This instrument was prepared by:
Russ Cook & Associates, P.C.
5141 Virginia Way, Suite 220
Brentwood, TN 37027

NEW OWNER(S):

CHARLES E. EVANS
7606 KINARD RD.
PLANT CITY, FL 33565

SEND TAX NOTICES TO:

CHARLES E. EVANS
7606 KINARD RD.
PLANT CITY, FL 33565

Bill Garrett Davidson County
Batch# 30009 **AFFIDAVITH**
11/27/2017 02:57:58 PM 2 pgs
Fees: $12.00 Taxes: $0.00



20171127-0120746

MAP AND PARCEL NUMBER: Map 53, Group 14, Parcel 1.00

AFFIDAVIT OF HEIRSHIP

Tennessee Code Annotated § 30-2-712.

STATE OF FLORIDA

COUNTY OF HILLSBOROUGH

The undersigned, being duly sworn, deposes and says:

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

2. I reside at 7606 Kinard Road, Plant City, Florida, 33565.

3. I have personal knowledge of the matters stated in this Affidavit; I am the spouse of Judy Arlene Der, the granddaughter of Pearl B Evans.

4. Pearl B. Evans ("Decedent") died on July 16, 1991, in the city of Madison, county of Davidson, state of Tennessee. There was no probate estate administration for Decedent.

5. Decedent's spouse, S. E. Evans, died on August 17, 1962, in the city of Madison, county of Davidson, state of Tennessee. There was no probate estate administration for S. E. Evans.

6. The real property to which this Affidavit applies is located at 324 Nawakwa Trail, Madison, Davidson County, TN (the "Real Property"), more fully described as:

Being Lot No. 7 on the map of Nawakwa Hills of record in Book 874, Page 96, Registers Office for Davidson County, Tennessee.

Said Lot No. 7 fronts 104 feet on the northerly side of Nawakwa Trail and runs back between lines, 1294 feet more or less on the easterly line and 1267 feet more or less on the westerly line, to a dead line on which it measures 120 feet, containing 3.25 acres more or less.

For prior title to the Real Property, see Book 1344, Page 445 in the Register's Office of Davidson County, Tennessee.

6. Pearl B. Evans and S.E. Evans held title to the Real Property as Tenants by the Entirety.

7. Pearl B. Evans was predeceased by her spouse, S. E. Evans.

8. Facts pertinent to determine who is legally entitled to the estate of the Decedent at the time of the Decedent's death are:

   a. Pearl B. Evans was not remarried at the time of her death.

   b. Decedent was survived by one child, Charles E. Evans.

   c. Under the Tennessee Descent and Distribution Statute, Tenn. Code. Ann. § 31-2-104(b)(1), the estate of Pearl B. Evans' is vested one hundred percent (100%) in her surviving child, Charles E. Evans.

Signed this 13 day of NOVEMBER, 2017.

Kenneth H. Der

Kenneth Der, Affiant

Sworn to and subscribed before me this 13 day of Nov, 2017.

Notary Public

My Commission expires: 6-1-2020

POLLY WIGGINS NOTARY My Comm. Expires June 1, 2020 Comm. # FF 969221 PUBLIC STATE OF FLORIDA