Tax Information:
Map: 147-15
Parcel: 25

Karen Johnson Davidson County
Batch# 603264 AFFIDAVITH
03/31/2021 09:22:18 AM 2 pgs
Fees: $12.00 Taxes: $0.00



20210331-0042095

THIS INSTRUMENT PREPARED BY:

Equitus Law Alliance, PLLC
709 Taylor Street
P.O. Box 280240
Nashville, Tennessee 37228

AFFIDAVIT OF INHERITANCE

NOW, THEREFORE, I, the undersigned, a resident of Davidson County, Tennessee, being first duly sworn, depose and say to the best of our knowledge and belief:

(1) I, Charles James Sanderson am an adult and reside at 716 Poplar St., Columbia, TN 38401.

(2) My deceased Wife, Tammy Jane Miller and her mother, Millie Jane Hurst Miller are current owner of record of certain improved property located at 575 Highcrest Dr., Nashville, TN 37211 ("The Property"). The Property is described as follows:

> Land in Davidson County, Tennessee, being Lot No. 45 on the Map of Whispering Hills, Section I, as of record in Book 2331, page 83, Register's Office for said County.
>
> Said Lot No. 45 fronts 104 feet on the southerly side of Highcrest Drive, and runs back between lines measuring 268 feet on the westerly line, and 259 feet on the easterly lne, to the rear lin on which it measures 91 feet.
>
> Being the same property conveyed to Millie Jane Hurst Miller and Tammy Jane Miller as tenants in common with rights of survivorship by quitclaim deed dated June 9, 1993 and of record in Book 8981, Page 900 in the Register's Office for Davidson County, Tennessee.
>
> This affidavit was prepared on a legal description provided by Ms. Schwarz and no title search was performed.

(3) My deceased Wife, Tammy Jane Miller, became the sole owner of the Property by operation of law when Millie Jane Hurst Miller, Tammy Jane Miller's mother, died. Millie Jane Hurst Miller had a life estate on the Property which ended upon her death. Millie Jane Hurst Miller died on September 21, 2003.

(4) My Wife, Tammy Jane Miller, died on February 10, 2021. She died intestate.

(5) My Wife had one daughter that survives her and no other children that predeceased her. Her daughter is Amanda Cayla-Jane Schwarz. She and I inherited the Property equally upon my Wife's death.

(6) As the surviving spouse of Tammy Jane Miller I wish to relinquish all of my right and interest in said Property to Tammy Jane Miller's only child, Amanda Cayla-Jane Schwarz.

IN WITNESS WHEREOF, Affiant has executed this Affidavit on the day and date set forth opposite his respective name.

3-25-2021
Date

Charles Sanderson
Charles James Sanderson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named Charles James Sanderson, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 25th day of March 2021.

NOTARY PUBLIC

My Commission Expires: 03/08/2022

SHARAM PAL GOYAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 3-8-2022