Bill Garrett Davidson County
Batch# 83681 AFFIDAVITH
04/23/2018 11:26:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20180423-0037959

This instrument prepared by:
Robert J. Notestine III, Attorney at Law
109 Kenner Avenue, S-201
Nashville, TN 37205

Re: Property Address
6516 Mercomatic Ct.
Nashville, TN 37209

AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSEE}
COUNTY OF DAVISON}

The undersigned Affiant, being first duly sworn, deposes and states under oath as follows:

1. David Donahue, Priscilla Donahue, and Jennifer Kostrzewa were the only children born or adopted by David Donahue who died on January 7, 2018 and wife Mary D. Mohan who died on April 11, 2014.

2. Since Mary D. Mohan predeceased her husband, David Donahue, he was the owner of the following parcel of real estate when he died on January 7, 2018, as the sole surviving tenant by the entirety.

Land in Davidson County, Tennessee, described as follows in the last deed of record:

See Exhibit A which is incorporated herein by this reference.

3. Upon the death of David Donahue his children, David Donahue, Priscilla Donahue, and Jennifer Kostrzewa, obtained his interest in the above described property by descent and distribution as his sole heirs at law.

4. This Affidavit is executed and intended for the express purpose of being an Affidavit of Heirship pursuant to the provisions of Tennessee Code Annotated 30-2-712. The undersigned acknowledges that he or she has executed this affidavit of his or her own free will and will be subject to any penalty described in TCA 30-2-712 if he or she knowingly makes any false statements herein.

5. The undersigned affiant knew the above- named decedents for 31 years.

6. The undersigned affiant knew the decedents personally based on the following relationship: personal friend.

Further the Affiant Saith Not.

Jeffrey Ballner

STATE OF New York)
COUNTY OF Niagara)

Personally appeared before me, Jeffrey Ballner, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Citizens Bank, Niagara Falls this 27th day of March, 2018.

Notary Public

My Commission Expires: 03/02/2019

SAMUEL LEE KLINGER II
Notary Public - State of New York
No. 01-KL6320377
Qualified in Erie
My Commission Exp. 03/02/2019

EXHIBIT A

A certain tract or parcel of land in Davidson County, Tennessee, being described as follows to-wit;

Land in the 8th Civil District of Davidson County, Tennessee, being Lot No. 804 on the Plan of Charlotte Park, Section 22, as of record in Book 3700, pages 67 and 68, Register's Office for said County.

Said Lot No. 804 fronts 75 feet on the southeasterly side of Mercomatic Court and runs back 138.8 feet on the northeasterly line and 143 feet on the southwesterly line, to a line in the rear on which it measures 75.1 feet.

Being the same property conveyed to Kenneth J. Dreier and wife, Glenda Dreier from Stuart S. Walden, Jr. and wife, Janice S. Walden by Warranty Deed dated June 23, 1972 and recorded June 26, 1972 in Book 4613, page 491, Register's Office for Davidson County, Tennessee.

This conveyance is subject to easements and/or setback lines of record in Book 3700, page 67, Restrictions of record in Book 4017, page 699, Sewer Easement of record in Book 5293, page 566, Register's Office for Davidson County, Tennessee.

Mary D. Mohan has since died and upon her death, title was vested in David Donahue as the sole surviving tenant by the entirety. David Donahue died on January 7, 2018. Upon his death, title vested in David Donahue, Priscilla Donahue, and Jennifer Kostrzewa, as their sole surviving heirs at law.

This is improved real property commonly known as 6516 Mercomatic Ct. Nashville, TN 37209