Karen Johnson Davidson County
Batch# 215347 AFFIDAVITH
04/09/2019 09:05:49 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190409-0032077

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

AFFIDAVIT OF HEIRSHIP
as to
Rose N Irvine

STATE OF WEST VIRGINIA
COUNTY OF MORGAN

On this 4th day of **April, 2019**, before me personally appeared **Wendell Jones**, "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 **Morgan County**, residing at **210 Lamontay Lane, Great Cacapon, WV 25422.**

That Affiant was personally acquainted with **Rose N Coker**, "Decedent," during Decedent's lifetime and was familiar with Decedent's family history;

That Decedent was also known as **Rose N Coker.**

That Affiant was an/a **Son In Law** of the Decedent.

That Decedent died on or about **March 12, 2017** and that the decedent's place of residence and homestead at the time of death, was as follows: **16201 Hanover Road, Baltimore, MD 21074**

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

	Name
Surviving Spouse:	**None**
Surviving Children:	**Rose Allison Jones**
Deceased Children:	**None**
Adopted Children:	**None**
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:

Land in Davidson County, Tennessee, being Lot No. 19 of Section "A" on the Map of Happy Valley Subdivision, not of record, together with part of old Ruby Drive, never opened, and described according to a copy of a survey thereof made by T. R. Sanford and S.R. Sanford, Jr., Surveyors, dated Dec. 14, 1947, as follows:

BEGINNING at a point in the southerly margin of Williams Ferry Road, now called Riverwood Drive, at the corner of Lots 18 and 19; thence with the margin of said Drive, easterly 91 feet 2 inches to a point at the beginning of a curve; thence around said curve southeasterly 38.1 feet to a concrete monument, in the westerly margin of Milton Drive; thence with the margin of the same, southerly 160 feet to the corner of Lot 37; thence with the line of said lot westerly 58.4 feet to the corner of Lots 18 and 19; thence with the line between said lots northerly 176.5 feet to the beginning.

Property Address: 2008 Riverwood Dr., Nashville, TN 37216

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. Let April, 2019

Further the Affiant sayeth not.

L. Wendell Jones

Wendell Jones - Affiant

Individual Notary Acknowledgement

STATE OF WEST VIRGINIA
COUNTY OF MORGAN

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Wendell Jones** 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 4th date of ~~April~~, 2019.

Notary Public

My Commission Expires: 2-24-21

PATRICIA ANN FOSTER
Notary Public Official Seal
State of West Virginia
My Comm. Expires Feb 24, 2021
428 Calvert Circle Bunker Hill, WV 25413