Prepared by:
Ernest D. Bennett, III, Esq. TNBPR #005277
Bennett & Pressley, P. C.
2021 Richard Jones Road, Suite 220
Nashville, TN 37215

Prior Deed Reference: Book 3221, Page 434
Address of New Owners for Tax Bills:
Terry L. Bennett, et. al.
120 Beulah Road
Pleasant View, TN 37146

Karen Johnson Davidson County
Batch# 972398 AFFIDAVITH
02/21/2023 09:40:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230221-0012042

AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Comes Charolett R. Bennett (the "Affiant"), being first duly sworn according to law, being of lawful age and with residence address of 1015 Brinkley Road, Murfreesboro, Tennessee 37128, and does hereby swear to the following of her own free will and based upon her personal knowledge and familiarity:

1. Affiant's relationship with Decedent and therefore the source of her personal knowledge is as follows: She is married to Micah Bennett, who is a grandson of the Decedent identified herein, being the son of Terry L. Bennett, who is one of Decedent's four (4) adult children and heirs at law identified herein. She and Micah Bennett have been married for many years and accordingly she has acquired personal knowledge with regard to the Decedent and the family identified and discussed herein.

2. Harriet Virginia Bennett (the "Decedent") was born on September 2, 1928, and died on November 3, 2022. She was a resident of Davidson County, Tennessee at the time of her death, where she had resided at 241 Maple Street, Madison, Tennessee 37115 (the "Property"). Decedent left a paper writing identified as a Last Will and Testament signed by her, witnessed and authenticated according to law, and bearing a date of February 24, 1988 (the "Will"). However, the Will made a disposition of Decedent's assets that is identical to the disposition occurring under the law of intestate succession, i.e. equal shares to her four (4) children ("Heirs at Law"), who are surviving and named hereinafter. Accordingly, Affiant is advised and believes that the Heirs at Law have elected not to have the Will admitted to probate and, instead, to proceed under the laws of intestate succession with respect to Decedent's assets, including, without limitation, the Property.

3. The Decedent was an unmarried widow at the time of her death, having been preceded in death by her husband, Marvin Campbell Bennett who died on February 18, 1988.

4. The Decedent has four (4) natural born children lawfully entitled to inherit from her, namely Terry L. Bennett, Marvin E. Bennett, Gary E. Bennett, and Mary J. Ashmore, all being collectively identified hereinabove as the "Heirs at Law". The foregoing named Heirs at Law are all adults and are all of the heirs at law of Decedent, who never had any other children, neither natural born nor adopted.

5. Accordingly, Decedent's heirs at law were and are her children, Terry L. Bennett, Marvin E. Bennett, Gary E. Bennett, and Mary J. Ashmore, who are each entitled to a share of one-fourth ($1/4^{th}$) each in Decedent's assets, including, without limitation, the Property.

6. At the time of her death, Decedent owned the Property, having been conveyed the Property as a tenant by the entireties with her then-husband, Marvin Campbell Bennett, by Lester E. Baker and Dorothy M. Baker, husband and wife, by Installment Deed dated April 27, 1961 and recorded on May 4, 1963 in Book 3221, Page 434 in the Register's Office for Davidson County, Tennessee. Decedent succeeded to sole ownership of the Property as the surviving

tenant by the entireties upon the death of her spouse, Marvin Campbell Bennett, on the date referenced hereinabove.

7. Upon the death of Decedent, the Heirs at Law being one and the same as the beneficiaries named in the Will having elected not to have the Will admitted to probate and to proceed pursuant to the Tennessee law of intestate succession, the ownership of Decedent's sole ownership interest in the Property passed to the Heirs at Law named herein, in shares of one-fourth (1/4th) each as tenants in common. No other result would ensue in regard to the ownership of the Property if the Will was admitted to probate, given the identity of interest of the Heirs at Law as beneficiaries named in the Will.

8. Accordingly, the Property is owned by the Heirs at Law, as follows:

Terry L. Bennett (1/4th), Marvin E. Bennett (1/4th), Gary E. Bennett (1/4th), and Mary J. Ashmore (1/4th).

9. Affiant is a disinterested person in regard to this Affidavit and the Property as neither she nor her husband have any claim of right, title or interest in and to the Property nor any other assets of the Decedent. Affiant understands that this Affidavit will be filed for record in the Register's Office for Rutherford County, Tennessee and relied upon by any purchasers or grantees of the Property with respect to marketability of the title conveyed to such purchasers or grantees by the above-named heirs at law.

DULY EXECUTED, this 20th day of February 2023.

Charolett R. Bennett

Charolett R. Bennett, Affiant

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within named Charolett R. Bennett, the Affiant, who is personally known to me or proved to be same by satisfactory evidence, and who executed the foregoing instrument, acknowledged that she executed the same as her free act and deed, and that the facts set forth therein are true, correct and complete to the best of her knowledge, information and belief.

Witness, my hand and official seal, this the 20 day of February 2023.

Commission Expires: 08-17-2025

Ginger L Ledbetter

Notary Public

GINGER L. LEDBETTER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Certificate of Authenticity

I, Ernest D. Bennett, III, 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 the 20th day of February, 2023.

Ernest D. Bennett, III, Affiant — February 21, 2023 — Date

State of Tennessee)
County of Davidson)

Sworn to and subscribed before me this 21st day of February, 2023.

Commission Expires: September 2, 2024

Notary Public

