Karen Johnson Davidson County
Batch# 263881 AFFIDAVITH
07/30/2019 10:47:29 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190730-0074907

Instrument Prepared By:
American Title & Escrow Services, LLC
134 Frierson Street
Brentwood, Tennessee 37027

AFFIDAVIT OF HEIRSHIP

I, Amy Deaner, of Clarksville, Tennessee, being first duly sworn on oath, state that I am of lawful age and that based upon my personal knowledge hereby affirm the following:

1. I am personally familiar with the family history of **Nella J. Book** (the "Decedent") with full knowledge of the facts stated in this affidavit.

2. The Decedent died on June 9, 2016.

3. The Decedent was not married at the time of her death, having been predeceased by her husband.

4. The following are all the children born to (or legally adopted by) the Decedent:
   - **Kimberly Santiago**, her daughter.
   - **Keith C. Book**, her son.
   - **Phillip David Book**, her son.

5. The Decedent was survived by each of her children listed above with the exception of Phillip David Book, who predeceased the Decedent on March 14, 1975.

6. Phillip David Book was married at the time of his death, but never had any children, nor did he ever legally adopt any children.

7. The Decedent is named as a devisee under the Last Will and Testament of Bernice Hirsch, which was admitted to probate in Estate / Case # MC CH CV PB 18-227 in the Chancery Court for Montgomery County, Tennessee, however, the Decedent predeceased Bernice Hirsch.

This affidavit is given as an inducement for Chicago Title Insurance Company to insure the title to the above described property without taking any exception as to any and all matters set out herein above; and further the undersigned agrees to indemnify Chicago Title Insurance Company, American Title & Escrow Services, LLC and/or anyone relying on this document for any loss caused by a misstatement of facts.

T.C.A. 30-2-712 provides that whomever shall willfully, corruptly and falsely swear to any statement in an affidavit of heirship known by him to be false or about which he does not have sufficient knowledge to justify his making such a sworn statement, on conviction shall be imprisoned in the penitentiary for not less than one, nor more than five years.

Witness my hand this 15th day of July, 2019.

Affiant:

Amy Deaner

Amy Deaner

STATE OF TENNESSEE
COUNTY OF Montgomery

Personally before me, the undersigned, a Notary Public in and for the aforesaid state and county, Amy Deaner, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal in office this 15th day of July, 2019.

Tammy Chappell

Notary Public

My Commission Expires: 01/11/22

