Karen Johnson Davidson County
Batch# 582502 AFFIDAVITH
03/03/2021 09:33:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210303-0027179

Prepared by: Providence Title, LLC, 25 Century Blvd., Ste. 402, Nashville, TN 37214

AFFIDAVIT OF HEIRSHIP
as to
Claude T Houston

STATE OF TENNESSEE
COUNTY OF

On this 25 day of **February, 2021**, before me personally appeared **Elaine Fayette Bonner**, "Affiant," who having been duly sworn, deposes and says:

That Affiant understands that this affidavit is given under penalty of perjury for any false information provided herein.

That Affiant is at least eighteen (18) years of age and is a resident citizen of Davidson **County**, residing at **702 Marswen Drive, Nashville, Tn 37216.**

That Affiant was personally acquainted with **Claude T Houston**, "Decedent," during Decedent's lifetime and was familiar with Decedent's family history;

That Decedent was also known as **Claude Thomas Houston.**

That Affiant was an/a **Family Friend** of the Decedent.

That Decedent died on or about **June 4, 2003** and that the decedent's place of residence and homestead at the time of death, was as follows: **3925 Pheasant Dr, Nashville, TN 37218,**

That Decedent was survived by the following person(s):

	Name
Surviving Spouse:	**Darlene Houston**

	Name
Surviving Children:	**None**

	Name
Deceased Children:	**None**

	Name
Adopted Children:	**None**

	Name
Children of Deceased or Adopted Children:	**None**

That Decedent left no other children, deceased children or adopted children or descendants of deceased or adopted children.

That all persons above named are at least eighteen (18) years of age, except:

Names(s) of Minor(s), if any: **None**

That Affiant acknowledges and agrees that all statements and representations in this Affidavit will be relied upon by a title underwriter in the issuance of its title policy covering the premises described as follows:

Land in Davidson County, Tennessee being a portion of Lot No. 227 on the Plan of D.T. McGavock and others addition, of record in Book 21, Page 41, Register's Office for said County.

Said Property, a corner lot, fronts 50 feet on the Northeasterly margin of 17th Avenue North, formerly Alberta Avenue, and extends back between parallel lines with the Southeasterly margin of Heiman Street, 120 feet to a deed line.

Property Address: 1406 14th Ave., Nashville, TN 37208

Affiant further understands that whoever willfully, corruptly and falsely swears to any statement in any such affidavit know by such person to be false, or about which such person does not have sufficiently definite knowledge to justify the making of such a sworn statement, and such statement is false, commits a Class E Felony (T.C.A. Section 30-2-712(f). Affiant also understands that these statements may be relied upon by a subsequent lender, settlement agent and or title underwriter/company for the purpose of proceeding with the closing of a loan as well. Affiant further agrees to indemnify any and all parties relying on the statements made herein, that incurs damages arising directly from any false or misleading statement herein made.

That Decedent did not leave a will.

Further the Affiant sayeth not.

Elaine Fayette Bonner
Elaine Fayette Bonner / Affiant

STATE OF TN
COUNTY OF Davidson

Subscribed and sworn to before me this 25 day of **February, 2021.**

Notary Public

My Commission Expires: 7-5-21

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

Individual Notary Acknowledgement

STATE OF TN
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Elaine Fayette Bonner** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office on this 25 date of **February, 2021.**

Notary Public

My Commission Expires: 7-5-21

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

Certificate of Authenticity

I, Emily Reed, 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 the law.

Emily Reed
Signature

State of Tennessee
County of Davidson
Personally appeared before me, ASHLEE D PAGE a notary public for this county and state, EMILY REED who acknowledges that this certification of an Electronic document is true and correct and whose signature I have witnessed.

Ashlee D Page
Notary Signature

My Commission Expires: 11/08/2022

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY