Karen Johnson Davidson County
Batch# 688116 AFFIDAVITH
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Fees: $17.00 Taxes: $0.00
20210730-0103175

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

AFFIDAVIT OF HEIRSHIP

as to

Rebecca Anna Montgomery

STATE OF TENNESSEE
COUNTY OF

On this **16th** day of **July, 2021**, before me personally appeared **Kiara hayes**, "Affiants," 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 citizens of **Davidson County**, residing at 2019 Oakwood Avenue, Nashville, Tennessee, 37207.

That Affiants were personally acquainted with **Rebecca Ann Montgomery**, "Decedent," during Decedent's lifetime and was familiar with Decedent's family history;

That Decedent was also known as **Rebecca A Montgomery, Rebecca Ann Montgomery.**

That Affiant was an/a **friend of many years** of the Decedent.

That Decedent died on or about **September 13, 2020** and that the decedent's place of residence and homestead at the time of death, was as follows: **1307 Aline Avenue, Nashville, TN 37207**

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

	Name	Address
Surviving Spouse:	**None**	

	Name	Address
Surviving Children:	**Dominique Montgomery**	**1305 Bessie Avenue Nashville, TN 37207**
	Bennita Fitzgerald	**1300 Boscobel Street B Nashville, TN 37206**
	Niccoles Montgomery	**1300 Boscobel Street B Nashville, TN 37206**
	Derrick Fitzgerald	**1300 Boscobel Street B Nashville, TN 37206**

	Name	Address
Deceased/Adopted Children:	**None**	

	Name	Address
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:

Being the northerly 41 1/2 feet of Lot No. 57 and the southerly 17 feet of lot No. 58 on the plan of J. B. Haynie's Cumberland Heights, as fo record in Book 57, Page 170, Regiser's Office for said County.

Said parts of Lots Nos. 57 and 58 front together 58 1/2 feet on the easterly side of Aline Avenue and run back between parallel lines, 125 feet to an alley.

Being the same property conveyed to Rebecca Anna Montgomery and Maggie R. Jones, joint tenants with right of survivorship, by Warranty Deed from L. C. Development, Inc. of record in Book 11639, Page 380,

Register's Office for Davidson County, Tennessee, dated August 27, 1999 and recorded on August 30, 1999.

Said Maggie R. Jones became deceased on February 23, 2010, vesting Rebecca Anna Montgomery as surviving tenant by entirety.

Said Rebecca Anna Montgomery became deceased on September 13, 2020. Probate not found.

FOR INFORMATION PURPOSES ONLY: 1307 Aline Avenue, Nashville, TN 37207

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.

Kiara Hayes

Kiara Hayes- Affiant

STATE OF Tennessee
COUNTY OF Davidson

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

Witness my hand and official seal at office on this 16 date of **July, 2021.**

Jeff Shoulders

Notary Public

My Commission Expires: 9-7-2021

Tax Parcel No.: **07110006600**

Mail Tax Bills to: Owners at Property Address

JEFF SHOULDERS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-7-2021

Certificate of Authenticity

I, Holly A Mason, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 7/16/21.

Affiant Signature

7/30/21
Date

State of TN
County of Davidson

Sworn to and subscribed before me this 30th day of July, 2021.

Notary's Signature

(Notary Seal)

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 11/08/2022