Prepared by
Sidwell & Barrett, P.C.
121 First Avenue South
Franklin, TN 37064

AFFIDAVIT OF HEIRSHIP
HOLD HARMLESS AND INDEMNITY AGREEMENT

Pursuant to TCA Section 30-2-712
For the Purpose of Documenting
Title for Property Located at
4701 Greystone Street, Antioch, TN 37013
Owned by Aubrey F. Walker
Of Record in 20000425-0041121
Register's Office for Davidson County, Tennessee

Karen Y Johnson Davidson County
Batch# 177392 AFFIDAVITH
12/26/2018 08:41:25 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20181226-0124760

After being duly sworn the undersigned, Linda Sue Napier, avers as follows:

1. That she is familiar with the estate and heirs of Aubrey F. Walker, a resident of Davidson County, Tennessee, having had personal knowledge of him and his family in the capacity of personal friend for over Forty (40) Years;
2. That Aubrey F. Walker owned real estate located at 4701 Greystone Street, Antioch, Davidson County, Tennessee as evidenced by a deed for record in Instrument NO. 20000425-0041121 Register's Office for Davidson County, Tennessee;
3. That Aubrey F. Walker died testate on September 30,2018, but his heirs have decided not to probate the will thus vesting the property in his heirs at law;
4. The only known last will and testament of Aubrey F. Walker devises the subject property specifically to Aubrey E. Walker of record in Instrument No. 20181019-0103923, said Register's Office.
5. That at the time of his death, Aubrey F. Walker was unmarried having been preceded in death by his wife, Bonnie Elizabeth Walker who died on May 29, 2006
6. That at the time of his death, Aubrey F. Walker had one son, Aubrey E. Walker;

7. That as a result of the death of Aubrey F. Walker, his only heir at law was his son Aubrey E. Walker;
8. That Aubrey E. Walker is above the age of majority and not under any type of disability;
9. That the undersigned is aware this affidavit is made for the purpose of establishing the heirs of Aubrey F. Walker and that it will be relied on by Stewart Title Company, First American Title Company, Smith, Sholar, Milliken, PLLC and Sidwell & Barrett, P.C. to certify proper transfer and title to the any real estate owned by Aubrey F. Walker including but not limited to that property located at 4701 Greystone Street, Antioch, TN 37013 as more fully described in Exhibit B attached hereto and incorporated herein by reference;
10. That the undersigned agrees to indemnify and hold harmless, Stewart Title Company, First American Title Company, Smith, Sholar, Milliken, PLLC, Sidwell & Barrett, P.C., Donald R. Barrett, Jr., and K. Thomas Sidwell from any and all claims that may be made against them by or on account of the death of Aubrey F. Walker, whether they be for debts, claims, judgments, or Federal Estate Tax, whether they be currently existing or arising in the future regarding any claim on any property owned by Aubrey F. Walker as a result of providing false and misleading information.

Executed this 20th day of December, 2018

Linda Sue Napier

STATE OF Tennessee
COUNTY OF Williamson

Personally before me, the undersigned, a Notary Public in and for the aforesaid state and county, Linda Sue Napier, with whom I am personally acquainted and who acknowledged she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal in office this 20th day of December, 2018.

Notary Public

My Commission Expires: 10/31/2020

TONJA BARRON NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY