Karen Johnson Davidson County
Batch# 196695 AFFIDAVITH
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Fees: $12.00 Taxes: $0.00
20190219-0015116

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

AFFIDAVIT OF HEIRSHIP
as to
Ben Hix

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 19th day of **February, 2019**, before me personally appeared **Tobi Ogden**, "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 512 Inwood Dr., NASHVILLE, TN. 37211.

That Affiant was personally acquainted with **Ben Hix**, "Decedent," during Decedent's lifetime and was familiar with Decedent's family history;

That Decedent was also known as Benjamin Steve Hix

That Affiant was an/a **Best Friend** of the Decedent.

That Decedent died on or about September 20, 2011 and that the decedent's place of residence and homestead at the time of death, was as follows: **2310 Aubrey Drive, Nashville, TN 37214**

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

	Name
Surviving Spouse:	**Mary Irene Hix**
	Name
Surviving Children:	**None**
	Name
Deceased Children:	**None**
	Name
Adopted Children:	**None**
	Name
Children of Deceased or Adopted Children:	**None**

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. 243 on the Plan of Maplecrest Subdivision, of record in Plat Book 1835, Pages 27-28, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Property Address: 2310 Aubrey Drive, Nashville, TN 37214

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.

Tobi Ogden - 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 **Tobi Ogden** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office on this 19th date of **February, 2019.**

Notary Public

My Commission Expires: 9/25/19

VENIKKIA BRANCH
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Certificate of Authenticity

I, ASHLEE D PAGE, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Venikkia Cunningham a notary public for this county and state, Ashlee D. Page who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/25/19

VENIKKIA CUNNINGHAM
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 9-25-2019