Karen Johnson Davidson County
Batch# 628157 AFFIDAVITH
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This Affidavit of Heirship was prepared based upon the information provided by the party hereto without the benefit of a full records examination and no liability is assumed for any matters which would be disclosed by such records.

## AFFIDAVIT OF HEIRSHIP

WHEREAS, this is the Affidavit of Heirship of JEROME PATRICK REAGAN, whose address is 3151 Valley Lake Drive Bartlett, Tennessee, 38135; and

WHEREAS, JOSEPH WILLIAM REAGAN (hereinafter Decedent) died intestate on August 1, 2020 and was a resident of Davidson County, Tennessee whose address was 305 Milliken Bend Drive, Nashville, Tennessee 37115; and

WHEREAS, the Decedent, was one of nine children, all naturally born unto Elizabeth M. Reagan as her sole surviving issue, with no children adopted by Elizabeth M. Reagan during her lifetime; and

WHEREAS, the brothers and sisters of the Decedent were Jerome Patrick Reagan, Joyce Schini, Gloria Densmore, Jerry Coleson, Alton Douglas Coleson, II., Fern Elizabeth Coleson Foster, James Charles Forman Coleson, and John Henry Reagan; and

WHEREAS, at the time of his death, the Decedent owned the following parcel of real estate located in the Seventh (7th) Civil District of Davidson County, Tennessee, being bounded and described, as follows:

> Being Lot No, 1 on the Plan of Montague Subdivision, Resubdivision of part of Lot 10 of record in Book 4885, Page 52, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and detailed description.
>
> Being the same property conveyed to Joe Reagan, unmarried from Shaun Donovan, The Secretary of Housing and Urban Development, of Washington, D.C., by Special Warranty Deed dated December 10, 2009, recorded December 14, 2009 at 10:17 A.M., and appearing of record in Instrument 20091214-0113596, Register's Office for Davidson County, Tennessee.

and

WHEREAS, the Decedent was a widower at the time of his death leaving no sole surviving issue, born naturally to or adopted by him; and

WHEREAS, the Decedent was preceded in death by his father, John J. Reagan, and mother, Elizabeth M. Reagan; and

WHEREAS, the Decedent was preceded in death by his brothers, Alton Douglas Coleson, II, John Henry Reagan, and James Charles Forman Coleson, and sister, Fern Elizabeth Coleson Foster; and

WHEREAS, the said Alton Douglas Coleson, II died May 19, 2007, leaving his children April Gannett-Leeming, Alton Douglas Coleson, III, and Ashley D. Coleson, as his sole surviving issue; and

WHEREAS, the said John Henry Reagan died March 3, 1978, leaving no surviving issue, born naturally to or adopted, by him; and

WHEREAS, the said James Charles Forman Coleson died April 3, 2012, leaving his children, Eric Coleson and Jamie Celeste Coleson, as his sole surviving issue; and

WHEREAS, the said Fern Elizabeth Coleson Foster died December 28, 2000, leaving her children, Manfred Danziger, Jr., Micheal Danziger, Barbara Danziger Oakley, and Richard E. Danziger, as her sole surviving issue; and

WHEREAS, the Decedent's next of kin and sole heirs at law are his two brothers, two sisters, three nieces, and six nephews all of which have survived him. The names, individual addresses, and respective interest of each heir at law are as follows:

a. JEROME PATRICK REAGAN - (brother of the Decedent)
(1/8) respective interest
3151 Valley Lake Drive Bartlett, Tennessee, 38135

b. JERRY COLESON - (brother of the Decedent)
(1/8) respective interest
P.O. Box 964 Grandy, North Carolina 27939;

c. JOYCE SCHINI- (sister of the Decedent)
(1/8) respective interest
1616 Ensign Drive Normal, Illinois 61761;

d. GLORIA DENSMORE- (sister of the Decedent)
(1/8) respective interest
933 Cedar Road
Chesapeake, Virginia 23322;

e. APRIL GANNETT-LEEMING – (niece of the Decedent)
(1/24) respective interest
9810 Sunset Trail, Hammondsport, New York 14840;

f. ALTON DOUGLAS COLESON, III– (nephew of the Decedent)
(1/24) respective interest
140 Genesee Park Boulevard, Rochester, New York 14619;

g. ASHLEY D. COLESON– (nephew of the Decedent)
(1/24) respective interest
82485 Miles Avenue, Indio, California 92201;

h. MANFRED DANZIGER, JR. – (nephew of the Decedent)
(1/32) respective interest
6572 Crooked Creek Lane, St. Augustine, Florida 32095;

i. BARBARA DANZIGER OAKLEY – (niece of the Decedent)
(1/32) respective interest
5250 Redrac Street, Jacksonville, Florida 32205;

j. RICHARD E. DANZIGER – (nephew of the Decedent)
(1/32) respective interest
5250 Redrac Street, Jacksonville, Florida 32205;

k. MICHEAL DANZIGER – (nephew of the Decedent)
(1/32) respective interest
11709 S. 110th Street, Papillion, Nebraska 68046;

l. ERIC COLESON – (nephew of the Decedent)
(1/16) respective interest
9320 Silcox Lane, Pensacola, Florida 32526

m. JAMIE CELESTE COLESON – (nephew of the Decedent)
(1/16) respective interest
7910 Crossroads Drive, Apt 17P, North Charleston, South Carolina 29407

and;

WHEREAS, each heir at law is over eighteen (18) years of age.

NOW THEREFORE, I, JEROME PATRICK REAGAN, the Affiant, who having been duly sworn, does make oath that:

1. The Decedent, JOSEPH WILLIAM REAGAN, a widower, died intestate on August 1, 2020 and left no surviving issue, born naturally to or adopted by him. Further, the Decedent was survived by his next of kin and sole heirs at law, JEROME PATRICK REAGAN, JERRY COLESON, JOYCE SCHINI, GLORIA DENSMORE, APRIL GANNETT-LEEMING, ASHLEY D. COLESON, ALTON DOUGLAS COLESON, III, MANFRED DANZIGER, JR, BARBARA DANZIGER OAKLEY, RICHARD E. DANZIGER, ERIC COLESON, and JAMIE CELESTE COLESON.
2. I am aware that Tennessee Code Annotated § 30-2-712(f) provides that whoever willfully, corruptly, and falsely swears to any statement in any Affidavit of Heirship, known 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.

WITNESS WHEREOF, the Affiant has executed the foregoing Affidavit of Heirship pursuant to Tennessee Code Annotated § 30-2-712.

JEROME PATRICK REAGAN

SUBSCRIBED AND SWORN TO before me this 30th day of April 2021.

Notary Public

My Commission Expires: 5·10·2021

JON GRAVES STATE OF TENNESSEE NOTARY PUBLIC MONTGOMERY COUNTY

STATE OF TENNESSEE :
COUNTY OF ROBERTSON :

Personally appeared before me, JEROME PATRICK REAGAN, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that the foregoing Affidavit was based on personal knowledge of facts and was given as a free and voluntary act for the purposes therein contained.

Witness my hand and seal at this office on the 30th day of April, 2021.

Notary Public

My Commission Expires: 5·10·2021

JON GRAVES STATE OF TENNESSEE NOTARY PUBLIC MONTGOMERY COUNTY

Prepared by:
Jon T. Graves
BATSON NOLAN PLC
105 Fifth Ave. West, Ste 201
Springfield, TN 37172
(615) 382-4420

# True Copy Certification

I, Matthew J. Ellis, 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 Montgomery

Personally appeared before me, Rhianon B. Marsh, a notary public for this county and state, Matthew J. Ellis, 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: 1/17/2023

Notary Seal

