Prepared by:

Andrew Boulineau, Esq.
2802 Bransford Ave.
Nashville, TN 37204

After Recording, Return to:

Wendy R. Fike
125 Cedar Ridge Dr.
LaVergne, TN 37086

Karen Johnson Davidson County
Batch# 964195 **AFFIDAVITH**
01/25/2023 10:39:37 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20230125-0005665

AFFIDAVIT AS TO HEIRS
(Pursuant to T.C.A. §30-2-712)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 15th day of January, 2023, before me personally appeared Donovan Callahan, to me personally known, who being by me duly sworn, on oath did say that Affiant is over eighteen (18) years of age, resides at 122 Cedar Ridge Dr, La Vergne, TN 37086 and is familiar with the family history of Paul C. Reaves and wife, Eva Viola Reaves, both deceased, who were the owners of the following property:

564 ROXANNE DR.
ANTIOCH, TN 37013

The full legal description of which is as follows:

Land in Davidson County, Tennessee, being Lot No. 126 on the plan of Brookview Estates, Section 2, of record in plan book 4460, pg. 163, Register's Office for said County.

Said Lot No 126 fronts 75 ft. on the Northwesterly margin of Roxanne Dr. & extends back between parallel lines 150 ft to a dead line.

Being the same property wholly owned by the decedents as evidenced by the Deed dated 1974 of record in the Register's Office for Davidson County in Deed Book No. 4785, Page 992.

And that Paul C. Reaves and Eva Viola Reaves owned the above property as tenants by the entirety.

And that Paul C. Reaves died on the 23 day of September, 2009, and that the place of residence and homestead, at the time of death, was as follows: 564 Roxanne Dr. Antioch, TN 37013

And that Viola died on the 11 day of June, 2022, and that the place of residence and homestead, at the time of death, was as follows: 564 Roxanne Dr. Antioch, TN 37013

And Affiant further states that said decedents left surviving the following persons, as heirs or persons otherwise Interested in the estate,

1.

a. Children (who by law of intestacy inherit each a 1/3 share of 564 Roxanne Dr.)

Wendy R. Fike of La Vergne, Rutherford County, Tennessee, and
Lisa C. Reaves of Campbellsville, Taylor County, Kentucky

Both of the decedents' surviving children are over the age of 18.

b. Children of deceased children (who by law of intestacy inherit each a 1/6 share of 564 Roxanne Dr.)

The children of Laurie J. Reaves, who died on the 1 day of August, 20 10 namely...

Olivia McCormack of Mt. Juliet, Wilson County, Tennessee, and
George McCormack of Mt. Juliet, Wilson County, Tennessee

Both of the children of the decedent's deceased child are over the age of 18.

And Affiant further states that said decedents left no other children or adopted children or descendants of deceased children or adopted children.

And that the debts against said estate have been paid.

At the time of decedents' death, said real property vested in the heirs at law by operation of law and remains so vested today.

Donovan Callahan — Affiant's Signature

Donovan Callahan — Affiant's Printed Name

STATE OF Tennessee
COUNTY OF Davidson

Sworn and subscribed before me this 15th day of January, 20 23

Jamie Fleming — Notary Public

My Commission Expires: 03/03/2026

JAMIE FLEMING
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES 03/ :2026