This instrument prepared by: Bankers Title and Escrow Co.
3310 West End Avenue #540
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 875909 AFFIDAVITH
06/22/2022 02:10:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220622-0071328

AFFIDAVIT

Samuel E. Coleman, hereinafter referred to as Affiant, being first duly sworn, makes oath as follows:

1. That the Affiant is known as: Samuel E. Coleman, a resident of Davidson County, Tennessee.

2. That Affiant personally knew Ruth Evelyn Patton, hereinafter referred to as Decedent. The affiant is a disinterested party, has no relationship of consanguinity, and has personal knowledge of the Decedent and the family of Decedent by reason of the following:

   I have known Ruth Evelyn Patton and the Patton family since the 1980s, when I worked with the Decedent at the Spencer Youth Center (now Woodland Hills). I have remained in contact with Decedent throughout the years until her death in 2015.

3. That Affiant knows that at the date of death, the said Ruth Evelyn Patton had an ownership interest in the following described real estate in Davidson County, Tennessee:

   Tract of land located along Old Hickory Boulevard at Hills Lane. The tract is identified on the Davidson County land maps as Parcel 075-05-045.00.

4. That Ruth Evelyn Patton died intestate on February 3, 2015, and was at the time a resident of Davidson County Tennessee

5. That Ruth Evelyn Patton was unmarried at the time of her death.

6. That Ruth Evelyn Patton is survived by her sisters, Trilby DeVernne Patton and Irene Gwendolyn Patton.

7. That Ruth Evelyn Patton inherited an interest the above-described Tract from her mother, Marian Lucille Patton. Reference is made to the Last Will and Testament of Marion Lucille Patton, recorded with the Register of Deeds for Davidson County, Tennessee, in Book 10160, page 322, whereby the above-described Tract was devised unto her daughters, Ruth Evelyn Patton, Trilby DeVernne Patton and Irene Gwendolyn Patton. The said Marian Lucille Patton (also known as Lucille Dozier Patton) was unmarried at the time of her death and did not have any other children who survived her and did not have any live born offspring who died before her or are alive today - and had no adopted children.

8. Ruth Evelyn Patton did not have any children who survived her and did not have any live-born offspring who died before her or are alive today - and had no adopted children

9. The Estate of Ruth Evelyn Patton was probated under Docket Number 15P1040 in the Circuit Court for Davidson County Tennessee (Probate Division). No claims against her Estate have been made and the time for filing claims has passed. A TennCare letter of release has been obtained.

10. Affiant acknowledges that this affidavit may in the future be relied upon by Chicago Title Insurance Company, and other title companies - for the issuing of title insurance policies covering the property described herein.

Dated this 22 day of February, 2022.

Samuel E. Coleman

State of Tennessee)
County of Davidson)

Sworn to or subscribed before me this 22 day of February, 2022.

Notary my commission expires 7/2/2022

VANESSA TROTTER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-2-2022

STATE OF Tennessee)
County of Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Samuel E. Coleman, the within named Affiant, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath that the statements contained in the foregoing Affidavit are true of Affiant's own knowledge, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 22 day of February, 2022.

Notary Public My Commission Expires: 7/2/2022

VANESSA TROTTER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-2-2022

TRUE COPY CERTIFICATION

I, Shannon O'Neill, 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 02/22/2022 (date of document).

Shannon O'Neill

02/22/2022
Date

State of Tennessee
County of Rutherford

Sworn to and subscribed before me this 22 day of Feb., 2022.

Notary's Signature

My Commission Expires: 11-22-2025

Notary's Seal

TAHIRA J PYSZKA
TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD