Karen Johnson Davidson County
Batch# 819261 AFFIDAVITH
03/10/2022 01:45:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220310-0027929

Prepared by: Providence Title, LLC, 25 Century Blvd., Ste. 402, Nashville, TN 37214

AFFIDAVIT OF HEIRSHIP
as to
Artemus D. Russell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 2nd day of **February, 2022**, before me personally appeared **Minnie Dotson**, "Affiant," who having been duly sworn, deposes and says:

That Affiant understands that this affidavit is given under penalty of perjury for any false information provided herein.

That Affiant is at least eighteen (18) years of age and is a resident citizen of Davidson **County**, residing at 244 Cedarmont Circle, Nashville TN 37211.

That Affiant was personally acquainted with **Artemus D. Russell**, "Decedent," during Decedent's lifetime and was familiar with Decedent's family history;

That Decedent was also known as N/A.

That Affiant was an/a Mother in law of the Decedent.

That Decedent died on or about **April 19, 2020** and that the decedent's place of residence and homestead at the time of death, was as follows: **195 Old Tusculum Rd., Antioch, TN 37013**

That Decedent was survived by the following person(s):

	Name
Surviving Spouse:	**None**

	Name
Surviving Children:	**Chaquata Russell,** **LaToia Hill,** **Keosha Russell,** **Shemika Bailey**

	Name
Deceased Children:	**None**

	Name
Adopted Children:	**None**

	Name
Children of Deceased or Adopted Children:	**None**

That Decedent left no other children, deceased children or adopted children or descendants of deceased or adopted children.

That all persons above named are at least eighteen (18) years of age, except:

Names(s) of Minor(s), if any: **None**

That Affiant acknowledges and agrees that all statements and representations in this Affidavit will be relied upon by a title underwriter in the issuance of its title policy covering the premises described as follows:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of J. T. Townes Property of record in Book 4300, page182, as corrected by Surveyor's Certificate of Correction, of record in Book 4651, page 679, all in the Register's Office for said County.

Said Lot No. 2 fronts 90.0 feet on the Southerly margin of Old Tusculum Road and extends back 127.0 feet on the Easterly line and 120.8 feet on the Westerly line to a line in the rear, measuring 90.21 feet thereon.

Property Address: 195 Old Tusculum Rd., Antioch, TN 37013

Affiant further understands that whoever willfully, corruptly and falsely swears to any statement in any such affidavit know by such person to be false, or about which such person does not have sufficiently definite knowledge to justify the making of such a sworn statement, and such statement is false, commits a Class E Felony (T.C.A. Section 30-2-712(f). Affiant also understands that these statements may be relied upon by a subsequent lender, settlement agent and or title underwriter/company for the purpose of proceeding with the closing of a loan as well. Affiant further agrees to indemnify any and all parties relying on the statements made herein, that incurs damages arising directly from any false or misleading statement herein made.

That Decedent did not leave a Will.

Further the Affiant sayeth not.

Minnie Dotson

Minnie Dotson - Affiant

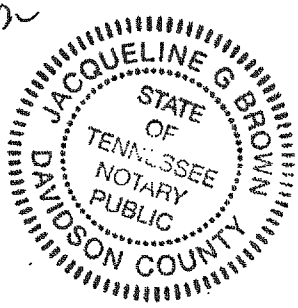
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Subscribed and sworn to before me this 2nd day of **February, 2022.**

Jacqueline G Brown

Notary Public

My Commission Expires: 3-8-22



Individual Notary Acknowledgement

STATE OF TENNESSEE
COUNTY OF DAVIDSON

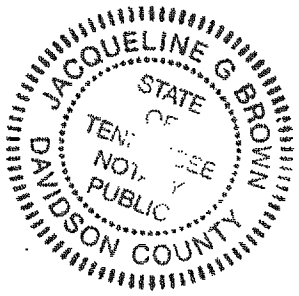
Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Minnie Dotson** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office on this 2nd date of **January, 2022.**

Jacqueline G Brown

Notary Public

My Commission Expires: 3-8-22



Certificate of Authenticity

I, Holly A. Mason, 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 February 15, 2022.

Affiant Signature

2/15/22
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 15th day of February, 2022.

Notary's Signature (Notary Seal)

My Commission Expires: 9/8/2025

