This Instrument prepared by and

upon recordation return to:

THE BLAIR LAW FIRM
Attorneys at Law
1608 Westgate Circle, Suite 100
Brentwood, Tennessee 37027
(615) 953-1122

GRANTEE(S):

CLIFF EDWARD ROGGE
3795 WHITETAIL COURT
MEAD, COLORADO 80542

CAROL MARIE ROGGE
3795 WHITETAIL COURT
MEAD, COLORADO 80542

Bill Garrett Davidson County
Batch# 91434 **AFFIDAVITH**
05/14/2018 10:50:09 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20180514-0045797

SEND TAX NOTICES TO:

CLIFF AND CAROL ROGGE
3795 WHITETAIL COURT
MEAD, COLORADO 80542

PARCEL ID: 105160C00300CO

AFFIDAVIT OF HEIRSHIP

Tennessee Code Annotated § 30-2-712

STATE OF COLORADO)
COUNTY OF Weld)

The undersigned, being duly sworn, makes oath as follows:

1. Our names are **Cliff Edward Rogge** and **Carol Marie Rogge**. We will refer to ourselves in this Affidavit as the Affiant or Affiants.

2. We are both over the age of eighteen and we each have personal knowledge of the matters stated in this Affidavit.

3. We reside at 3795 Whitetail Court, Mead, Colorado 80542.

4. We were married on June 1, 1985 and we have three children: Ryan Andrew Rogge (DOB August 5, 1986); Ashley Marie Rogge (DOB April 27, 1988); and, Shane Edward Rogge (DOB September 10, 1992).

5. Our daughter, Ashley Marie Rogge, died on February 6, 2018. At the time of her death, our daughter was in the military and lived in Clarksville, Montgomery County, Tennessee; however, she was domiciled in the state of Colorado and an intestate administration was

opened on March 28, 2018 in

6. Ashley Marie Rogge was not married at the time of her death and she did not have any children, living or predeceased.

7. Ashley Marie Rogge owned real property in the county of Davidson, state of Tennessee. The real property to which this Affidavit applies is further described on the attached Exhibit A.

Each Affiant makes oath that, to the best of his or her information and belief, the information contained herein is true, accurate and complete.

Cliff Edward Rogge, Affiant

Carol Marie Rogge, Affiant

Sworn to and subscribed before me by **Cliff Edward Rogge** and **Carol Marie Rogge** this 7th day of May, 2018.

HANNA M LUCERO
Notary Public - State of Colorado
Notary ID 20184010728
My Commission Expires Mar 7, 2022

Notary Public

My Commission Expires: March 7, 2022

BEING a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 410105, Building No. C-1, as specified on the Plat shown in the Declaration of Covenants, Conditions, Restrictions and Bylaws, on the Plan of Park at Melrose Heights, a Condominium Development, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by the Declaration of Covenants, Conditions, Restrictions and Bylaws for Park at Melrose Heights, a Condominium Development, of record in Instrument No. 20140903-0080570, amended in Instrument No. 20150211-0012545, Second Amendment of record in Instrument No. 20150223-0015231, and Third Amendment of record in Instrument No. 20160524-0051837 and Assignment of Declarant's Rights as of record in Instrument No. 20151019-0106253, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Declaration of Covenants, Conditions, Restrictions and Bylaws. Reference is hereby made to the plan of Park at Melrose Heights, a Condominium Development, for placement of Units, as set out on Exhibit "D", Parts C1 and C2 on the Third Amendment to the Declarations, of record in Instrument No. 20160524-0051837, said Register's Office, for a more complete identification and description of such Unit.

BEING part of the same property conveyed to Park at Melrose Heights II, LLC, a Tennessee limited liability company, by Quitclaim Deed dated October 26, 2015, from 440 Business Center Partners, a Tennessee general partnership, of record in Instrument No. 20151026-0108676 (value or consideration shown in aforementioned Deed $-0-), and having been part of the same property conveyed to 440 Business Center Partners, a Tennessee general partnership by Executor's Deeds, dated April 24, 2008 from Carleen B. Waller and Dodson B. Waller, Co-Executors of the Estate of Raymond W. Waller, of record in Instrument No. 20080425-0042540 (value or consideration shown in aforementioned Deed $1,650,000.00), and in Instrument No. 20080425-0042541 (value or consideration shown in aforementioned Deed $-0-), Register's Office for Davidson County, Tennessee. Also being part of the same property conveyed to 440 Business Center Partners, a Tennessee general partnership, by Quitclaim Deed dated April 24, 2008, from Craighead Development, LLC, a Tennessee limited liability company, of record in Instrument No. 20080425-0042542, said Register's Office (value or consideration shown in aforementioned Deed $-0-).

THE conveyance of the above described parcel of land is subject to the following:

1) All matters shown on the Plan as set out on Exhibit "D," Parts C1 and C2 on the Third Amendment to the Declaration of Covenants, Conditions, Restrictions and By-Laws, of record in Instrument No. 20160524-0051837, said Register's Office;

2) The Premises herein conveyed is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject Declaration of Covenants, Conditions, Restrictions and By-Laws establishing a Horizontal Property Regime of Park at Melrose Heights, a Condominium Development, of record in Instrument No. 20140903-0080570,amended in Instrument No. 20150211-0012545, Second Amendment of record in Instrument No. 20150223-0015231 and Third Amendment of record in Instrument No. 20160524-0051837 and Assignment of Declarant's Rights of record in Instrument No. 20151019-0106253, Register's Office for Davidson County, Tennessee;

3) Declaration of Restrictions and Covenants for Stormwater Facilities and Systems of record in Instrument No. 20151120-0117818, Register's Office for Davidson County, Tennessee;

4) Charter of Park at Melrose Heights Condominium Association, Inc., of record in Instrument No. 20140820-0075537, said Register's Office;

5) Matters shown on Plan of record in Book 332, Page 90, Register's Office for Davidson County, Tennessee;

6) Easement for Sanitary Sewers and/or Storm Drainage, of record in Book 4251, Page 953, said Register's Office;

7) Easements retained by Metro Government pursuant to an alley closure, of record as Bill No. 087-22 in the Metro Clerk's Office, closing Alley No. 1833 East of Canady Avenue and Bill No. BL2008-255 closing Alley No. 1834;

8) Application to Combine Parcels, of record in Instrument No. 20080508-0047907, Register's Office for Davidson County, Tennessee;

9) Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage, Water Mains, Pumps and Appurtenance, of record in Instrument No. 20081103-0108990, Register's Office for Davidson County, Tennessee;

10) Inspection and Maintenance Agreement for Private Stormwater Management Facilities, of record in Instrument No. 20081103-0108951, Register's Office for Davidson County, Tennessee;

11) All matters set forth in the Declaration Establishing 440 Business Center Land Condominium, of record in Instrument No. 20111209-0096389, as amended by Instrument No. 20130904-0093227, Register's Office for Davidson County, Tennessee, and to which reference is hereby made for more particulars as if copies verbatim;

12) All matters shown on the plan of record as Exhibit "D" of the Declaration of record in Instrument No. 20111209-0096389, as amended by Instrument No. 20130904-0093227, said Register's Office;

13) Rights of others in and to the common areas/elements;

14) Subject to the lien for special assessments contain in Declaration Establishing 440 Business Center Land Condominium;

15) Taxes for the current year which have been prorated and were paid by the Grantor herein for entire acreage and the subsequent years, not yet due and payable.

This is improved property, known as: 410 Rosedale Avenue #105, Nashville, TN 37211.