, Esq.
2126 21st Avenue South, P.O. Box 128229
Nashville, TN 37212

Re: 3402 Walton Lane
Nashville, TN 37216

AFFIDAVIT OF HEIRSHIP

The undersigned Affiant, Alice Arceneaux, being first duly sworn depose and states under oath as follows:

A. I am fifty-four (54) years old, competent to make the following statements, and have personal knowledge of Malcolm Leroy Bradley and his family. I am the niece of Malcolm Leroy Bradley.

B. Malcolm Leroy Bradley owned real property situated at 3402 Walton Lane Nashville, TN 37216 at the time of his death. This real property is more fully descried in the deed (which I have examined) of record at Book 5633, page 918, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description. **Please see attached Exhibit A.**

C. Malcolm Leroy Bradley died on April 20, 2015.

D. Malcolm Leroy Bradley and Mildred Lee Bradley were divorced around 1980. As part of the divorce Mildred Lee Bradley received a life estate as set forth in the attached Warranty Deed.

E. From that marriage a child was born, Mildred Ann Bradley. I know of no other children born of this marriage.

F. I have known the aforementioned family of Malcolm Leroy Bradley all of my life and have learned the information set forth in this affidavit through frequent association and interaction with Malcolm Leroy Bradley and his relatives throughout our mutual lives.

This Affidavit is executed and intended for the express purpose of being an Affidavit of Heirship pursuant to Tennessee Code Annotated Section 30-2-712. The undersigned acknowledges that she has executed this affidavit of her own free will and will be subject to any penalty described in said Section 30-2-712 if she knowingly has made any false statements herein.

Further the Affiant Saith Not.

Alice Arceneaux
405 Golden Hill Court
Nashville, TN 37218
615-299-9157

NOTARY AFFIDAVIT
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me for the aforementioned state and county, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and seal this 9th day of October, 2015.

CAROLANNE A. KING
STATE OF TENNESSEE
NOTARY
DAVIDSON COUNTY

NOTARY PUBLIC

11-6-2017
MY COMMISSION EXPIRES

EXHIBIT
A

This instrument prepared by:
James H. Hill, Atty.
320 Gallatin Rd. South
Madison, Tn. 37115

WARRANTY DEED

BOOK 5633 PAGE 918

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Malcolm Leroy Bradley	Same	51
(NAME)	(NAME)	Par 106 Jd
3402 Walton Lane		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37216		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ..... $10.00 .....

TEN AND NO/100 ..... Dollars,

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged, and assume loan at Mid-State Homes, Inc.,

I, Mildred Lee Bradley, the grantor, reserving a life estate to herself,

have this day bargained and sold, and do hereby transfer and convey unto the said Malcolm Leroy Bradley,

the grantee,

his ~~successors~~, heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

A TRACT of land in the 12th Civil District of Davidson County, Tennessee described according to a survey made by William Collier Parrish, Associates Civil Engineers, dated February 3, 1959, as follows:

BEGINNING at a point in the northwesterly margin of Walton Lane 404.67 feet southwesterly from the southeast corner of the Ike Chubb Estates Property; thence with the margin of said Walton Lane southwestwardly with curve 115 feet; thence north zero degrees .07 minutes west 330.26 feet to the Ike Chubb Estates southerly line; thence eastwardly with the Ike Chubb Estates southerly line 13.08 feet; thence south 17 degrees 54 minutes east 327.89 feet to the margin of Walton Lane, the point of beginning, containing .48 acres, more or less.

BEING the same property as described in a divorce decree styled Malcolm Leroy Bradley vs. Mildred Lee Bradley, Fourth Circuit Court for Davidson County at Nashville, Tennessee, Civil Appearance No. 80D-93.

AND BEING the same property as conveyed to Malcom Leroy Bradley and wife Mildred L. Bradley by warranty deed from Mid-State Homes, Inc., a corporation, as of record in Book 5049, Page 904, Register's Office for Davidson Cty., Tn. Malcom Leroy Bradley & Malcolm Leroy Bradley are one and the same person.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ None

Subscribed and sworn to before me, this the 5th day of August, 19 80

Affiant Malcolm Leroy Bradley

My Commission Expires: 12-18-81 (Affix Seal)

Notary Public

This is unimproved / This is improved property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said grantee,

his ~~successors~~, heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself and my heirs and representatives, to warrant and forever defend the title to said real estate to said grantee,

and his ~~successors~~, heirs and assigns, against the lawful claims of all persons.

Witness my hand this 5th day of August, 19 80, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Mildred Lee Bradley
MILDRED LEE BRADLEY