This instrument was prepared by:
Russ Cook & Associates, P.C.
5141 Virginia Way, Suite 220
Brentwood, TN 37027

New Owner(s):

Patty Etheridge
11136 Atrium Way
Matthews, NC 28105

Vickie Hill
3214 Reno Court
Walkertown, NC 27051

Daniel Cockerham
3214 Reno Court
Walkertown, NC 27051

Karen Y Johnson Davidson County
Batch# 174863 **AFFIDAVITH**
12/17/2018 11:11:00 AM 2 pgs
Fees: $12.00 Taxes: $0.00



20181217-0122375

MAP AND PARCEL NUMBER: **Map & Parcel:** 116 03 0J 001.00 CO

AFFIDAVIT OF HEIRSHIP

Tennessee Code Annotated § 30-2-712.

STATE OF NORTH CAROLINA
COUNTY OF MECKLENBURG

The undersigned, being duly sworn, deposes and says:

1. My full name is Patty Etheridge. I will refer to myself in this Affidavit as the Affiant.

2. I reside at 11136 Atrium Way, Matthews, NC 28105.

3. I have personal knowledge of the matters stated in this Affidavit; I am the sister of Peggy Cockerham.

4. Peggy Cockerham ("Decedent") died on November 13, 2018, in the city of Charlotte, county of Mecklenburg, state of North Carolina. A probate estate has not been opened for the decedent.

5. The real property to which this Affidavit applies is a one hundred percent (100%) interest in property located at 133A Woodmont Blvd, Nashville, Davidson County, TN (the "Real Property"), more fully described as:

Land in Davidson County, Tennessee, being Unit No 133A as shown on the Master Deed establishing a Planned Unit Development with Private Elements for Woodmont Waye, of record in Instr. 20060418-0044061, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Peggy Cockerham by deed from Woodmont Waye, LLC, of record in Instr. 20070507-0054918, Register's Office for Davidson County, Tennessee.

6. Facts pertinent to determine who is legally entitled to the estate of the Decedent at the time of the Decedent's death are:

   a. Decedent was not married at the time of her death and has no living descendants or parents.

   b. Decedent was survived only by her three siblings, namely: Patty Etheridge, Vickie Hill, and Daniel Cockerham.

   c. Under the Tennessee Descent and Distribution Statute, Tenn. Code. Ann. § 31-2-104(b)(1), the estate of Peggy Cockerham's interest in the aforementioned real property is vested as follows:

      a. Patty Etheridge, a one third (1/3) interest as Tenants in Common;
      b. Vickie Hill, a one third (1/3) interest as Tenants in Common; and
      c. Daniel Cockerham, a one third (1/3) interest as Tenants in Common.

Signed this 6 day of December, 2018.

Patty Etheridge

Patty Etheridge

Sworn to and subscribed before me this 6th day of December, 2018.

Robin M. Robinson

Notary Public

My Commission expires: March 13, 2022

ROBIN M. ROBINSON NOTARY PUBLIC MECKLENBURG COUNTY