Karen Johnson Davidson County
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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

After being duly sworn the undersigned, Sandy Birge, avers as follows:

1. That she is familiar with the estate and heirs of Rita D. Brooks (deceased) having had personal knowledge of her and her family in the capacity of family friend for over 25 Years;

2. That Rita D. Brooks, a resident of Davidson County, Tennessee, died on February 2, 2013 at the age of Seventy-One (71) years;

3. That Rita D. Brooks died intestate;

4. That, at the time of her death, Rita D. Brooks was unmarried;

5. That at the time of her death Rita D. Brooks had three (3) children, all of whom survived her, as follows:

   A. Tanya B. Wilson

   B. Vicki Brooks

   C. Mark Edward Brooks

6. As a result of the death of Rita D. Brooks her heirs at law are:

   A. Tanya B. Wilson

   B. Vicki Brooks

   C. Mark Edward Brooks

   That all of the named heirs at law of Rita D. Brooks are above the age of majority and none are under any type of disability;

7. That the undersigned is aware this affidavit is made for the purpose of establishing the

heirs of Rita D. Brooks and that it will be relied on by Solomon Parks Title & Escrow, Stewart Title Company, Lenders Title Group and Sidwell & Barrett, P.C. to certify proper transfer and title to the any real estate owned by Rita D. Brooks including but not limited to that property located at 502 Scholarship Drive, Nashville, TN 37209 (See Exhibit A attached for complete legal description);

8. That the undersigned agrees to indemnify and hold harmless, Solomon Parks Title & Escrow, Stewart Title Company, Lenders Title Group, 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 Rita D. Brooks, whether they be for debts, claims, judgments, Federal Estate Tax or State Inheritance Tax, whether they be currently existing or arising in the future regarding any claim on any property owned by **Rita D.** Brooks as a result of providing false and misleading information.

Executed this 11th day of March, 2019.

Sandy Birge

Sandy Birge

STATE OF Tennessee
COUNTY OF Davidson

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

Witness my hand and seal in office this 11th day of March, 2019.

Notary Public

My Commission Expires: February 20, 2023

CHRISTOPHER R. JACKSON
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY

EXHIBIT "A"
LEGAL DESCRIPTION

File No.: 355712

Land in Davidson County, Tennessee, being Lot No. 372, on the plan of Charlotte Park, Section Five, of record in Plat Book 2663, Pages 111-112, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

True Copy Certification

I, Michelle W. Locke, do hereby make oath that I am 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.

Michelle W Locke
Signature

State of Tennessee
County of Williamson

Personally appeared before me, Amber Roberts, a notary public for this county and state, Michelle W. Locke, who acknowledges that this certification of an electronic document **is true** and correct and whose signature I have witnessed.

Amber Roberts
Notary Public

My Commission Expires: 8/29/20

