AFFIDAVIT OF HEIRSHIP

GRANTEE:
Fletcher Foster
133 Jocelyn Hills Drive
Nashville, Tennessee 37205

SEND TAX BILLS TO:
Grantee

MAP-PARCEL NOS.
Map: 129-6
Parcel: 82

Karen Johnson Davidson County
Batch# 328224 AFFIDAVITH
12/11/2019 02:58:05 PM 10 pgs
Fees: $52.00 Taxes: $0.00
20191211-0127930

THIS INSTRUMENT PREPARED BY:
SchlitzLAW
1507 16th Avenue South
Nashville, Tennessee 37212

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The undersigned, being duly sworn, makes oath as follows:

1. My name is Fletcher Foster. I will refer to myself in this Affidavit as the Affiant.

2. I am over the age of eighteen and I have personal knowledge of the matters stated in this Affidavit.

3. I reside at 133 Jocelyn Hills Drive, Nashville, Davidson County, Tennessee, 37205 (the "Property"). The description of the Property to which this Affidavit applies is further described on the attached Exhibits A, A-1, A-2, and B.

4. Dennis Johnson died on October 7, 2019. I will refer to him as the Decedent. A copy of his death certificate, with redactions, is attached hereto as Exhibit C. At the time of his death, the Decedent resided with me at the Property.

5. At the time the Decedent and I took title to the Property, we owned the Property as joint tenants with the right of survivorship.

6. At the time of Decedent's death, Decedent and I were legally married.

7. There was no divorce or separation between the Decedent and I prior to Decedent's death.

8. Decedent did not have any surviving children, living or predeceased.

The Affiant makes oath that, to the best of his information and belief, the information contained herein is true, accurate, and complete.

AFFIANT

ACKNOWLEDGEMENT

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **Fletcher Foster**, with whom I am personally acquainted, and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office, this 11th day of December, 2019.

Notary Public

My commission expires: Nov. 3, 2020

STACEY SCHLITZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 3, 2020

EXHIBIT A

Legal Description

New Cargile Tract No. 1

LAND LOCATED IN THE 23RD COUNCIL DISTRICT OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE ON THE MARGIN OF BASKIN DRIVE, SAID LAND BEING A PORTION OF TRACT NO. 1 OF THE ALLEN CARGILE PROPERTY (INSTRUMENT # 20071113-0133008 R.O.D.C., TN.) DESCRIBED ACCORDING TO A BOUNDARY SURVEY DATED 11-14-07 BY CAMPBELL, McRAE & ASSOCIATES SURVEYING, INC. (JOHN HOOD TN. R.L.S.#1838) AS FOLLOWS:

BEGINNING AT AN IRON ROD (NEW) ON THE EASTERLY MARGIN OF BASKIN DRIVE, SAID ROD BEING THE SOUTHWEST CORNER OF TRACT 3, TRACTS 2 AND 3, JOCELYN HILLS (BOOK 8250, PAGE 640 R.O.D.C., TN.) OWNED BY CHRISTOPHER REMKE (BOOK 11541, PAGE 286 R.O.D.C., TN.);

THENCE LEAVING SAID BASKIN DRIVE WITH SAID TRACT NO. 3 N 80°38'35" E 268.69 FEET TO AN IRON ROD (NEW) IN THE WESTERLY MARGIN OF A 50 FOOT WIDE INGRESS / EGRESS AND PUBLIC UTILITY EASEMENT THAT SERVES THIS AND OTHER TRACTS;

THENCE N 09°36'30" E 128.72 FEET TO AN IRON ROD (NEW);

THENCE N 18°54'37" W 58.70 FEET TO AN IRON ROD (NEW);

THENCE N 49°43'57" E 68.80 FEET TO AN IRON ROD (NEW);

THENCE WITH A CURVE TO THE RIGHT THAT HAS A RADIUS OF 551.30 FEET A CHORD BEARING AND DISTANCE OF S 1°06'43" E 180.23 FOR AN ARC LENGTH OF 181.04 FEET TO AN IRON ROD (OLD);

THENCE N 65°22'28" E 352.25 FEET TO AN IRON ROD (NEW) AT A CORNER TO TRACT NO. 2 OF THE ALLEN CARGILE PROPERTY FROM A SURVEY OF THIS SAME DATE;

THENCE WITH SAID TRACT NO. 2 S 25°40'08" E 275.03 FEET TO AN IRON ROD (NEW);

THENCE S 52°39'02" W 237.86 FEET TO AN IRON ROD (NEW);

THENCE S 27°52'57" W, PASSING THE NORTHERLY MARGIN OF SAID 50 FOOT WIDE EASEMENT AT 77.65 FEET FOR A TOTAL DISTANCE OF 127.60 FEET TO AN IRON ROD (NEW) ON THE SOUTHERLY MARGIN OF SAID EASEMENT;

THENCE WITH SAID SOUTHERLY MARGIN N 62°07'03" W 75.88 FEET TO AN IRON ROD (NEW);

THENCE WITH A CURVE TO THE RIGHT THAT HAS A RADIUS OF 244.18 FEET A CHORD BEARING AND DISTANCE OF N 59°16'56" W 24.14 FEET FOR AN ARC LENGTH OF 24.15 FEET TO AN IRON ROD (OLD);

THENCE S 82°40'29" W 362.43 FEET TO A SURVEY NAIL (OLD);

THENCE N 38°04'26" W 115.00 FEET TO A SURVEY NAIL (OLD) IN THE MARGIN OF SAID BASKIN DRIVE; THENCE WITH SAID BASKIN DRIVE WITH A CURVE TO THE LEFT THAT HAS A RADIUS OF 40 FEET, A CHORD BEARING AND DISTANCE OF N 30°04'09" E 50.61 FEET FOR AN ARC LENGTH OF 54.80 FEET TO AN IRON ROD (OLD);

THENCE N 09°10'43" W 133.56 FEET TO THE POINT OF BEGINNING CONTAINING 234,808.18 SQ. FT. OR 5.39 ACRES MORE OR LESS.

Being a portion of the property conveyed to William Allen Cargile by Special Warranty Deed from Third National Bank in Nashville, recorded December 31, 1992 in Book 8829, page 682 in the Register's Office Davidson County, Tennessee.

The foregoing property is a portion of the property described as Cargile Tract No.1 in the legal description attached as Exhibit A to that certain Declaration of Restrictive Covenants of Jocelyn Hills (the "Declaration") of record as Instrument No. 20080505-0045779 in said Register's Office ("Original Cargile Tract No. 1"), and is as set out by the amended survey by John Alan Hood RLS attached as Exhibit A-2. The property conveyed by this deed shall be deemed Cargile Tract No. 1 under the Declaration, and the balance of Original Cargile Tract No. 1 under the Declaration shall be deemed a part of Cargile Tract No. 2 under the Declaration ("New Cargile Tract No. 2"). A legal description of New Cargile Tract No. 2, is attached hereto as Exhibit A-1, and is as set out by the amended survey by John Alan Hood RLS attached as Exhibit A-2.

Together with the right to use the 50-foot ingress and egress easement as described in the Declaration of Restrictive Covenants of Jocelyn Hills of record as Instrument No. 20080505-0045779 in the Register's Office for Davidson County, Tennessee.

EXHIBIT A-1

Legal Description

New Cargile Tract No. 2

LAND LOCATED IN THE 23RD COUNCIL DISTRICT OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE ON THE MARGIN OF CLEARBROOK DRIVE, SAID LAND BEING A PORTION OF TRACT NO. 1 OF THE ALLEN CARGILE PROPERTY (INSTRUMENT # 20071113-0133008 R.O.D.C., TN.) DESCRIBED ACCORDING TO A BOUNDARY SURVEY DATED 11-14-07 BY CAMPBELL, McRAE & ASSOCIATES SURVEYING, INC. (JOHN HOOD TN. R.L.S.#1838) AS FOLLOWS:

BEGINNING AT AN IRON ROD (OLD) ON THE WESTERLY MARGIN OF CLEARBROOK DRIVE, SAID ROD BEING THE NORTHEAST CORNER OF LOT 123, WEST MEADE PARK, INC., SECTION ONE (BOOK 2900, PAGE 103 R.O.D.C., TN.) OWNED BY RICHARD D. FISHER (INSTRUMENT # 20051003-0118150 R.O.D.C., TN.); THENCE LEAVING SAID WESTERLY MARGIN WITH SAID LOT 123;

N 64°44'59" W 485.79 FEET TO AN IRON ROD (OLD); THENCE;

S 67°40'42" W ALONG THE REAR LINE OF SAID LOT NO. 123 AND LOT NO.'S 120 AND 119 OF SAID WEST MEADE PARK, INC. SAID LOT 120 OWNED BY PAUL DOKECKI (INSTRUMENT # 20060808-0097144 R.O.D.C., TN.) SAID LOT 119 OWNED BY JONATHAN MILLER (BOOK 9124, PAGE 754 R.O.D.C., TN.) A TOTAL DISTANCE OF 359.76 FEET TO AN IRON ROD (OLD) AT A CORNER TO LOT NO. 138, WEST MEADE PARK, INC. SECTION FOUR (BOOK 3300, PAGE 68-69 R.O.D.C., TN.) OWNED BY ALLEN CARGILE (BOOK 8829, PAGE 682 R.O.D.C., TN.);

THENCE WITH SAID LOT NO. 138 S 69°37'56" W 74.97 FEET TO AN IRON ROD (OLD);

THENCE N 87°52'43" W 66.45 FEET TO AN IRON ROD (OLD) AT THE SOUTHEAST CORNER OF LOT NO. 939 OWNED BY ALLEN CARGILE (BOOK 8829, PAGE 682 R.O.D.C., TN.);

THENCE WITH SAID LOT NO. 939 N 05°13'04" W 306.00 FEET TO AN IRON ROD (OLD);

THENCE N 38°04'26" W 42.00 FEET TO A SURVEY NAIL (OLD) AT A CORNER TO TRACT NO. 1 OF THE ALLEN CARGILE PROPERTY FROM A SURVEY OF THIS SAME DATE;

THENCE WITH SAID TRACT NO. 1 N 82°40'29" E 362.43 FEET TO AN IRON ROD (OLD) ON THE SOUTHERLY MARGIN OF A 50 FOOT INGRESS / EGRESS AND PUBLIC UTILITY EASEMENT FOR THIS AND OTHER TRACTS; THENCE WITH THE SOUTHERLY MARGIN OF SAID EASEMENT WITH A CURVE TO THE LEFT THAT HAS A RADIUS OF 244.18 FEET A CHORD BEARING AND

DISTANCE OF S 59°16'56" E 24.14 FEET FOR AN ARC LENGTH OF 24.15 FEET TO AN IRON ROD (NEW);

THENCE CONTINUING WITH THE SOUTHERLY MARGIN OF SAID EASEMENT S 62°07'03" E 75.88 FEET TO AN IRON ROD (NEW);

THENCE N 27°52'57" E, PASSING AN IRON ROD (NEW) ON THE NORTHERLY MARGIN OF SAID EASEMENT AT 50 FEET FOR A TOTAL DISTANCE OF 127.60 FEET TO AN IRON ROD (NEW);

THENCE N 52°39'02" E 237.86 FEET TO AN IRON ROD (NEW);

THENCE N 25°40'08" W 275.03 FEET TO AN IRON ROD (NEW) IN THE SOUTHERLY LINE OF LOT NO. 3, TRACTS 2 AND 3, JOCELYN HILLS (BOOK 8250, PAGE 640 R.O.D.C., TN.) OWNED BY CHRISTOPHER REMKE (BOOK 11541, PAGE 286 R.O.D.C., TN.);

THENCE WITH SAID TRACT NO. 3 N 65°22'28" E 364.19 FEET TO AN IRON ROD (OLD) IN THE REAR LINE OF LOT NO 7, WEST MEADE FARMS, INC. SECTION 4 (BOOK 1835, PAGE 94 R.O.D.C., TN.) OWNED BY HARRIS JACOBS (BOOK 6236, PAGE 743 R.O.D.C., TN.);

THENCE WITH SAID LOT NO. 7 S 30°30'17" E 59.70 FEET TO AN IRON ROD (OLD) AT A CORNER TO TRACT NO. 3 OF PART OF THE ALLEN CARGILE PROPERTY FROM A SURVEY OF THIS SAME DATE;

THENCE WITH TRACT NO. 3 S 54°02'25" W 115.35 FEET TO AN IRON ROD (OLD);

THENCE S 54°02'02" W 125.00 FEET TO AN IRON ROD (OLD);

THENCE S 11°29'15" E 244.09 FEET TO AN IRON ROD (NEW);

THENCE S 40°59'17" W 160.47 FEET TO AN IRON ROD (NEW);

THENCE S 28°37'07" W, PASSING THE NORTHERLY MARGIN OF SAID INGRESS / EGRESS AND PUBLIC UTILITY EASEMENT AT 147.43 FEET FOR A TOTAL DISTANCE OF 197.82 FEET TO AN IRON ROD (NEW) ON THE SOUTHERLY MARGIN OF SAID EASEMENT;

THENCE S 68°55'03" E 75.00 FEET TO AN IRON ROD (NEW);

THENCE WITH A CURVE TO THE LEFT THAT HAS A RADIUS OF 373.15 FEET A CHORD BEARING AND DISTANCE OF S 73°54'28" E 64.92 FEET FOR AN ARC LENGTH OF 65.00 FEET TO AN IRON ROD (NEW);

THENCE S 48°39'28" E 340.38 FEET TO AN IRON ROD (NEW) ON THE WESTERLY MARGIN OF SAID CLEARBROOK DRIVE; THENCE WITH SAID WESTERLY MARGIN WITH A CURVE TO THE RIGHT THAT HAS A RADIUS OF

50.00 FEET A CHORD BEARING AND DISTANCE OF S 15°44'34" W 17.71 FEET FOR AN ARC LENGTH OF 17.80 FEET TO A CONCRETE MONUMENT (OLD);

THENCE S 25°56'28" W 29.40 FEET TO THE POINT OF BEGINNING CONTAINING 299882.05 SQ. FT. OR 6.88 ACRES MORE OR LESS.

Being a portion of the property conveyed to William Allen Cargile by Special Warranty Deed from Third National Bank in Nashville, recorded December 31, 1992 in Book 8829, page 682 in the Register's Office Davidson County, Tennessee, and is as set out by the amended survey by John Alan Hood RLS attached as Exhibit A-2.

EXHIBIT A-2

Drawing Showing New Cargile Tract Nos. 1 and 2

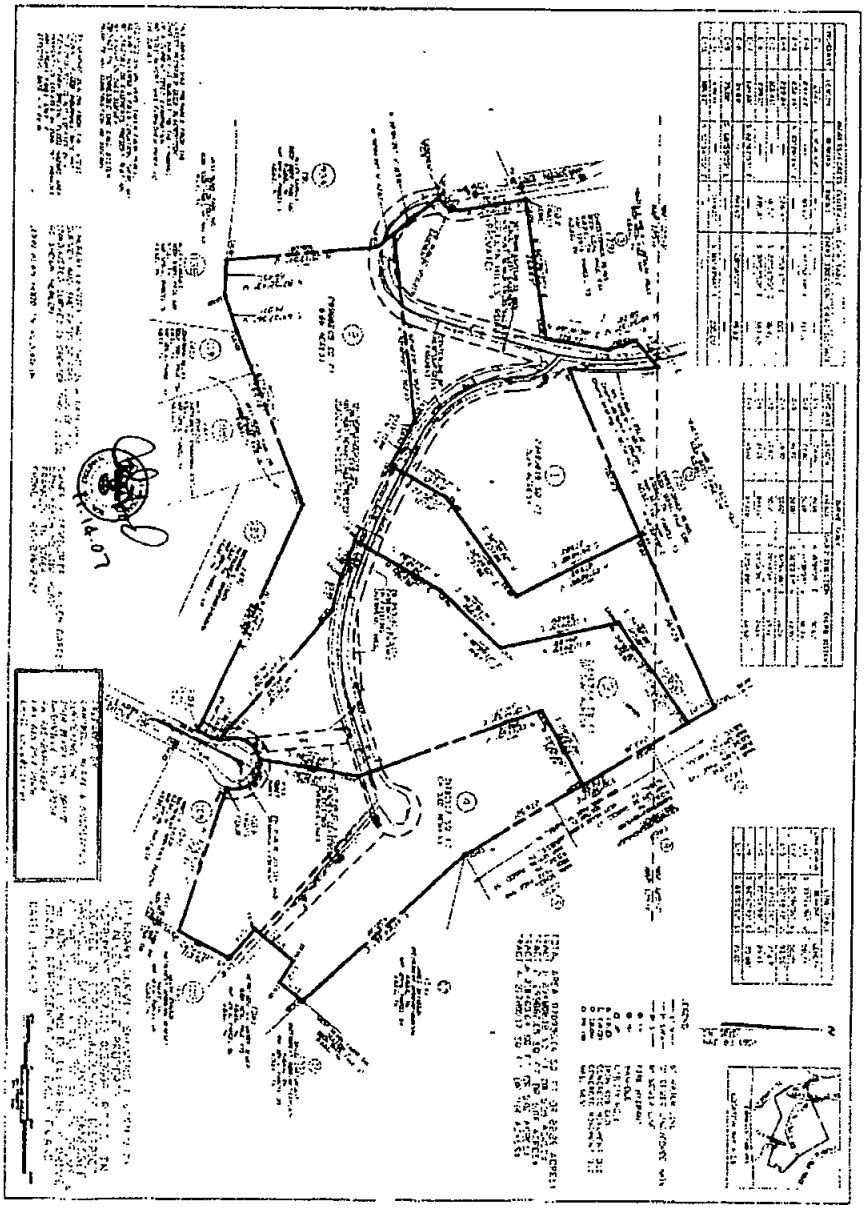


EXHIBIT B

Permitted Exceptions

1. 2009 real property taxes.

2. Declaration of Restrictive Covenants of Jocelyn Hills of record as Instrument No. 20080505-0045779 in the Register's Office for Davidson County, Tennessee.

3. All matters appearing on the plans of record in Instrument No. 20071113-013308 and Book 2331, page 102, Book 2331 page 103, Book 2900, page 103, Book 2900, page 104. Book 3300, page 68, Book 3300, page 69, Book 2331, page 111, Book 3106, page 22 and Book 1835, page 94, said Register's Office.

4. Restrictive covenants of record in Book 3401, page 611 and Book 3508, page 382, said Register's Office.

STATE OF TENNESSEE
Office of Vital Records

TENNESSEE DEPARTMENT OF HEALTH
CERTIFICATE OF DEATH

STATE FILE NUMBER 2019 056575

DECEDENT

1. DECEDENT'S LEGAL NAME			2. SEX	3. DATE OF DEATH
DENNIS JOHNSON			MALE	10/07/2019

4. TIME OF DEATH (Actual)	5a. AGE	5b. UNDER 1 YEAR Months	Days	5c. UNDER 1 DAY Hours	Minutes	6. DATE OF BIRTH	7. BIRTHPLACE
01:13 AM	62					11/24/1956	MONTEREY PARK, CA

8a. PLACE OF DEATH: INPATIENT

8b. FACILITY NAME	8c. CITY OR TOWN	8d. COUNTY OF DEATH
TRISTAR CENTENNIAL MEDICAL CENTER	NASHVILLE	DAVIDSON

9. MARITAL STATUS	10. SURVIVING SPOUSE (name prior to first marriage)	11a. DECEDENT'S USUAL OCCUPATION	11b. KIND OF BUSINESS/INDUSTRY
MARRIED	FLETCHER FOSTER	BROKER	REAL ESTATE

12. SOCIAL SECURITY NUMBER	13a. RESIDENCE-STATE OR FOREIGN COUNTRY	13b. COUNTY	13c. CITY OR TOWN
[redacted]	TENNESSEE	DAVIDSON	NASHVILLE

13d. STREET AND NUMBER	13e. INSIDE CITY LIMITS?	13f. ZIP CODE	14. WAS DECEDENT EVER IN US ARMED FORCES?
133 JOCELYN HILLS DR.	YES	37205	NO

15. DECEDENT'S EDUCATION	16. DECEDENT OF HISPANIC ORIGIN?	17. DECEDENT'S RACE
BACHELOR'S DEGREE	NO, NOT SPANISH/HISPANIC/LATINO	WHITE

PARENTS

18. FATHER'S NAME	19. MOTHER'S NAME PRIOR TO FIRST MARRIAGE
GARNES JOHNSON	PHYLLIS HANNIN

20a. INFORMANT'S NAME	20b. RELATIONSHIP TO DECEDENT	20c. MAILING ADDRESS
FLETCHER FOSTER	SPOUSE	133 JOCELYN HILLS DR. NASHVILLE,TN 37205

DISPOSITION

21a. METHOD OF DISPOSITION	21b. PLACE OF DISPOSITION	21c. LOCATION
CREMATION	NASHVILLE CREMATION SERVICE	NASHVILLE, TN

22a. SIGNATURE OF FUNERAL DIRECTOR	22b. LICENSE NUMBER	22c. SIGNATURE OF EMBALMER	22d. LICENSE NUMBER
/e/ LORI GREGORY	5730		

23a. NAME AND ADDRESS OF FUNERAL HOME	23b. LICENSE NUMBER
NEPTUNE SOCIETY, 1187 OLD HICKORY BLVD STE 100, BRENTWOOD, TN 37027-4240	1246

REGISTRAR

24. REGISTRAR'S SIGNATURE	25. DATE FILED
/e/ EDWARD G BISHOP III	10/11/2019

CERTIFIER

26. CERTIFIER
- [x] 26a. PHYSICIAN – TO THE BEST OF MY KNOWLEDGE, DEATH OCCURRED AT THE DATE, TIME, AND PLACE, AND DUE TO THE CAUSE(S) AND MANNER STATED.
- [ ] 26b. MEDICAL EXAMINER – ON THE BASIS OF EXAMINATION, AND/OR INVESTIGATION, IN MY OPINION, DEATH OCCURRED AT THE DATE, TIME, AND PLACE, AND DUE TO THE CAUSE(S) AND MANNER STATED.

PHYSICIAN OR MEDICAL EXAMINER EXECUTING CAUSE OF DEATH MUST COMPLETE AND SIGN WITHIN 48 HOURS

27a. CERTIFIER	27b. LICENSE NUMBER	27c. DATE SIGNED
/e/ JESUS G. BERDEJA	043220	10/11/2019

27d. NAME AND ADDRESS: JESUS G. BERDEJA 250 25TH AVENUE NORTH STE 412, NASHVILLE, TN 37203

MEDICAL CERTIFICATION

28. PART I. ENTER THE CHAIN OF EVENTS (DISEASES, INJURIES OR COMPLICATIONS) THAT DIRECTLY CAUSED THE DEATH. DO NOT ENTER TERMINAL EVENTS SUCH AS CARDIAC ARREST, RESPIRATORY ARREST, OR VENTRICULAR FIBRILLATION WITHOUT SHOWING THE ETIOLOGY. ENTER ONLY ONE CAUSE ON A LINE.

		APPROXIMATE INTERVAL: ONSET TO DEATH
IMMEDIATE CAUSE (Final disease or condition resulting in death)	a. SEPSIS	72H
DUE TO (OR A CONSEQUENCE OF)	b. MULTIPLE MYELOMA	4 YRS
DUE TO (OR A CONSEQUENCE OF)	c.	
DUE TO (OR A CONSEQUENCE OF)	d.	

Sequentially list conditions, if any, leading to the cause listed on line a. Enter the UNDERLYING CAUSE (disease or injury that initiated the events resulting in death) LAST

PART II. OTHER SIGNIFICANT CONDITIONS CONTRIBUTING TO DEATH BUT NOT RESULTING IN THE UNDERLYING CAUSE GIVEN IN PART I

28g. WAS AN AUTOPSY PERFORMED? NO

28h. WERE AUTOPSY FINDINGS AVAILABLE TO COMPLETE THE CAUSE OF DEATH? NO

30. MANNER OF DEATH	31. DID TOBACCO USE CONTRIBUTE TO DEATH?	32. IF FEMALE:
NATURAL	NO	N/A

33. IF TRANSPORTATION INJURY, SPECIFY:	34a. DATE OF INJURY	34b. TIME OF INJURY	34c. INJURY AT WORK?	34d. PLACE OF INJURY

34e. DESCRIBE HOW INJURY OCCURRED | 34f. LOCATION OF INJURY

(Rev. 8/2017) RDA 10112

EXHIBIT C

11636033

I hereby certify the above to be a true and correct representation of the record or document on file in this department. This certified copy is valid only when printed on security paper showing the red embossed seal of the Tennessee Department of Health. Alteration or erasure voids this certification. Reproduction of this document is prohibited.

Tennessee Code Annotated 68-3-101 et seq., Vital Records Act of 1977

Edward G. Bishop III
State Registrar

Lisa Piercey, MD, MBA, FAAP
Commissioner

1 1 6 3 6 0 3 3

Date Issued: Oct-18-2019

CERTIFICATION OF VITAL RECORD