Karen Johnson Davidson County
Batch# 766561 AFFIDAVITH
12/03/2021 09:37:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20211203-0160377

This instrument prepared by:
Tennessee Title Services, LLC
7000 Executive Center Dr. Ste. 290
Brentwood, TN 37027
FILE NO B20-3511

Map and Parcel: Property 1:
034-15-0-055.00

AFFIDAVIT AS TO HEIRS
Of
ROBERT LEON WOODS

(Pursuant to T.C.A. §30-2-712)

State of TN

County of Davidson

On the 30 day of November 2021, before me personally appeared William H. Beard, Jr. "the 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 , "the Decedent."

And That the Affiant knew the Decedent for over 15 years and is familiar with Decedent's family history as they have been family friends during this time period.

And that said Decedent died on or about September 1, 2020, **a widow(er)**, having been predeceased by their spouse, Rose Marie Woods, who died on or about **November 10, 2001.**

Title to the herein described real property in **Davidson** County, Tennessee was vested in **Robert Leon Woods**, the Decedent:

See attached "Exhibit A"

Affiant further states that the Decedent left surviving the following person as heir or otherwise interested in the estate, and that such persons are over the age of twenty-one years unless otherwise stated:

Name	Relationship to Decedent
Laronda Woods	**Daughter**

Affiant states that the Decedent left no other children, adopted children, or descendants of deceased children or adopted children except as listed above, thereby leaving: **Laronda Woods,** as the only heir of **Robert Leon Woods**.

And said decedent **did not** leave a Last Will and Testament.

This affidavit is given for the express purpose of clearing title to the aforementioned parcel of real property.

State of TN

County of Davidson

I, William H. Beard Jr the Affiant, being first duly sworn, make oath that I have read the foregoing Affidavit of Heirship and that the facts contained therein are true and correct to the best of my knowledge, information, and belief. That Affiant acknowledges and agrees that all statements and representations in this Affidavit will be relied upon by Tennessee Title Services, LLC, Chicago Title Insurance company, and Affiant agrees to indemnify the aforesaid law firm and title company(ies) against any loss or damage if the information provided herein is fraudulent and/or false.

Sworn to and subscribed before me on this 30 day of NOV., 2021.

Notary Public

My Commission Expires: 8-7-24

(Notary Seal)

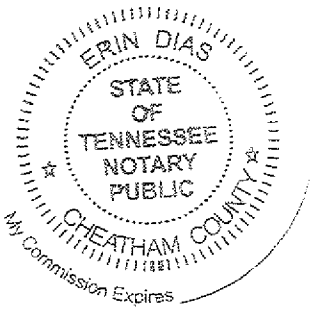


EXHIBIT A

Property 1:
Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of Stanley Heights of record in Book 3300, Page 74, amended in Book 3986, Page 917, 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 Robert Leon Woods by Warranty Deed from James R. Vantrease and wife, Mary Frances Vantrease of record in Instrument No. 20051130-0143725, Register's Office for Davidson County, Tennessee, dated November 22, 2005 and recorded on November 30, 2005. The said Robert Leon Woods died on 9/1/20 and reference is made to the Intestate Small Probate of Robert Leon Woods, Deceased in the Seventh Circuit Court for Davidson County, TN, in Docket No. 20P1795.Reference is further made to the Letters of Administration issued to Laronda Woods in the 7th Cicuit Court for Davidson County, TN, Docket No. 20P558.

Being also known as 329 Dinwiddie Drive, Madison, Tennessee 37115.

Certificate of Authenticity

I, **Joshua A. Terry**, 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|30|21.

Affiant Signature

12|1|21
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 12|1|21.

Notary's Signature

My Commission Expires:

REBECCA SHUKIS
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
12/15/2021
COUNTY OF WILLIAMSON