This Instrument Prepared By:
J. MIRANDA BELOTE, Attorney
365 W. Main Street
Hendersonville, TN 37075

Karen Johnson Davidson County
Batch# 286506 AFFIDAVITH
09/16/2019 02:11:50 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20190916-0093748

AFFIDAVIT AS TO HEIRS
Of
CHARLOTTE A. PATTERSON
(Pursuant to T.C.A. §30-2-712)

STATE OF TENNESSEE
COUNTY OF SUMNER

On this 5th day of September, 2019, before me personally appeared JANE KING, to me personally known or proven based on satisfactory evidence, who being by me duly sworn, on oath did say that Affiant is over eighteen (18) years of age, resides at 5269 Shiloh, Lafayette, TN 37083 and has been familiar with the family history as a family member, for approximately 30 years, of CHARLOTTE A. PATTERSON, deceased,who was the owner of the following property:

See EXHIBIT "A" and "B"

And that said CHARLOTTE A. PATTERSON died on the 28th day of February, 2018, and that the place of residence and homestead, at the time of death, was as follows: 4105 Havendale Drive, Nashville, TN.

And Affiant further states that said deceased left surviving the following persons, as heirs or persons otherwise Interested in the estate,

1 Spouse
HAROLD PATTERSON (Predeceased, November 8, 2011)

2. Children Address

LINDA EVANS 4105 Havendale Dr. Nashville TN 37207

PAUL A. PATTERSON 120 Patterson Farm Ln. Pleasant Shade, TN 37145

And Affiant further states that said CHARLOTTE A. PATTERSON left no other children or adopted children or descendants of deceased children or adopted children.

And that all of the above parties are over the age of eighteen years, except the following:
Names of minors:

Vera Jane King
JANE KING

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, JANE KING, the within named bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand at office this 5th day of Sept., 2019.

Sherry Swindle
NOTARY PUBLIC

My Commission Expires: 5-29-2023

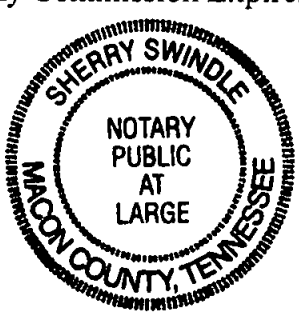


EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 85 on the plan of Dalemere Subdivision, Section 5, of record in Book 3600, Page 19, Register's Office for said County, described as follows:

Said Lot No. 85 fronts 179.95 feet on the easterly margin of Havendale Drive and extends back 149.38 feet on the northerly line and 238.12 feet on the southerly line to a dead line in the rear, measuring 234.86 feet thereon.

Being the same property conveyed to Harold Patterson and wife, Charlotte A. Patterson by Warranty Deed from Billy W. Brown and wife, Betty J. Brown, recorded September 29, 1987, in Book 7365, Page 174, Register's Office for Davidson County, Tennessee. Harold Patterson having predeceased Charlotte A. Patterson on November 8, 2011, vesting his interest to his wife, Charlotte A. Patterson.

EXHIBIT "B"

THE FOLLOWING RESTRICTIONS APPLY TO THIS TRACT OF LAND:
THERE IS A PUBLIC USE EASEMENT 15 FEET EITHER SIDE OF THE CENTERLINE OF FROG BRANCH ROAD.

THERE IS A PERMANENT INGRESS-EGRESS EASEMENT ALONG THE BOUNDARY LINE OF TRACTS #1 AND #2 FROM FROG BRANCH ROAD TO THE HAROLD PATTERSON PROPERTY, SAID EASEMENT IS 15 FEET EITHER SIDE OF SAID BOUNDARY. EASEMENT IS NOW KNOWN AS PA'TTERSON FARM LANE.

Tract No. 1:

BEING a portion of Tract #3 of the Ossie Beasley property and Bounded on the North by Harold Patterson; on the East by Joe Rich; on the South by Frog Branch road; and on the West by Joe Rich and being more particularly described as follows:

BEGINNING at the centerline intersection of Frog Branch Road and Patterson Farm Lane, for the next six calls: North 45 deg. 30'53" West 48.15 feet to a point; North 61 deg. 52'32" West 187.08 feet to a point; thence North 53 deg. 42'26" West 191.95 feet to a point; North 43 deg. 12'17" West 199.67 feet to a point; North 51 deg. 25'22" West 279.97 feet to a point; North 41 deg.12'19" West 18.54 feet to a point at the Harold Patterson line; thence leaving said road and with Harold Patterson for the next five calls: South 70 deg. 54'45" East 23.39 feet to an iron pin (F) South 85 deg. 22'25" East 230.23 feet to an iron pin (F); South 64 deg. 43'07" East 113.09 feet to a 12inch apple tree South 84 deg. 50'20" East 204.92 feet to an 8" oak; North 82 deg. 31'35" East 339,18 feet to a 30" oak, said oak being a corner to Joe Rich; thence leaving Patterson land and severing the land of Joe Rich South 16 deg. 34'04" East 587.07 feet to a point in the centerline of Frog Branch Road; thence with the centerline of Frog Branch

Road South 89 deg. 05'55" West 249.75 feet to a point; thence with said centerline South 78 deg. 49'06" West 116.49 feet to the point of BEGINNING containing 8.83 acres, more or less, according to a survey by Johnson and Dillehay Land Surveying dated September 13, 1990.

Tract 2:

Being a portion of the same property conveyed to Joe Rich by deed of record in Deed Book 119, Page 230, Register's Office, Smith County, Tennessee. BEING a portion of Tract No. 4 of the Ossie Beasley property and Bounded on the northeast by Joe Rich; on the southeast by Frog Branch Road, on the southwest by Joe Rich and on the Northwest by Harold Patterson and being more particularly described as follows:

BEGINNING at the centerline intersection of Frog Branch Road to a road leading from Frog Branch Road to the Harold Patterson property, known as Patterson Farm Lane, said point being the eastern most corner of the subject tract; thence along the centerline of Frog Branch Road South 67 deg. 23'36" West 207.13 feet to a point; thence along the centerline of Frog Branch Road South 61 deg. 47' 57" West 274.44 feet to a point, said point being the southernmost point of the subject tract, thence leaving Frog Branch Road and severing the land of Joe Rich North 56 deg. 23'15" West 818.48 feet to an iron pin (F), said pin being the western most point of subject tract and a corner to Harold Patterson's land, thence with Harold Patterson for the next five calls; North 15 deg. 02'23" East 203.47 feet to a 13" Elm thence North 30 deg. 21'42" East 111.48 feet to a triple dead tree; thence North 64 deg. 14'34" East 124.54 feet to a 12" Poplar; thence North 77 deg. 21'41" East 39.90 feet to a 14" dead Elm; thence North 85 deg. 41'03" East 95.52 feet to a point in the centerline of Patterson Farm Lane; thence along centerline of Patterson Farm Lane for the next six calls; South 41 deg. 12'19" East 18.54 feet to a point; South 51 deg. 25'22" East 279.97 feet to a point; South 43 deg. 12'17" East 199.67 feet to a point; South 53 deg. 42'26" East 191.95 feet to a point; South 61 deg. 52'32" East 187.08 feet to a point; South 45 deg. 30'53" East 48.15 feet to the point of BEGINNING containing 9.83 acres, more or less, according to a survey by Johnson and Dillehay Land Surveying dated September 13, 1990.

Tract 3:

Bounded on the north by the lands of Nelson Leighton S. Trustee; east by the lands of Charlotte Patterson; south by the lands of Craig Bernatz; and west by the lands of Johnny Bowles; containing 100 acres more or less.

Being the same property conveyed to Harold Patterson and wife, Charlotte A. Patterson by Quitclaim Deed from William Law and wife, Joyce Gale Law, recorded March 19, 2018, in Record Book 335, Page 112, Register's Office for Smith County, Tennessee. Harold Patterson having since died on November 8, 2011, vesting his interest in the subject property to his wife, Charlotte A. Patterson.