Karen Johnson Davidson County
Batch# 653082 AFFIDAVITH
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THIS INSTRUMENT PREPARED BY:
Jack E. Gritton, Attorney
752 S. Church Street
Murfreesboro, TN 37130

AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSEE

COUNTY OF Williamson

On this 13 day of May, 2021, before me personally appeared Ann Presley ("Affiant"), to me personally known, who being by me duly sworn, on oath did say that Affiant is over eighteen (18) years of age, and is familiar with the family history of Evelyn J. Tomlin, deceased, has known the said Evelyn J. Tomlin for approximately 25 years and who was an owner of the following property:

See attached Exhibit "A" for property description.

1. I am not related to Evelyn J. Tomlin nor Rhonda Gipson by blood or marriage.

2. Evelyn J. Tomlin died October 30, 2020, a resident of Rutherford County, Tennessee. Her death certificate is attached as Exhibit "A" hereto.

3. Evelyn J. Tomlin was a widow at the time of her death.

4. The only child ever born to Evelyn J. Tomlin was Rhonda Gipson.

5. I give this Affidavit from personal knowledge.

FURTHER, Affiant saith not.

IN WITNESS WHEREOF, the undersigned has executed this Affidavit on this the 13 day of May, 2021.

Ann Presley
Ann Presley

DANIEL KROUSE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires June 19, 2022

STATE OF TENNESSEE

COUNTY OF Williamson

Personally appeared before the undersigned Notary Public in and for said State and County, the within Ann Presley the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Spring, Tennessee, this 13 day of May, 2021.

Notary Public

My Commission Expire: June 19, 2022

Exhibit "A"

Tract 1:
Being land in the 2nd Civil District of Davidson County, Tennessee and being a part of the same parcel of property conveyed to William C. Tomlin and wife, Evelyn J. Tomlin described as follows:

Commencing at an iron pin on the southwest corner of Tract II and being 170.62 feet from the southwest corner of the property of Joe Fults; thence south 89 degrees 08' 2" 36.98 feet to a point; thence north 5 degrees 36' 52" east 815.18 feet to a point; thence south 87 degrees 35' 2" east 199.11 feet to a point; thence south 11 degrees 14' 32" west 652.90 feet to a point; thence south 2 degrees 3' 10" east 165 feet to the point of beginning, this tract containing approximately 3.03 acres more or less.

Being the same property conveyed to Evelyn J. Tomlin by Quitclaim Deed from William C. Tomlin, dated March 19, 1985 and of record in Book 6537, page 441, Register's Office of Davidson County, Tennessee. See also deed from Frances Mai Whaley to William C. Tomlin and wife, Evelyn J. Tomlin of record in Book 553, page 707, Register's Office of Davidson County, Tennessee. Evelyn J. Tomlin is now deceased having died intestate on October 30, 2020 leaving Rhonda Gipson her sole heir-at-law.

Tract 2:
Beginning at an iron pin in the southwest corner of the property of William C. Tomlin, recorded in Book 4117, page 862 of the Register's Office of Davidson County, Tennessee, and being a part of land in the 2nd Civil district of Davidson County, Tennessee which was conveyed to William C. Tomlin and wife, Evelyn Tomlin, by Installment Deed of record in Book 4574, page 562 of the Register's Office of Davidson County, Tennessee, thence with the radius of said road 107.' to a point; thence north 807.59 feet being the east most boundary line of Jerry W. Hughes, et ux; thence south 88' 08" east _07.82 feet to a point; thence south 5 degrees 35' west 815.2 feet to the point of beginning.

This property is the remaining part of the parcel after a conveyance to Jerry W. Hughes, et ux by deed of record in Book 4807, page 133 of the Register's Office of Davidson County, Tennessee.

Being a portion of the same property conveyed to William C. Tomlin and wife, Evelyn C. Tomlin by Installment Deed from George W. Hartley and wife, Mary Elizabeth Hartley, dated February 2, 1972 and of record in Book 4574, page 562, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Evelyn J. Tomlin by Quitclaim Deed from William C. Tomlin, dated March 19, 1985 and of record in Book 6537, page 445, Register's Office. Evelyn J. Tomlin is now deceased having died intestate on October 30, 2020 leaving Rhonda Gipson her sole heir-at-law.

Tract 3:
Being all of Lot No. 183 of Kingdom Ridge PUD, Section IV, according to plat and survey of record in Plat Book 32, page 249, Register's Office of Rutherford County, Tennessee, to which plat reference is hereby made for more complete details of location and description.

Being the same property conveyed to Evelyn Jean Tomlin, an unmarried woman, by Warranty Deed from Swanson Construction Company, LLC, dated November 14, 2014 and recorded on November 18, 2014 at 2:12 P.M. in Record Book 1336, page 2188, Register's Office of Rutherford County, Tennessee. Evelyn J. Tomlin is now deceased having died intestate on October 30, 2020 leaving Rhonda Gipson her sole heir-at-law.

True Copy Certificate of Authenticity

I, **Taylor Grills,** 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 Wilson

Personally appeared before me, Rebecca Shukis, a notary public for this county and state, **Taylor Grills,** 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: 12/15/2021