Karen Johnson Davidson County
Batch# 423278 AFFIDAVITH
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Fees: $32.00 Taxes: $0.00
20200622-0067069

THIS DOCUMENT PREPARED BY:

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AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Comes the affiant, Owen Gray, being first duly sworn according to law, being of lawful age and a resident for the past 63 years of Nashville, Davidson County, State of Tennessee, and pursuant to T.C.A. § 30-2-712, hereby swears to the following of the affiant's own free will and based upon the affiant's personal knowledge and familiarity:

1. William Gray (the "decedent") died February 28, 2020.

2. The decedent died without a surviving spouse. The decedent never married.

3. The decedent died without issue. The decedent never had any children or adopted any children.

4. The decedent died without surviving parent or parents. The decedent's father, Harry E. Gray, Jr., died in 1991, and the decedent's mother, Mary E. Gray, died on July 10, 2000.

5. The decedent had two (2) siblings, his brothers Harry Gray and Owen Gray. Both brothers survived the decedent. The decedent had no deceased siblings.

6. Accordingly, the heirs-at-law of the decedent are Harry Gray and Owen Gray, both of whom are adults.

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7. At the time of his death, the decedent owned the real estate described on Exhibit A hereto, the provisions of which are incorporated herein by this reference.

8. This affidavit will confirm the vesting of title, upon the death of William Gray, to the real property described on Exhibit A in Harry Gray and Owen Gray as tenants-in-common owning an undivided one-half (1/2) interest apiece.

Further, affiant saith not.

Dated this 14th day of May, 2020.

Owen Gray

Sworn to and subscribed before me this 14th day of May, 2020.

Notary Public

My Commission Expires:

JEFFREY MOBLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-08-2022

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, Owen Gray, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that such person executed the same as such person's free act and deed.

Notary Public

My Commission Expires:

JEFFREY MOBLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-08-2022

EXHIBIT A

Legal Descriptions

(William Gray and William C. Gray are one and the same person.)

Davidson County Tax Map 131 16 0, Parcel 022.00

A certain lot or parcel of land situate, lying and being in the County of Davidson, State of Tennessee, and more particularly described as follows:

Being the Northerly part of Lot No. 2, Block "B" on the Plan of Gateway Acres, as of record in Plan Book 974, Page 73, Register's Office for said County. Beginning on the southerly margin of Brookwood Lane at the comer of Lots Nos. 1 and *2;* thence with the line between said two lots Southerly 252.1 feet to the Northwest corner of the property conveyed to James Bostick Ransom and wife, of record in Book 1229. Page 470; thence with Ransom's Northern boundary line, Easterly 183 feet more or less to Randsom's Northeast comer, being a point in the line between Lots No. 2 and 3; thence with the line between said two lots, Northerly 256 feet to the Southerly margin of Brookwood Lane; thence with same Westerly 175.2 feet to the beginning.

Being the same property conveyed to Harry E. Gray, III, William C. Gray and Owen Edmonds Gray, by deed from Mary E. Gray, Trustee U/A/D August 2, 1995 and any amendments thereto, of record as Instrument No. 20000705-0066509, Register's Office for Davidson County, Tennessee. Also being the same property conveyed to William C. Gray by deed from Harry E. Gray, III, and Owen Edmonds Gray, of record as Instrument No. 20030423-0054604, Register's Office for Davidson County, Tennessee.

This is improved property known as 1145 Brookwood Lane, Nashville, Tennessee 37220.

Davidson County Tax Map 146 16 0, Parcel 082.00

Land in Davidson County, Tennessee, being Lot No. 117 on the plan of Brentwood Hall, Section V of record in Book 2133, pagel27, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to William C. Gray by deed from Charles Douglas Biter and Hayden Biter, individually and as Co-Executors of the Estate of Sarah H. Biter, of record as Instrument No. 20050318-0030027, Register's Office for Davidson County, Tennessee.

This is improved property known as 408 Landon Drive, Nashville, Tennessee 37220.

Hickman County Tax Map 088, Parcel 020.01

Lying in the Fourth Civil District of Hickman County, Tennessee, shown on the 1986 Tax Books as Map 088, parcel 020.01 and described as follows:

BEGINNING on a stake C. C. Primm's west boundary line on the west bank of Lick Creek; runs thence North in the channel of said creek to the southeast corner of a tract of land known as the Adair Tract; thence West with the Adair line with J. C. Peeler northwest corner; thence South with the ridge road to John A. Oliver's north boundary line; thence East with Oliver's line to C. C. Primm's northwest corner; thence East with his line to the beginning, containing by estimation 135 acres, more or less.

EXCLUSIONS:
#1: A tract or parcel of land conveyed to Wesley Primm et ux, as recorded in Deed Book M-2, page 332-3 described as follows:

BEGINNING in the channel of Lick Creek, in line with the center of the branch running into said creek at Millhouse Hollow, runs thence up the center of said branch in a Western direction to the first fork; thence taking the right fork in a northwest direction to the north boundary line, of the tract of which this is a part, this day purchased from J. A. Goins Heirs; thence with said north boundary line Eastward to the northeast corner of same in the channel of Lick Creek; thence Couth in the channel of same to the beginning containing 62-1/2 acres, more or less.

#2: A tract of land conveyed Leonard Capps dated June 2, 1973, as recorded in Deed Book 22, page 191, and described as follows:

BEGINNING at a 24-inch white oak the original northeast corner of an 80 acre tract, thence S. 84 deg. E. 117 feet; thence S. 65 deg. E. 241 feet; thence S. 27 deg. E. 160 feet; thence S. 33 deg. E. 258 feet; thence S. 22 deg. E. 150 feet; thence S. 3 deg. E. 200 feet; thence S. 37 deg. E. 143 feet; thence S. 45 deg. E. 200 feet; thence S. 27 deg. E. 275 feet; thence S. 28 deg. E. 172 feet; thence S. 58 deg. E. 240 feet; thence S. 34 deg. E. 123 feet; thence 47 deg. E. 113 feet; thence S. 30 deg. E. 72 feet to a steel post; thence S. 70 deg. W. 260 feet; thence S. 73 deg. W. 200 feet; thence N. 79 deg. W. 155 feet; thence N. 88 deg. W. 253 feet; thence N. 83 deg. W. 113 feet; thence N. 10 deg. E. 126 feet; thence N. 24 deg. W. 1,820 feet to the beginning, containing 22 acres, more or less. Description taken from survey of Turnbow & Jenkins Surveying Company dated May 25, 1973.

SUBJECT TO:
1. Existing roadways and utility line easements.
2. Water rights deed to Wesley Primm et ux, filed in Misc. Book 5, page 36, together with right to lay and maintain pipeline and electric lines to spring.
3. Water rights to Donny Primm et ux, together with right to lay and maintain pipeline and electric lines, and with right to maintain reservoir and keep system in usable condition, as filed in Misc. Book 12, page 384.
4. Easement to Wesley Primm et ux, for easement from Primm Springs Road along old wagon road approximately 500 yards, filed in Easement Book 2, page 192.

Being the same property conveyed to William C. Gray by deed from Eva W. Nichols, widow of J. H. Nichols, of record in Deed Book 83, page 256, Register's Office for Hickman County, Tennessee.

This is unimproved property known as Primm Springs Road, Hickman County, Tennessee.

Certificate of Authenticity

I, John Cobb Rochford, 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, Brenda Lewis, a notary public for this county and state, John Cobb Rochford, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 11-8-2021

BRENDA LEWIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY