Karen Johnson Davidson County
Batch# 938514 AFFIDAVITH
11/07/2022 10:59:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20221107-0119527

This Instrument Prepared by:
Signature Title Services, LLC
636 Grassmere Park Drive Suite 130B
Nashville, TN 37211
From Information Furnished by the Parties

AFFIDAVIT OF HEIRSHIP RE MARY ANNE WINFREY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

COMES DARREN CHRISTIANSON, Affiant herein who, after being first duly sworn according to law, deposes and makes oath as follows:

1. That Affiant is at least eighteen (18) years of age, residing at 204 Plantation Court, Nashville, TN 37221, and has personal knowledge of the facts as herein stated.

2. That Affiant was a family acquaintance of Mary Anne Winfrey, Decedent, for over 20 years.

3. That Decedent died intestate and unmarried on/about July 25, 2021.

4. That at the time of her death, Decedent had an interest in certain real property bearing the street address of 3880 Priest Lake Drive, Apt. 3, Nashville, TN 37217

4. That Decedent was survived by one issue: David Winfrey.

6. That Decedent had no further issue, natural or adopted, living or predeceased.

7. That this Affidavit of Heirship is freely given with full knowledge that whoever willfully, corruptly, and falsely swears to any statement in any such affidavit, known by such person to be false, or about which such person does not have sufficiently definitive 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 (2).

8. That Affiant fully understands that this Affidavit of Heirship is being relied upon to authenticate the ownership of real property, and Affiants hereby agree to indemnify any entity/person that incurs damages arising from any false or misleading statement contained in this Affidavit.

FURTHER, AFFIANT SAITH NOT.

Witness my/our hand and seal on this, the 26 day of September, 2022.

Douglas R. Sipes STATE OF TENNESSEE NOTARY PUBLIC Davidson County

DARREN CHRISTIANSON

Sworn to and subscribed before me this 26 day of September, 2022.

My commission expires: 3-3-2025

NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF Davidson)

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

Witness my hand and official seal at office this 26 day of September, 2022.

My commission expires: 3-3-2025

NOTARY PUBLIC

Douglas R. Sipes STATE OF TENNESSEE NOTARY PUBLIC Davidson County

Certificate of Authenticity

I, Jennifer Russell, 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 9/26/2022.
Date

Jennifer Russell
Affiant Signature

11/7/2022
Date

State of TN
County of Sumner

Sworn to and subscribed before me this 7 day of November, 20 22.

KRISTEN M. TRAINI
Notary Public At Large
SUMNER COUNTY, TENN.

Notary's Signature

My Commission Expires: 10/21/2024
Date

Notary's Seal (if on paper)