THIS DOCUMENT PREPARED BY:

Barbara J. Moss
Elder Law of Nashville PLC
162 Woodmont Blvd
Nashville, TN 37205

Karen Johnson Davidson County
Batch# 956490 **AFFIDAVITH**
12/30/2022 09:43:25 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20221230-0133841

OWNERS:
Susan D Jones
6495 Hwy 51
Wilsonville, AL 35186

Tax Parcel:
104 08 0 260.00

SEND TAX NOTICE TO: **Same**

AFFIDAVIT OF INHERITANCE

STATE OF ALABAMA)
COUNTY OF Shelby)

The undersigned, April Sharpe, being duly sworn, deposes and says:

Nell F. Haggard, a resident of Davidson County, Tennessee, died on November 17, 2022, (death certificate attached). Ms. Haggard died owning the following real estate:

> Being the northwest part of Lot No. 58 on the Map of O.B. Hayes Plan of large lots called Rokeby, as of record in Book 21, Page 87, Register's Office of Davidson County, Tennessee. Said part of said lot fronts 60 feet on the easterly side of 18th Avenue, South, and runs back between parallel lines, 157 feet more or less to an alley.
>
> Being the same property conveyed to Nell Frosh Haggard by deed from MGW Group as of record in Book 6991, Page 836, said Register's Office.
>
> This property is known as 1612 18th Avenue, South, Nashville, TN 37205.

At the time Nell F. Haggard died, she was widowed and had one child, Susan D. Jones, a resident of Wilsonville, Alabama.

The undersigned, April Sharpe, was a niece of Nell F. Haggard. She knew the family for more than 50 years.

Signed this 16 day of December, 2022.

April Sharpe

BEFORE me, a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared April Sharpe, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described in the foregoing, who signed the foregoing instrument in my presence, and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained as his free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand affixed my seal at my office in said County, on this 16th day of December, 2022.

Notary Public

Scott C. Kelley NOTARY PUBLIC ALABAMA STATE AT LARGE

My Commission Expires: 12/19/2023

T.C.A. §67-4-409(a)(3)(D) exempts this instrument from tax and T.C.A. §67-4-409(a)(5) further provides the valuation oath is unnecessary, the affidavit being used to evidence transfer of title to the property to beneficiaries.