Karen Johnson Davidson County
Batch# 277926 AFFIDAVITH
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Fees: $22.00 Taxes: $0.00
20190830-0087679

AFFIDAVIT OF HEIRSHIP

Date: August 7th, 2019 File No.: 19-1510	Property: 4000 Anderson Road #29 Nashville, TN 37217
Buyer(s): Erskine Ray Perkins	Seller(s): Mary J. Luboniecki Stanley Luboniecki

Jean Gentry, hereinafter referred to as Affiant, being first duly sworn, makes oath as follows:

1. That Affiant is at least eighteen (18) years of age, and is a resident of Rutherford County, Tennessee, residing at 5232 Nancy Seward, Murfreesboro TN.

2. That Affiant personally knew **Jade Hefferan**, deceased, hereinafter referred to as Decedent, and has personal knowledge of the family of Decedent by reason of the following:

Niece of Close Friend

3. That Affiant personally knew the Decedent for 10 years.

4. At the time of death, decedent was [X] unmarried [ ] married to _____.

5. That Decedent died February 14th, 2019 (intestate = without a will);

6. That Affiant knew that at date of death said Decedent owned the following described real estate in **Davidson County, Tennessee**:

A Certain condominium apartment in Davidson County, Tennessee, being Townhouse No. 29, Building No. 13, in a horizontal property regime located on the plat of Priest Lake Park Condominium Townhouses, Phase 1, as of record in Record Book 4460, page 79, and revised in Book 4460, page 88, Register's Office, for said county, to which reference is here made.

Being the same property conveyed to Stanley A. Luboniecki and wife, Judy H. Luboniecki by Warranty deed from Paul H. Parish, unmarried of record in Book 9660, page 335, Register's Office for Davidson County, Tennessee, dated April 28, 1995 and recorded on May 2, 1995.

Stanley A. Luboniecki and wife, Judy H. Luboniecki were divorced per Final Decree of Divorce Docket No. 96DR-880 of the Chancery Court of Rutherford County, One half interest vested to Stanley A. Luboniecki and one half interest vested to Judy J. Luboniecki.

Being the same property conveyed to Stanley A. Luboniecki and wife, Mary Jean

Luboniecki, a one half interest, as joint tenants with the right of survivorship by Quitclaim deed from Stanley A. Luboniecki, a one half undivided interest of record in Instrument No. 20050503-0049296 Register's Office for Davidson County, Tennessee, dated April 9, 2005 and recorded on May 3, 2005.

7. That Decedent died on **February 14th, 2019** and was at the time a resident of **Davidson County, Tennessee**.

8. That the following persons are ALL of the children born to or adopted by Decedent during his/her lifetime (list all children, living or deceased):

No Children

9. That the following persons constituted all of the heirs-at-law of Decedent at his/her date of death:

No Children

10. That as of the date of execution of this Affidavit, the following persons constitute all of the heirs-at-law of Decedent:

No Children

(NOTE: In the event that the persons identified as heirs-at-law at the date of death of Decedent are not the same persons identified as heirs-at-law at the date of execution of this Affidavit, please provide such additional information, dates of death, relationship, etc., as necessary.)

11. Additional information, if any, either known or understood to be true by Affiant:

_____

_____

_____

*****It is a Class E felony to willfully, corruptly and falsely swear to any statement herein known to you to be false. It is also a Class E felony to willfully, corruptly and falsely swear to any statement herein to which you do not have sufficiently definite knowledge to justify the making of such sworn statement, and the statement is false.**

Dated this 6th day of August 2019.

Affiant – Jean Gentry

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Subscribed to and sworn before me this 6th day of August 2019.

Notary Public

My Commission Expires: July 17, 2023

DEBORAH MATTHEWS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

True Copy Certification

I, **Angie Lawless**, 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 **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** 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: 5-2-22

J. BRANDON MILLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022