Prepared by: Providence Title, LLC, 25 Century Blvd., Ste. 402, Nashville, TN 37214

AFFIDAVIT OF HEIRSHIP
as to
Leona S Duncan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 9th day of **January, 2019**, before me personally appeared **Debrah Bryant**, "Affiant," who having been duly sworn, deposes and says:

That Affiant understands that this affidavit is given under penalty of perjury for any false information provided herein.

That Affiant is at least eighteen (18) years of age and is a resident citizen of Davidson **County**, residing at 1120 Poplar Pl., Nashville, TN 37216.

That Affiant was personally acquainted with **Leona S Duncan**, "Decedent," during Decedent's lifetime and was familiar with Decedent's family history;

That Decedent was also known as **Leona Sheridan Duncan**.

That Affiant was **an/a God-Daugther** of the Decedent's husband.

That Decedent died on or about **July 17, 2017** and that the decedent's place of residence and homestead at the time of death, was as follows: **812 Westchester Drive, Madison, TN 37115,**

That Decedent was survived by the following person(s):

	Name
Surviving Spouse:	**Austin R Duncan**
Surviving Children:	**Kimberly Dawn Martin**
Deceased Children:	**None**
Adopted Children:	**None**
Children of Deceased or Adopted Children:	**None**

Karen Y Johnson Davidson County
Batch# 182121 **AFFIDAVITH**
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That Decedent left no other children, deceased children or adopted children or descendants of deceased or adopted children.

That all persons above named are at least eighteen (18) years of age, except:

Names(s) of Minor(s), if any: **None**

That Affiant acknowledges and agrees that all statements and representations in this Affidavit will be relied upon by a title underwriter in the issuance of its title policy covering the premises described as follows:

Being Lot No 19 on the Plan of Cumberland Gardens, Section VIII, as of record on Plan Book 3300, Page 82, Register's Office for Davidson County, Tennessee.

Property Address: 1812 26th Ave N, Nashville, TN 37208

Affiant further understands that whoever willfully, corruptly and falsely swears to any statement in any such affidavit know by such person to be false, or about which such person does not have sufficiently definite knowledge to justify the making of such a sworn statement, and such statement is false, commits a Class E Felony (T.C.A. Section 30-2-712(f). Affiant also understands that these statements may be relied upon by a subsequent lender, settlement agent and or title underwriter/company for the purpose of proceeding with the closing of a loan as well. Affiant

further agrees to indemnify any and all parties relying on the statements made herein, that incurs damages arising directly from any false or misleading statement herein made.

That Decedent did not leave a will.

Further the Affiant sayeth not.

Debrah Bryant - Affiant

Individual Notary Acknowledgement

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Debrah Bryant** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office on this 9th date of **January, 2019.**

Notary Public

My Commission Expires: 3-10-19

Tax Parcel No.: **053A D 02100**

Mail Tax Bills to: 3913 Oxlow Drive Nashville TN 37204

LORI JEAN MANGRUM
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-10-2019