Prepared by
Sidwell & Barrett, P.C.
121 First Avenue South
Franklin, TN 37064

Karen Johnson Davidson County
Batch# 762546 AFFIDAVITH
11/30/2021 08:02:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20211130-0157508

AFFIDAVIT OF HEIRSHIP
HOLD HARMLESS AND INDEMNITY AGREEMENT
Pursuant to TCA Section 30-2-712
For the Purpose of Documenting
Title for Property Located at
1018 Graybar Lane
Owned by
Martha Johnson Nocton (deceased)
Of Record in Instrument No. 20210916-0124308
Register's Office for Davidson County, Tennessee

After being duly sworn the undersigned, Charles M. Kerr, avers as follows:

1. That he is familiar with the estate and heirs of Martha Johnson Nocton, (deceased) having had personal knowledge of her and his family in the capacity of family friend for over forty (40) Years;
2. That Martha Johnson Nocton owned the property located at 1018 Graybar Lane, Nashville, TN as evidenced by a deed of record in Instrument No. 20210916-0124308 Register's Office for Davidson County, Tennessee;
3. That Martha Johnson Nocton died intestate on September 18, 2021 vesting the property in her heirs at law;
4. That at the time of her death, Martha Johnson Nocton was not married having been preceded in death by her husband Martin Francis Nocton, Jr.;
5. That Martha Johnson Nocton had three (3) children during her life; George Clifton Johnson, John Steven Johnson and Linda Gail Johnson, all who survived her;
6. That as a result of the death of Martha Johnson Nocton, her heirs at law were Clifton Johnson, John Steven Johnson and Linda Gail Johnson;
7. That none of the heirs at law are under the age of majority nor do they suffer

from any [illegible] of disability;

8. That the undersigned is aware this affidavit is made for the purpose of establishing the heirs of Martha Johnson Nocton, and that it will be relied on by all future parties to certify proper transfer and title to the any real estate owned by Martha Johnson Nocton;

9. That the undersigned agrees to indemnify and hold harmless, Stewart Title Company, Sidwell & Barrett, P.C., Donald R. Barrett, Jr., and K. Thomas Sidwell from any and all claims that may be made against them by or on account of the Martha Johnson Nocton, whether they be for debts, claims, judgments, Federal Estate Tax or State Inheritance Tax or claims of an unknown heir, whether they be currently existing or arising in the future regarding any claim on any property owned by Martha Johnson Nocton as a result of providing false and misleading information.

Executed this 21ST day of September, 2021.

Charles M. Kerr

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally before me, the undersigned, a Notary Public in and for the aforesaid state and county, Charles M. Kerr, with whom I am personally acquainted and who acknowledged he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal in office this 21 day of Sept, 2021.

Notary Public

My Commission Expires: 8/10/25

Donald R. Barrett Jr. Notary Public State of Tennessee Williamson County

CERTIFICATE OF AUTHENTICITY

I, Kimberly D. Hicks, do hereby make oath that I am a licensed attorney and/or 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 9/21/21.

Kimberly D Hicks
Affiant
Date: 9/21/21

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 29th day of November, 2021

Notary Public

My Commission Expires: 3/25/23

NANCY L. SCHNEIDER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON