This instrument was prepared by:

Brandi Norred Maiorino, Esq.
McKenzie Laird PLLC
3835 Cleghorn Ave., Suite 250
Nashville, TN 37215

Bill Garrett Davidson County
Batch# 50513 AFFIDAVITH
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20180123-0006955

AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, Linda L Miller, a Notary of Public, the undersigned, Robert G. McCullough, hereinafter referred to as Affiant, who after being first duly sworn, states as follows:

1. This Affidavit of Heirship is made pursuant to the provisions of T.C.A. 30-2-712.

2. That Affiant presently resides at the following address 112 Patricia Lee Ct., Franklin, TN 37069.

3. That Affiant, personally knew Geraldine Anne Miller, deceased, hereinafter referred to as Decedent for over 38 years, and has personal knowledge of the family of the Decedent.

4. The real property to which this Affidavit applies is located at 5132 Pritchett Drive, Nashville, Davidson County, Tennessee, which is more fully described in the Warranty Deed of record in, Book 3026, Page 229 in the Register's Office of Davidson County, Tennessee and attached hereto as Exhibit A (the "Property").

5. On November 22, 2017, the Decedent died at Burton Court at the Blakeford, Nashville, Davidson County, Tennessee.

6. The Property was owned by the Decedent at the time of the Decedent's death.

7. At the time of the Decedent's death, the Decedent resided at Burton Court at the Blakeford, Nashville, Davidson County, Tennessee.

8. The estate of the Decedent was not administered in a proceeding supervised by a court.

9. The Decedent was not married at the time of her death.

10. The following persons are all of the children of the Decedent, natural born or adopted, living or deceased: Russell E. Miller, Jr.

Further Affiant said not.

Affiant

Sworn to and subscribed before me this 23rd day of January, 2018.

My Commission expires: 1-8-2019

Notary Public

LINDA L. MILLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-08-2019

{00053088.1}

Exhibit A
Warranty Deed to Property

For and in consideration of the sum of $ 10.00
TEN AND NO/100 ---------- DOLLARS
cash in hand paid by the grantees herein and other good and valuable considerations, receipt of which is hereby acknowledged, and the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of a note dated November 4, 1958, executed by the grantors herein, payable to Guaranty Mortgage Company of Nashville, for the original sum of $14,100.00, with interest at 5% per annum, both principal and interest payable $77.97 monthly, beginning December 1, 1958, final payment November 1, 1988, and secured by a Deed of Trust of record in Book 2869, page 253, Register's Office for Davidson County, Tennessee; said debt having since been assigned to The Bowery Savings Bank, by instrument of record in Book 2870, page 376, said Register's Office.

we, MELVIN G. WHITE, JR. AND WIFE, MARY GLADYS WHITE

have bargained and sold, and by these presents do transfer and convey unto the said

RUSSELL E. MILLER AND WIFE, GERALDINE E. MILLER

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 964 on the Plan of Brentwood Hall, Section IX, of record in Book 2331, page 92, Register's Office for said County.
Said Lot No. 964 fronts 107.7 feet on the westerly side of Pritchett Drive and runs back 216.3 feet on the northerly line and 223.7 feeton the southerly line to a dead line in the rear on which it measures 97 feet.
Being the same property conveyed to Melvin G. White, Jr. and wife, Mary Gladys White, by deed from Jim C. Murrah and wife, of record in Book 2812, page 363, said Register's Office.

The above described property is being conveyed subject to Restrictions of record in Book 2488, page 489, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said RUSSELL E. MILLER AND WIFE, GERALDINE E. MILLER

their heirs and assigns, forever.

And we do covenant with the said RUSSELL E. MILLER AND WIFE, GERALDINE E. MILLER

that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except as hereinabove set-out.

And we, the grantors

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said grantees

their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 20th day of January, 19 60

Melvin G. White, Jr.
Mary Gladys White

STATE OF TENNESSEE
SUMNER
~~DAVIDSON~~ COUNTY

Personally appeared before me, ... JR., a Notary Public in and for said County and State, the within named Melvin G. White and wife, Mary Gladys White

the bargainor s., with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at ... Gallatin, Tennessee, this 21 day of January, 19 60

Commission expires 27-1960

Notary Public

69007
D

Warranty Deed
G-13502 mas

FROM
MELVIN G. WHITE, JR. ET UX

TO
RUSSELL E. MILLER ET UX

PLEASE RETURN TO

STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 22 JAN A.D. 1960
at 3:03 o'clock P.M.
Noted in Book 3026 Page 34
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
LAWYERS TITLE INSURANCE CORPORATION
of Virginia

I, Talbott P. Ottinger, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Talbott P. Ottinger

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a notary public for this county and state, Talbott P. Ottinger who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: 1-8-2019

