Karen Johnson Davidson County
Batch# 713209 AFFIDAVITH
09/13/2021 09:45:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210913-0121999

This Instrument Prepared By:
Mid-State Title & Escrow, Inc.
128 Holiday Court, Suite 125
Franklin, TN 37067
File No. 2018-0870

WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. 1-12505-MC

Affidavit of Heirship of Gabrielle L. Troster

STATE OF Tennessee

COUNTY OF Davidson

Affiant, Andrew Egan, after first being duly sworn, hereby deposes and says as follows:

1. That Affiant, Andrew Egan, is an adult citizen and resident of Davidson County, Tennessee being 46 years of age;
2. That herein contained is based upon her personal knowledge and familiarity of Gabrielle L. Troster who died on 07/06/2021;
3. That Gabrielle L. Troster died intestate;
4. That Gabrielle L. Troster was single at the time of her death;
5. That Gabrielle L. Troster left as her only child at the time of her death – Meagan Troster;
6. That Gabrielle L. Troster had no children who predeceased her;
7. That Gabrielle L. Troster had no other children or adopted children and no descendants of any predeceased children or adopted children;
8. Edward James Troster, her only spouse, predeceased her.
9. That this affidavit is freely given pursuant to Tennessee Code Annotated §30-2-712 et seq., to help establish and reflect the heirship with respect to any real or personal property owned by Gabrielle L. Troster in Davidson County, Tennessee, or elsewhere, and particularly to confirm the vesting of title to a parcel of real property in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 69 on the Plan of Final Plat of Hickory Woods, Section B of record in Plat Book 6900, Page 512, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Edward James Troster and wife, Gabrielle L. Troster by Warranty deed from Continental Development and Construction INC of record in Book 10405, page 376, Register's Office for Davidson County, Tennessee,

dated March 31, 1997 and recorded on April 03, 1997. Being also known as 5105 Hickory Grove Drive Antioch, Tennessee 37013.

Further, affiant saith not.

Affiant – Andrew Egan

Sworn to and subscribed before me this 20th day of August, 2021.

Notary Public

My Commission Expires: 09/02/2024

ALYSON HALEY
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXP. SEPT. 2, 2024

Certificate of Authenticity

I, Storey Carver, do hereby make oath that I am 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 August 20, 2021.

Affiant Signature

8/20/2021
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 20th day of August 2021.

Rachel Marie Collins
Notary's Signature

My Commission Expires: 3-6-2024

Notary's Seal

