This Instrument Prepared By:
Manson Johnson Conner, PLLC
1720 West End Avenue,
Suite 300
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 866438 AFFIDAVITH
06/02/2022 02:18:19 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20220602-0063897

AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 2nd day of June 2022, personally appeared **Hobert Hailey** hereinafter referred to as Affiant, being first duly sworn, deposes, and makes oath as follows:

1. That Affiant is at least eighteen (18) years of age and is a resident of Nashville, Tennessee.

2. That Affiant was personally acquainted with **Theresa Ann Hailey**, deceased, hereinafter referred to as Decedent, during the decedent's lifetime, and is familiar with Decedent's family history by reason of being her husband.

3. At the time of Decedent's death, she was married. That Decedent died on October 28th, 2021 and was at the time a resident of Davidson County, Tennessee.

4. That Decedent was survived by the following persons:

Hobert Hailey **3219 Holland Lane** **Nashville, TN 37218**	**Spouse**

5. That at the time of the Decedents death, she owned certain property in Davidson County, Tennessee, namely 1903 Hermosa Street, Nashville, TN 37208 (*Parcel #09207004300*), and more particularly known as follows:

BEING Lot No. 10, and the westerly one half of Lot No. 11 on the Ashcraft's Sub., of part of Lot No. 14 of the Harding Lytle Tract, as recorded in Book 57, Page 62, Register's Office for Davidson County, Tennessee.

Said Lot No. 10 and part of Lot No. 11 front together 37 ½ feet on the southerly side of Hermosa Street and runs back between parallel lines 159.9 feet to an alley.

Said Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and/or survey.

Being all or part of the same property conveyed to Decedent herein by Affidavit of Heirship of

record at Instrument Number 201410170096145 in said Register's Office.

This is improved property known as 1903 Hermosa Street, Nashville, TN 37208

6. That all persons above named are at least eighteen (18) years of age.

7. That this Affidavit of Heirship is being prepared for the purposes established in Tenn. Code Ann. 30-2-712, and the Affiants acknowledge that their execution of the same is subject to and governed by the penalties set forth in Section (f) of the same statute, and that this Affidavit is not made for any fraudulent purpose.

8. That the Affiants acknowledge that this Affidavit of Heirship may be relied upon by third parties in order to establish chain of title by descent and distribution.

FURTHER, AFTER BEING DULY SWORN ACCORDING TO LAW, AND UNDER THE PENALTY OF PERJURY, AFFIANT SAYETH NOT.

AFFIANT

SUBSCRIBED AND SWORN TO before me this 2 day of June, 2022.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Hobert Hailey**, the within named Affiant, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Davidson County, Tennessee this 2nd day of June 2022.

ANDRE JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NOTARY PUBLIC

My Commission Expires: 05-05-2025