Karen Johnson Davidson County
Batch# 313422 AFFIDAVITH
11/08/2019 10:51:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20191108-0115665

NEW OWNER	SEND TAX BILLS TO:	MAP & PARCEL
Nannie Crutcher, William T. Fite, Phyllis Fite, Felicia Benjamin, Raymond K.Crutcher	Same	081 11 0 282.00
1606 17th Ave. N.		
Nashville, TN 37208		

THIS INSTRUMENT WAS PREPARED BY: Richard Hedgepath, Attorney at Law, 810 Dominican Dr., Nashville, TN 37228 (615) 268-6575.

The subject property is improved property known as: **1606 17th Ave., North, Nashville, Davidson County, Tennessee 37208**

AFFIDAVIT OF HEIRSHIP

The affiant, Phyllis Fite, having been duly sworn according to law, deposes and says:

1. Raymond O. Crutcher and Nannie B. Fite (a/k/a Nannie Crutcher) jointly owned a fee simple interest in the following described real property, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being the northerly 1/2 (one-half) of Lot 376, the Addition to the Town of McGavock, as in Book 21, Page 41, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to Raymond O. Crutcher and Nannie B. Fite, "both unmarried" from Mary Lee Goggins, unmarried person, by warranty deed of record in Book 7832, page 152, in the Register's Office for Davidson County, Tennessee.
>
> This is the same description as in the previous deed of record.

This is improved property known as: **1606 17th Ave., North, Nashville, Davidson County, Tennessee 37208.**

2. Raymond O. Crutcher and Raymond Otto Crutcher, Jr., is one and the same person.

3. Nannie B. Fite and Nannie Crutcher is one and the same person.

4. Raymond O. Crutcher died intestate on September 1, 2017.

5. Raymond O. Crutcher's next of kin/heirs at law are Nannie Crutcher (Surviving Spouse), William T. Fite (Son), Phyllis Fite (Daughter), Felicia Benjamin (Daughter), Raymond K. Crutcher (Son).

6. Nannie Crutcher (Surviving Spouse), William T. Fite (Son), Phyllis Fite (Daughter), Felicia Benjamin (Daughter), Raymond K. Crutcher (Son) own Raymond O. Crutcher's interest in the real property located at 1606 17th Ave., North, Nashville, Davidson County, Tennessee, pursuant to the laws of intestate succession.

7. Further, affiant saith not.

PHYLLIS FITE

RICHARD HEDGEPATH JR. NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PHYLLIS FITE, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14th day of December 2017

NOTARY PUBLIC

My commission expires: 01-08-2019

Certificate of Authenticity

I, Venikka Branch, 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, Cari Allen a notary public for this county
And state, Venikka Branch 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: 7-5-21

CARI ALLEN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 7-5-2021