Karen Johnson Davidson County
Batch# 793896 AFFIDAVITH
01/21/2022 01:40:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220121-0008176

This instrument prepared by:
Tennessee Title Services, LLC
7000 Executive Center Dr. Ste. 290
Brentwood, TN 37027
FILE No. 21-7845

Map and Parcel: 072 14 0 125.00

AFFIDAVIT AS TO HEIRS
of
Maxie Caruthers, Jr.
(Pursuant to T.C.A. §30-2-712)

State of TN
County of Davidson

On the 14th day of December, 2021, before me personally appeared **Richard Tisdale**, "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 **Maxie Caruthers, Jr.**, "the Decedent."

And That the Affiant knew the Decedent for over 20 years and is familiar with Decedent's family history as she has been a long time family friend during this time period.

And that said Decedent died on or about **February 13, 2020, a widower**

Title to the herein described real property in Davidson County, Tennessee was vested in **Brenda L. Caruthers, and Maxie Caruthers, Jr. as joint tenants,** the Decedent:

Being Lot No. 3 on the Map of the Plat of H.W. Ward's Subdivision of Part of Lots 31 and 32 of Brownsville as of record in Book 974, page 24, Register's Office for Davidson County, Tennessee.

Affiant further states that the Decedent left surviving the following persons as heirs 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
Brenda Caruthers	
Maxie Caruthers, III	

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: **Brenda L. Caruthers** as all the heirs of **Maxie Caruthers, Jr.**

And said decedents 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, **Jackie Derrickson**, 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, First American Title Insurance Company, Chicago Title Insurance company and/or Stewart 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.

Jackie Derrickson

Sworn to and subscribed before me on this 14th day of December, 2021.

Notary Public
My Commission Expires: My Commission Expires NOV. 8. 2022

SCHYCHEEREE GILBERT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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 12/14/2021.

Affiant Signature

12/30/2021

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 12/30/2021.

Notary Public

My Commission Expires: 5.23.23

KATHLEEN WILLIAMS
TENNESSEE
NOTARY
PUBLIC
COUNTY OF WILLIAMSON