BILL GARRETT, Davidson County
Trans:T20160001668 AFFIDAVITH
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20160107-0001807

This Instrument Prepared By:
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Dodson Parker Behm & Capparella PC
1310 Sixth Avenue North
Nashville, Tennessee 37208
(615) 254-2291
(615) 726-2241 (facsimile)

# AFFIDAVIT OF HEIRSHIP

| ADDRESS OF NEW OWNERS: | SEND TAX BILLS TO: | MAP PARCEL NO. |
|---|---|---|
| Debbie Tenpenny<br>515 Meadowlark Lane<br>Brentwood, TN 37027 | Debbie Tenpenny<br>515 Meadowlark Lane<br>Brentwood, TN 37027 | 171-04-0-034.00 |
| Vickey Arney<br>1400 Forest Side Ct<br>Nashville, TN 37221 | | |
| Whitney Stewart<br>616 Palisades Ct<br>Brentwood, TN 37027 | | |

The undersigned, being duly sworn, depose and say:

Donna Hilley owned an interest in real property located at 5644 Clovermeade Drive, Brentwood, Davidson County, Tennessee, 37027, and more particularly described below, on the date of her death on June 20, 2012 in Nashville, Davidson County, Tennessee.

Donna Hilley died testate and was survived by her husband, Rayford Hilley, the sole beneficiary under her Last Will and Testament. Her estate was opened for administration on the 10th day of September, 2014 in the Seventh Circuit Court of Davidson County, Tennessee, Docket No. 14P-1464.

Donna Hilley's interest in the real property located at 5644 Clovermeade Drive, Brentwood, Tennessee, 37027 passed to her husband, Rayford Hilley, by operation of law.

Rayford Hilley owned an interest in the real property located at 5644 Clovermeade Drive, Brentwood, Tennessee, 37027, and more particularly described below, on the date of his death on July 25, 2014 in Nashville, Davidson County, Tennessee.

Rayford Hilley died testate and was survived by his three daughters, Vickie Arney, Debbie Tenpenny, and Whitney Stewart, equal beneficiaries under his Last Will and Testament. His estate was opened for administration on the 10th day of September, 2014 in the Seventh

Circuit Court of Davidson County, Tennessee, Docket No. 14P-1465.

As a result of the deaths of Donna Hilley and Rayford Hilley, each daughter now owns a one-third (1/3) interest in the real property, jointly with the other two daughters, and each one-third (1/3) interest is held with a right of survivorship as to the other two one-third (1/3) interests. This right of survivorship shall continue amongst the remaining interests upon the death of the holder of any interest.

The above-mentioned real property which was owned in part by Donna Hilley and Rayford Hilley at their respective dates of death, and located at 5644 Clovermeade Drive, Brentwood, Davidson County, Tennessee, is more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 118 on the Plan of Cloverland Acres, Section "Eleven" of record in Book 5200, page 93, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed by Warranty Deed from Robert J. Greenwood and wife, Bridget J. Greenwood to Rayford C. Hilley and wife, Donna Hilley and Vickie Arney, married and Debbie C. Tenpenny, married and Whitney L. Hilley, unmarried, as joint tenants with a right of survivorship, recorded on August 17, 2006 as Instrument No. 20060817-0101461, Register's Office for Davidson County, Tennessee.

The said Whitney L. Hilley and Whitney Stewart are one and the same person.

This improved real property or its address is commonly known as 5644 Clovermeade Drive, Brentwood, Davidson County, Tennessee, 37027.

There are no debts or encumbrances which are or might become a lien on the interests of the undersigned in the above-described real estate.

This Affidavit of Heirship is given pursuant to T.C.A. § 30-2-712 to establish and confirm the heirship of the undivided interests in the real property located at 5644 Clovermeade Drive, Brentwood, Davidson County, Tennessee, 37027, owned in part by each of Donna Hilley and Rayford Hilley at their respective deaths.

Further Affiants saith not.

Debbie Tenpenny

Vickie Arney

Whitney Stewart

**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 **Debbie Tenpenny**, the within named bargainor, 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 this 4 day of January, 2016.

My Commission expires: 9-10-2018

Notary Public

LEE SWARTZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 9-10-2018

**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 **Vickie Arney**, the within named bargainor, 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 this 4 day of January, 2016.

My Commission expires: 9-10-2018

Notary Public

LEE SWARTZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 9-10-2018

**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 **Whitney Stewart**, the within named bargainor, 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 this 4 day of January, 2016.

My Commission expires: 9-10-2018

Notary Public

LEE SWARTZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 9-10-2018

**OATH OF VALUE PURSUANT TO T.C.A. ' 67-4-409**

T.C.A. ' 67-4-409(a)(3)(D) exempts this instrument from tax and T.C.A. ' 67-4-409(a)(6) further provides the valuation oath is unnecessary since this instrument evidences distribution of property to a beneficiary.