Karen Johnson Davidson County
Batch# 379416 AFFIDAVITH
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Fees: $22.00 Taxes: $0.00
20200330-0033946

This instrument prepared by:
Opendoor Title, LLC
2170 Satellite Blvd., Ste. 200 Duluth, GA 30097
Tel. 678-281-8900
File Number: OD-NAS-214062

This instrument may be returned to:
OS National, LLC
3097 Satellite Blvd., Ste. 400 Duluth, GA 30096
Tel. 770-497-9100

Affidavit of Facts Concerning Identity of Heirs

Date:

Decedent: Howard E. Lucas, III

Property: 3401 Anderson Road, Unit 70, Antioch, TN 37013

[First] Spouse: Joanne Wilson -divorced

Affiant: Andre Lamar Moore

Affiant on oath swears that the following statements are true and are within the personal knowledge of Affiant:

1. My name is **Andre Lamar Moore** and I live at **15829 El Estado Dr., Dallas, TX 75248** I am personally familiar with the family and marital history of **Howard E. Lucas, III** (Decedent), and I have personal knowledge of the facts stated in this affidavit.

2. I knew Decedent from 9/7/1993 until 12/8/2018 Decedent died on **12/8/2018.** Decedent's place of death was **Nashville, Davidson County, Tennessee.** At the time of Decedent's death, Decedent's residence was **3401 Anderson Road, Unit 70, Antioch, TN 37013.**

3. Decedent's marital history was as follows: **: Married once during his lifetime to Joanne Wilson but decedent's marriage ended in divorce.**

4. Decedent had the following children: **Jordan Lucas**

5. Decedent did not have or adopt any other children and did not take any other children into Decedent's home or raise any other children, except: **none**

6. Decedent died without leaving a written will.

7. There has been an administration of Decedent's estate as Case No. 20P302 in the 7th Circuit Court for Davidson County, TN.

12. Decedent left no debts that are unpaid, except: **None**

13. There are no unpaid estate or inheritance taxes, except: **None**

14. To the best of my knowledge, Decedent owned an interest in the following 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 Lot No. 70 on the Plan of a Horizontal Property Regime (Private Element), Phase 2, Smith Springs Townhomes, Revision 1 of record in Instrument 200106290068937, said Register's Office, to which reference is hereby made for a more complete description.

Being the same property conveyed to Howard E. Lucas, III, unmarried by Warranty deed from Artis I. Flowers, unmarried of record in Instrument No. 20060417-0043080 Register's Office for Davidson County, Tennessee, dated April 07, 2006 and recorded on April 17, 2006.

15. The following were the heirs of Decedent: Jordan Lucas

Andre Lamar Moore

STATE OF ~~TENNESSEE~~ TEXAS
LA

COUNTY OF Collin

On this 11th day of March, 20 20, before me personally appeared Andre Lamar Moore, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons)

executed the same as such person (or person's) free act and deed.

Laurie Allison
Notary Public

Printed Name: LAURIE ALLISON

Commission Expires:

02/17/2023

LAURIE ALLISON
Notary Public, State of Texas
Comm. Expires 02-17-2023
Notary ID 130120448

True Copy Certification

I, Krista Murphy, 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: Krista Murphy

State of GEORGIA
County of GWINNETT

Personally appeared before me, Melanie Bibb, a notary public for this county and state, Krista Murphy, 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:
Notary' Seal (if on paper)

MELANIE BIBB
Notary Public - Georgia
Gwinnett County
Expires 03/21/2022