Bill Garrett Davidson County
Batch# 81975 AFFIDAVITH
04/17/2018 03:28:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20180417-0036227

This instrument prepared by:
Sherrard Roe Voigt & Harbison, PLC (CLL)
150 3rd Ave. South, Suite 1100
Nashville, Tennessee 37201

Affidavit of Heirship

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Re: Property described in Book 6832, page 906, Register's Office for Davidson County, Tennessee. Map/Parcel Number 093 04 0 101.00

Clara J. Copeland, hereinafter referred to as Affiant, being first duly sworn, make oath as follows:

1. That Affiant is older than eighteen (18) years of age and a resident of the State of Tennessee; and resides at the following address: 3860 Woodward Drive, Nashville, TN 37207.

2. That Affiant personally knew Edward Ervin Epps, hereafter referred to as the Decedent, and has personal knowledge of the family of the Decedent by reason of the fact that Affiant was a longtime family friend of the Decedent and his siblings.

3. That Affiant knew that at the date of death, the Decedent owned real estate located at 1000 Lenore Street in Davidson County, Tennessee, more particularly described on the attached **Exhibit A**.

4. That the Decedent died intestate on or about December 9, 2011 leaving his siblings, William L. Epps and Willie L. Epps, as his sole heirs-at-law and, at the time of his death, Decedent had no other living heirs.

5. That the Decedent's sister, Willie L. Epps, being one of the Decedent's two heirs-at-law, died intestate on or about January 1, 2018 leaving as her sole heir-at-law, a daughter, Kristina Renee Kirk, and no other living heirs.

6. This Affidavit is freely given pursuant to T.C.A. §30-2-712, et seq.

Date as of the 16th day of April, 2018.

Clara J. Copeland

Clara J. Copeland, Affiant

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Clara J. Copeland, the within named Affiant, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath that the statements contained in the foregoing Affidavit are true of Affiant's own knowledge and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Nashville, Tennessee, as of the 16th day of April 2018.

Carla L Lovell
NOTARY PUBLIC

My commission expires: 7-6-2020



NOTARY PUBLIC
Carla L. Lovell
My Commission Expires
July 06, 2020
STATE OF TENNESSEE

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EXHIBIT A
To Affidavit of Heirship

Land in Davidson County, Tennessee, being Lot No. 18 on the Plan of Haynie's Central Park, as of record in Book 161, page 116, Register's Office of Davidson County, Tennessee.

Said Lot No. 18 fronts 50 feet on the southerly margin of Lenore Street and extends back between parallel lines 164.0 feet to a dead line in the rear on which measures 50 feet thereon.

Being the same property conveyed to Edward Ervin Epps, by James E. Carey and wife, Elois T. Carey, by deed of record in Book 6832, Page 906, Register's Office for Davidson County, Tennessee.

This is improved property located at 1000 Lenore Street, Nashville, TN 37206.

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CERTIFICATE OF AUTHENTICITY

I, Carla L. Lovell, 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.

Carla L. Lovell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared, Carla L. Lovell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledges this certification of an electronic document is true and correct.

WITNESS my hand and seal at office in Nashville, Tennessee, this 7th day of April, 2018.

Notary Public

My Commission Expires: 9/7/2021

BEVERLY SEBASTIAN
STATE OF TENNESSEE NOTARY PUBLIC
My Comm. Exp. Sept. 7, 2021
DAVIDSON COUNTY