THIS INSTRUMENT PREPARED BY:
Russell E. Freeman
Freeman & Bracey, PLC
885 Conference Drive, Suite 500
Goodlettsville, Tennessee 37070-0527

Karen Johnson Davidson County
Batch# 760555 AFFIDAVITH
11/24/2021 12:10:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20211124-0156143

AFFIDAVIT OF HEIRSHIP

The undersigned, being more than eighteen (18) years of age, after being duly sworn, make affidavit under oath as follows:

1. That I, Roy Daniel Fox, Jr., am the sole heir at law of Frances H. Fox.

2. Further, Brenda Hackney Tucker, being at least eighteen (18) years of age and a resident of the State of Tennessee, and after being duly sworn, under oath, deposes that she is a disinterested party, and that she was personally acquainted with Frances H. Fox during her lifetime and being familiar with her family history states that Frances H. Fox was unmarried at the time of her death, had one child born to her during her lifetime, to wit: Roy Daniel Fox, Jr., and had no other children born to or adopted by her during her lifetime.

3. At the time of the Decedent's death, the Decedent owned real property located at 306 Pullen Avenue, Nashville, Davidson County, Tennessee 37207, Map and Parcel 071-11-0-169.00, and being more particularly described in deed of record in Book 5578, Page 278, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

4. Further, the Decedent, along with Roy Daniel Fox, Jr., owned real property located at 308 Pullen Avenue, Nashville, Davidson County, Tennessee 37207, Map and Parcel 071-11-0-170.00, and being more particularly described in deed of record in Book 2636, Page 197, and by Quitclaim Deed of record in Instrument No. 20090930-0090563, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

5. This affidavit will confirm the vesting of title to the real property located at 306 Pullen Avenue and 308 Pullen Avenue, Nashville, Davidson County, Tennessee 37207, after the death of Frances H. Fox to her sole heir at law, Roy Daniel Fox, Jr.

6. The said Frances Fox, Frances H. Fox and Frances Hackney Fox as referenced in the deeds are one and the same person.

Further affiants saith not.

Dated this 17 day of November, 2021.

× _____
ROY DANIEL FOX, JR., Affiant

SUBSCRIBED AND SWORN TO before me this 17 day of November, 2021.

RUSSELL E. FREEMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

_____
Notary Public

My Commission Expires: 12/03/2024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Russell E. Freeman, a Notary Public in and for said County and State, **ROY DANIEL FOX, JR.**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 17 day of November, 2021.

RUSSELL E. FREEMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

RUSSELL E. FREEMAN STATE OF [illegible] PUBLIC SUMNER COUNTY

_____
NOTARY PUBLIC

My Commission Expires: 12/03/2024

Dated this 11th day of November, 2021.

Brenda Hackney Tucker
BRENDA HACKNEY TUCKER, Affiant

SUBSCRIBED AND SWORN TO before me this 11 day of November, 2021.

RUSSELL E. FREEMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Notary Public

My Commission Expires: 12/03/2024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Russell E. Freeman, a Notary Public in and for said County and State, **BRENDA HACKNEY TUCKER**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 11 day of November, 2021.

NOTARY PUBLIC

My Commission Expires: 12/03/2024

RUSSELL E. FREEMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Tennessee Certification of Electronic Document

I, Gregory Vadner, 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 11/11/2021 (date of document).

Affiant Signature

11/18/2021
Date

State of TN

County of Sumner

Sworn to and subscribed before me this 18 day of Nov, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 4/23/2025

NOTARY'S SEAL

Crystal Johnson
State of Tennessee
Notary Public
Sumner County

202111240156143