BILL GARRETT, Davidson County
Trans:T20170029224 AFFIDAVITH
Recvd: 04/06/17 14:44 5 pgs
Fees:27.00 Taxes:0.00
20170406-0033929

THIS INSTRUMENT PREPARED BY:
James D. Foster, Esq.
Fidelis Law, PLLC
216 Centerview Dr., Suite 317
Brentwood, TN 37027
(615) 370-3010 / Fax (615) 371-8769

This instrument was prepared without the benefit of a title search and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Addresses New Owners:	***Send Tax Bills To:***	***Parcel ID***
MICHAEL E. CUNNINGHAM 407 Landon Drive Nashville, TN 37220	Same	14616014500
CINDY J. ROBBINS 5001 Trousdale Drive Nashville, TN 37220		
KENNETH A. CUNNINGHAM 9504 Goldsboro Circle Knoxville, TN 37922		

AFFIDAVIT OF HEIRSHIP

RE: **JEAN D. CUNNINGHAM**, deceased

Come now Michael E. Cunningham, Kenneth A. Cunningham, and Cindy J. Robbins, (hereinafter, "Affiants"), being persons over eighteen years of age, and being duly sworn, and by their signatures below, do state as follows:

1. That Affiants are familiar with the family history of their mother, JEAN D. CUNNINGHAM (hereinafter, "Deceased"), whom Michael E. Cunningham, Kenneth A. Cunningham, and Cindy J. Robbins know to be now deceased;

2. That Affiants know it to be true and state that the Deceased had been married to Edgar W. Cunningham, Affiants' father, who passed away on May 3, 2013;

3. That Affiants know it to be true and state that the Deceased never remarried and thus was unmarried at the time of her death on September 22, 2015;

4. That Affiants know it to be true and state that the Deceased only gave birth to three children, namely Michael E. Cunningham, Kenneth A. Cunningham, and Cindy J. Robbins, all of whom are still living, and that no children were ever adopted by the Deceased;

5. That Affiants know it to be true and state that the Deceased's Will was located at the time of Deceased's death, the Will left to her three children, namely, Michael E. Cunningham, Kenneth A. Cunningham, and Cindy J. Robbins certain real property located at 476 Rochelle Drive, Nashville, Davidson County, Tennessee, 37220;

6. The estate of the Decedent was administered, and subsequently closed on July 11, 2016, in a proceeding supervised by the Circuit Court for Davidson County, Tennessee, Probate Division, Case No. 15P-1797; and

7. That Affiants know it to be true and state that at the death of the Deceased, the Deceased was the owner of the aforementioned real property, property being described as follows, to wit:

> Land in Davidson County, Tennessee, being the southeasterly part of Tract "A" on the Map of Brentwood Hall, Section 5, as of record in Book 2133, page 127, Register's Office for Davidson County, Tennessee, and described according to a survey prepared by Hal R. Swann, Jr., Surveyor, on January 15, 1955, as follows:
>
> Beginning at a point in the northerly margin of Rochelle Drive at the southeasterly corner of Tract "A" on said plan, said point also being the southwesterly corner of Lot No. 129; thence with the northerly margin of Rochelle Drive south 79 degrees 48 minutes west 150 feet to a point; thence north 10 degrees 12 minutes west 122.3 feet to a point; thence north 69 degrees 8 minutes east 151.5 feet to a point; thence south 10 degrees 12 minutes east 141.2 feet along the westerly line of Lot 129 to the point of beginning, and containing .45 Acre, more or less.
>
> Being the same property conveyed to Jean Dozier Cunningham by deed from Margaret G. Dozier and husband, of record in Book 2296, page 129, said Register's Office.

FURTHER THE AFFIANTS SAITH NAUGHT.

[AFFIANTS' SIGNATURES ON THE FOLLOWING 3 PAGES]

Kenneth A. Cunningham

Date: 3/20/17

STATE OF TENNESSEE)
COUNTY OF KNOX)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Kenneth A. Cunningham**, affiant, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 20 day of March, 2017.

Diana McMillan
Notary Public

My Commission Expires: 2-4-18

Diana McMillan
State of Tennessee Notary Public
Knox County

Cindy J. Robbins

Date: 3/23/17

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Cindy J. Robbins**, affiant, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 23 day of March, 2017.

Notary Public
My Commission Expires: _____

ASHLEY B. LAWSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 12-19-2020

Michael E. Cunningham

Date: 3/21/17

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Michael E. Cunningham**, affiant, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 21st day of March, 2017.

Ashley B. Lawson
Notary Public
My Commission Expires: _____

ASHLEY B. LAWSON
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 12-19-2020