This Instrument Prepared By:
Foundation Title and Escrow Series, LLC
545 N Mt Juliet Rd, Ste 1102
Mt Juliet, TN 37122

Karen Johnson Davidson County
Batch# 646545 AFFIDAVITH
06/01/2021 08:20:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210601-0072631

AFFIDAVIT AS TO HEIRS
OF
Hazel Gilbert and Clarence Gilbert
(Pursuant to T.C.A. §30-2-712)

STATE OF TENNESSEE
COUNTY OF Davidson

On this 2nd day of April, 2021, before me personally appeared Vincent Fuqua, to me personally known or proven based on satisfactory evidence, who being by me duly sworn, on oath did say that Affiant is over eighteen (18) years of age, who is a resident of MAURY County, State of TENNESSEE, and has been familiar with the family history for all of their life of Hazel S. Gilbert, deceased and Clarence W Gilbert, deceased who were the owners of the following property located at:

244 Riverside Dr. Nashville, TN 37206

Further described as:

Lot 4, Section One, Addition One, Fortland Park, as shown on plat of record in Plat Book 2854, Page 68, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property

That Affiant is familiar with Decedent's family history; nephew of the Gilbert Family

And that said Hazel Gilbert died on January 27, 2004 and Clarence W. Gilbert died on May 2, 1987 that the place of residence and homestead, at the time of death, was as follows: 244 Riverside Dr. Nashville, TN 37206

And Affiant further states that said deceased left surviving the following persons, as heirs or persons otherwise Interested in the estate:

Surviving Spouse: NONE

Children
1. Clarence Russell Gilbert, a resident of Davidson County, TENNESSEE

Parents: NONE

And Affiant further states that said decedent left no other children or adopted children or descendants of deceased children or adopted children.

And that all of the above parties are over the age of eighteen years, except the following: N/A

Names of minors: N/A

And said deceased did leave a will leaving the above property to children listed above. Will was not probated. And that the debts against said estate have been paid.

Affiant has made this affidavit to induce, First American Title Insurance Company, and Foundation Title & Escrow Series, LLC to issue a policy of title insurance in connection with the purchase of the aforementioned property. Being so induced, they and their agents may and do rely upon the truthfulness of the statements made in this affidavit. Affiant affirms that all above statements are true and agrees to indemnify First American Title Insurance Company, and Foundation Title & Escrow Series, LLC and their agents, and future owners of this property against any loss resulting from their relying on this information set forth herein.

Vincent Fuqua

Vincent Fuqua- Affiant

STATE OF TENNESSEE

COUNTY OF Davidson

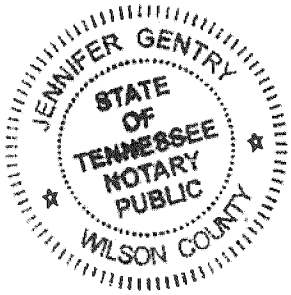
Sworn to and subscribed before me on this 22nd day of April, 2021.

Jennifer Gentry

Notary Public

My Commission Expires: 6/13/2024

(SEAL)



STATE OF TENNESSEE

COUNTY OF Davidson

On this 22nd day of April, 2021, before me, the undersigned Notary Public, personally appeared Vincent Fuqua, the Affiant, known to me or proved on the basis of satisfactory evidence, to be the person who executed the foregoing instrument for the purposes therein contained.

Jennifer Gentry

Notary Public

My Commission Expires: 6/13/2024

(SEAL)



True Copy Certification

I, Tameika Jones, do hereby make the oath that I am a licensed attorney and/or 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.

Tameika Jones

State of Tennessee

County of Williamson

Personally appeared before me, Christie Perry a notary public for this county and state, Tameika Jones who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 7/22/2022

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY