Document Prepared by
Rhonda R. (Crabtree) Meyers.
Attorney
150 South Main St.
Ashland City, Tennessee
37015

Affidavit of inheritance

Owner:
Send tax notice to:
Mattie Marie Keeler
1415 Springfield Hwy
Goodlettsville, Tennessee 37072

Map and Parcel No.:
022-00-0-022.00

Karen Johnson Davidson County
Batch# 349298 AFFIDAVIT
01/28/2020 09:01:14 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200128-0009924

AFFIDAVIT OF INHERITANCE (REAL ESTATE)

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

The undersigned, being duly sworn, deposes and says:

Walter A. Keeler, Sr. a resident of Davidson County, State of Tennessee, who died December 30, 2019 as evidenced by a copy of the death certificate attached as Exhibit A, held the property as tenants by the entirety interest in the following described real estate:

Being Land in the 14th Civil District of Davidson County, Tennessee, described as follows:

Tract No. 10 fronts 100 feet on the northerly side of the old Clarksville Pike, now known as Old Clarksville Highway, and is described by metes and bounds according to a survey of Solon E. Davis, Engineer, made July 20, 1956, as follows:

Beginning at a point in the northerly right-of-way line of old Clarksville Pike, now known as Old Clarksville Highway, 195 feet easterly from the intersection of the boundary line between the lands of Fred Bates and the lands of Mrs. Elsie Felts Binkley et al, with said right-of-way line; thence North 16 degrees 01 minute 40 seconds East 402.58 feet to a stake; thence South 74 degrees 30 minutes East 105 feet to a stake; thence South 16 degrees 44 minutes 20 seconds West 402.51 feet to a point in the northerly right-of-way line of the old Clarksville Pike, now known as Old Clarksville

Highway; thence westerly with said right-of-way 100 feet to the point of BEGINNING, and containing 0.95 acres, more or less.

SUBJECT TO Governmental zoning and subdivision ordinances or regulations in effect thereon.

REFERENCE is made to prior title recorded in Book 20190417-003523. In the Register's Office of Davidson County, Tennessee.

The undersigned received 100% interest in the real estate described above by virtue of: being the surviving tenant by the entirety.

There are no debts or encumbrances remaining that are or might become a lien on the interest in the described real estate.

T.C.A. § 67-4-409(a)(3)(D) exempts this instrument from tax and T.C.A. § 67-4-409(a)(5) further provides the valuation oath is unnecessary, the affidavit being used to evidence transfer of title to the property to a beneficiary.

Mattie Marie Keeler

Before me, a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared Mattie Marie Keeler, the within named bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described in the foregoing, who signed, sealed and delivered the foregoing instrument in my presence, and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained as their free act and deed.

IN WITNESS THEREOF, I have hereunto set my hand and affixed my seal, at my office in said County, on this 17th day of January 2020.

RHONDA R. MYERS NOTARY PUBLIC STATE OF TENNESSEE CHEATHAM COUNTY My Commission Expires MAR. 31, 2021

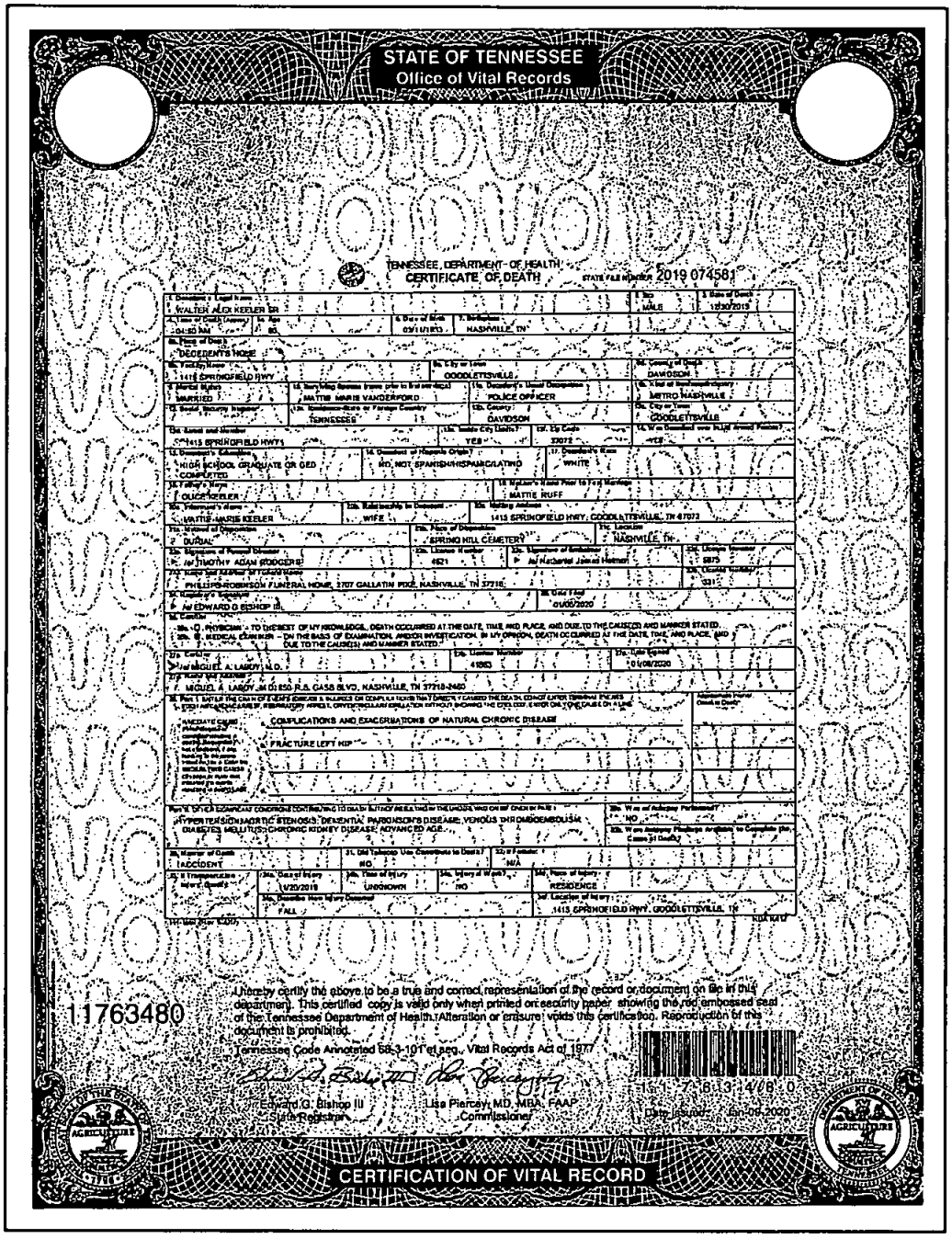
Notary Public

My commission expires: March 31, 2021

Transmission Log

Regions Wednesday, 01-22-2020 09:42 6157566804

Date	Time	Type	Job #	Length	Speed	Fax Name/Number	Pages	Status
01-22-2020	09:39	SCAN	647	2:17	14400	18445834297	1	OK -- V.17 BH30



STATE OF TENNESSEE
Office of Vital Records

TENNESSEE DEPARTMENT OF HEALTH
CERTIFICATE OF DEATH
STATE FILE NUMBER 2019 074581

1. Decedent's Legal Name: WALTER ALEX KEELER SR
2. Sex: MALE
3. Date of Death: 12/30/2019
4. Date of Birth (Actual): 05/11/1953
5. Age: 66
6. Birthplace: NASHVILLE, TN
8a. Place of Death: DECEDENT'S HOME
8b. Facility Name: 1415 SPRINGFIELD HWY
8c. City or Town: GOODLETTSVILLE
8d. County of Death: DAVIDSON
9. Marital Status: MARRIED
10. Surviving Spouse (name prior to first and last marriage): MATTIE MARIE VANDERFORD
11. Decedent's Usual Occupation: POLICE OFFICER
12. Kind of Business/Industry: METRO NASHVILLE
13. Social Security Number: [redacted]
14. Birthplace: State or Foreign Country: TENNESSEE
15. County of Residence: DAVIDSON
16. City or Town: GOODLETTSVILLE
17a. Street and Number: 1415 SPRINGFIELD HWY
17b. Inside City Limits?: YES
17c. Zip Code: 37072
18. Was Decedent ever in U.S. Armed Forces?: NO
19. Decedent's Education: HIGH SCHOOL GRADUATE OR GED COMPLETED
20. Decedent of Hispanic Origin?: NO, NOT SPANISH/HISPANIC/LATINO
21. Decedent's Race: WHITE
22. Father's Name: OLICE KEELER
23. Mother's Name Prior to First Marriage: MATTIE RUFF
24a. Informant's Name: MATTIE MARIE KEELER
24b. Relationship to Decedent: WIFE
24c. Mailing Address: 1415 SPRINGFIELD HWY, GOODLETTSVILLE, TN 37072
25a. Method of Disposition: BURIAL
25b. Place of Disposition: SPRING HILL CEMETERY
25c. Location: NASHVILLE, TN
26. Signature of Funeral Service Licensee: /s/ TIMOTHY ADAM RODGERS II
26a. Licensee ID Number: 4821
26b. Signature of Embalmer: /s/ Nathaniel Jones Hamlett
26c. License Number: 5875
27. Name and Address of Facility: PHILLIPS-ROBINSON FUNERAL HOME, 3707 GALLATIN PIKE, NASHVILLE, TN 37216
28. Signature of Registrar: /s/ EDWARD O BISHOP III
28a. Date Filed: 01/06/2020
29. Certifier: /s/ MIGUEL A. LABOY, M.D.
29a. License Number: 41963
29b. Date Signed: 01/06/2020
29c. Name and Address of Certifier: I, MIGUEL A. LABOY, M.D. D.ESO P.L.S. GASS BLVD, NASHVILLE, TN 37216-2460
30. Part I. IMMEDIATE CAUSE: COMPLICATIONS AND EXACERBATIONS OF NATURAL CHRONIC DISEASE
(a) FRACTURE LEFT HIP
Part II. OTHER SIGNIFICANT CONDITIONS CONTRIBUTING TO DEATH BUT NOT RELATED TO THE CAUSES WHICH GIVE RISE TO IT: HYPERTENSION;MAJOR TIC STENOSIS; DEMENTIA; PARKINSON'S DISEASE; VENOUS THROMBOEMBOLISM; DIABETES, MELLITUS;CHRONIC KIDNEY DISEASE; ADVANCED AGE
30a. Was an Autopsy Performed?: NO
30b. Were Autopsy Findings Available to Complete the Cause of Death?:
31. Manner of Death: ACCIDENT
31a. Did Tobacco Use Contribute to Death?: NO
32. If Female: N/A
33. If Transportation Injury, Specify: Driver/Operator; Passenger; Pedestrian; Other Non-Occupant
33a. Date of Injury: 12/29/2019
33b. Time of Injury: UNKNOWN
33c. Injury at Work?: NO
33d. Place of Injury: RESIDENCE
33e. Describe How Injury Occurred: FALL
33f. Location of Injury: 1415 SPRINGFIELD HWY, GOODLETTSVILLE, TN
34. Was Case Referred?:

11763480

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

Date Issued: Jan 06 2020

CERTIFICATION OF VITAL RECORD