This instrument prepared based on information provided by the parties and not independent verification by:
C. Michael Robinson
Harrington Law Office
215 Seventh Avenue North
Nashville, Tennessee 37208-2605
Telephone: (615) 320-9977
Facsimile: (615) 320-9929

Map & Parcel: 043 14 0 157.00
Address New Owner:
Cynthia Sullivan
800 E Old Hickory Blvd
Madison, TN 37115

Karen Y Johnson Davidson County
Batch# 175490 AFFIDAVITH
12/18/2018 01:30:13 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20181218-0122921

AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned having been first duly sworn according to law, deposes and states as follows:

1. That they have personal knowledge of the matters stated in this Affidavit.

2. That Herman Sullivan, Jr. died intestate on September 27, 2018 leaving no spouse, no children, and one sister: Cynthia Sullivan.

3. That at the time of his death, Herman Sullivan, Jr. was sole owner of fee simple interest in the property located at 800 E. Old Hickory Blvd. Madison, TN 37115 and more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot Nos. 3 and 4, Block B on the Plan of Yowell Place, of record in Book 974, page 61, Register's Office for said County.
>
> Said property fronts together 50 feet on the southerly margin of Old Hickory Boulevard and extends back between parallel lines, 227 feet to a dead line.
>
> Being the same property conveyed to Allan B. Kennedy and wife, Deborah K. Kennedy, by Deed from Marjorie B. Kennedy of record in Deed Book 5670, page 340, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Herman Sullivan, Jr. by Deed from Allan B. Kennedy and wife, Deborah K. Kennedy in Deed Book 6111 Page 823, Register's Office for Davidson County, Tennessee.

This is improved property known as 800 E. Old Hickory Blvd. Madison, TN 37115.

4. That the undersigned, Cynthia Sullivan, is the sole surviving heir of the decedent.

5. That Cynthia Sullivan owns the above referenced property in fee simple interest.

6. That there are no debts or encumbrances remaining that are or might become a lien in the aforementioned real estate.

7. That *Tenn. Code Ann.*§ 67-4-409(a)(3)(D) exempts this instrument from tax and *Tenn. Code Ann.* § 67-4-409(a)(5) further provides the valuation oath is unnecessary, said Affidavit being use to evidence transfer of title to the property to a beneficiary.

FURTHER, AFFIANTS SAY NOT.

Dated this the 17th day of Dec, 2018.

Cynthia Sullivan
CYNTHIA SULLIVAN

OATH

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared, **CYNTHIA SULLIVAN,** to me known or proved to me on the basis of satisfactory evidence to be the person described in and who executed the foregoing instrument and acknowledged that he or she executed the same as his or her free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal at my office in said County, on this the 17th day of December, 2018.

CHARLES MICHAEL ROBINSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 12-7-2020

Charles Robinson
NOTARY PUBLIC

My Commission Expires: 12-7-20