Prepared By:
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AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSE
COUNTY OF DAVIDSON

Affiant, Cindy Covalt, after first being duly sworn, states that she is an adult citizen and resident of Antioch, Davidson County, Tennessee.

She further states that she is the sister of Kristin Martinez and has known the family for many years. Kristin Martinez was married to Arthur Besau. One child was born to the marriage of Kristin Martinez and Arthur Besau. The child is Chern Valerio. The said Kristin Martinez and Arthur Besau have since divorced. Kristin Martinez and Hector Martinez were formerly married. No children were born to the marriage of Kristin Martinez and Hector Martinez. Kristin Martinez and Hector Martinez have since divorced.

Kristin Martinez died intestate on March 3, 2018 and remained divorced at the time of her death leaving Chern Valerio as her sole heir at law. Affiant is informed that all claims, including funeral expenses have been paid, and there is no probate estate to administer.

Kristin Martinez was the owner of certain improved residential property at 409 Neill Avenue. Nashville, TN 37206. See attached Exhibit A.

This Affidavit of Heirship is freely given pursuant to T.C.A. 30-2-712, to help establish and reflect the heirship with respect to personal or real property owned by Kristin Martinez in Davidson County, Tennessee or elsewhere and particularly to confirm the vesting of title to the above referenced property.

Dated this 24th day of June, 2019

FURTHER AFFIANT SAITH NOT.

Cindy Covalt

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public, Cindy Covalt, who being duly sworn states that the statements in the foregoing Affidavit are true and correct to the best of Affiant's information and belief.

Sworn to and subscribed before me this 24th day of Jun, 2019.

Notary Public

My Commission Expires:

D. DYLAN POTTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-8-2022

EXHIBIT A

Land being located in Davidson, County, Tennessee, being Lot No. 1 shown on the Plan of Re-subdivision of Lot Nos. 181, 182 and part of 180, of the Neill S. Brown Subdivision, said Plan of Re-subdivision being of record in Book 4350, Page 154 in the Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a concrete monument set in the Easterly margin of Neill Avenue, said monument being the common corner of Lot. Nos. 1 and 2; thence with the common boundary lines of said Lot Nos. 1 and 2 North 82 degrees 44' East 100.52 feet to a point, and North 47 degrees 02' East 58.53 feet to a point in the Westerly margin of an unnamed alley; thence with the margin of said alley North 7 degrees 16' East 21.28 feet to a concrete monument marking the beginning of a curve to the left or Northwest at the Southwesterly corner of the intersection of said alley and Marina Street; thence with said curve to the left or Northwest 23.51 feet to a concrete monument in the Southerly margin of Marina Street, at the end of said curve; thence with the said Southerly margin of Marina Street North 82 degrees 36' West 119.09 feet to a concrete monument at the beginning of a curve to the left or Southwest, at the Southeasterly corner of Marina Street and Neill Avenue; thence with said curve to the left or Southwest 39.18 feet to a concrete monument at the end of said curve in the Easterly margin of Neill Avenue; thence with said margin of Neill Avenue South 7 degrees 16' West 43.00 feet to the point of beginning

Being improved property located at 409 Neill Avenue, Nashville, TN 37206.

Certificate of Authenticity

I, John W. Bishop, 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, D. Thompson, a notary public for this county and state, John W. Bishop who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

D THOMPSON
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF ROBERTSON

Notary's Signature

My Commission Expires: 12/10/2019.

Notary's Seal (If on paper)