THIS INSTRUMENT PREPARED BY: **Martin Heller Potempa & Sheppard** 2122 21st Avenue South Nashville, Tennessee 37212 (615) 800-7096 Bill Garrett Davidson County Batch# 114579 **AFFIDAVITH** 07/11/2018 08:59:29 AM 2 pgs Fees: $12.00 Taxes: $0.00 20180711-0066762	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: $0.00 Nancy M. Lovvorn Subscribed and sworn to before me, this 3 day of July 2018. NOTARY PUBLIC My Commission Expires: 03-13-2019 TESSA LAWSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Nancy M. Lovvorn 408 Benzing Rd. Antioch, TN 37013	New Owner	Map & Parcel: 162-10/13

AFFIDAVIT OF HEIRSHIP

1. My name is Nancy M. Lovvorn ("Affiant"). I am an adult resident of the State of Tennessee. I am competent to give the testimony in this sworn Affidavit, and my testimony herein is based upon my personal knowledge.

2. Thomas Howard Lovvorn ("Decedent") died on June 7, 2007. A copy of the Certificate of Death is attached as **Exhibit 1.**

3. At the time of his death, Decedent had an ownership interest in certain improved real property located at 408 Benzing Road, Antioch, TN 37013 (the "Property"), which is more fully and particularly described as follows:

> Being Lot No. 13 on the Plan of Brookview Estates, Section I, as of record in Book 4460 Page 103, Register's Office for said County, to which plan reference is here made for a more complete description.
>
> Being the same property conveyed to Thomas H. Lovvorn and wife, Nancy M. Lovvorn from J. Kevin Riordan and wife, Judy G. Riordan, by deed of record in Book 5160, Page 664, Register's Office for Davidson County, Tennessee.

4. Decedent died intestate. At the time of his death, Decedent was married to Affiant and had one adult child, Jeffrey H. Lovvorn. No probate estate has been opened, nor is one expected to be opened. To the best of Affiant's knowledge, Decedent was not enrolled in TennCare.

5. Affiant and Decedent originally owned the Property as husband and wife. Prior to Decedent's death, Nancy M. Lovvorn transferred her one-half (1/2) ownership interest in the Property to the Lovvorn Revocable Living Trust, Nancy M. Lovvorn, Trustee, dated March 28, 2000 (the "Lovvorn Trust"), thereby severing the right of survivorship with Decedent and creating tenancy in common. Pursuant to Tenn. Code Ann. § 31-2-103, Decedent's one-half (1/2) ownership interest in the Property vested in Affiant and Decedent's son, Jeffrey H. Lovvorn, immediately upon his death. As of the filing of this Affidavit, ownership of the Property remains vested as follows:

Nancy M. Lovvorn/Affiant	25%
Jeffrey H. Lovvorn	25%
Lovvorn Trust	50%

FURTHER AFFIANT SAYETH NOT.

SWORN this 3RD **day of July 2018.**

Nancy M Lovvorn

Nancy M. Lovvorn

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Now having first been sworn, the above-named Nancy M. Lovvorn, Affiant, appeared before me and proved his identity to me by a government issued photograph identification card, and gave the testimony in this Affidavit for the purpose(s) stated herein.

Sworn to and subscribed before me, the undersigned Notary Public, this 3 day of July 2018.

Tessa Lawson

Notary Public

My commission expires: 03-03-2020

TESSA LAWSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY