THIS AFFIDAVIT OF HEIRSHIP WAS PREPARED BY JOHN W. CROW, II, 1503 16TH AVENUE SOUTH, NASHVILLE, TN 37212, BASED UPON THE INFORMATION PROVIDED BY THE PARTY HERETO WITHOUT THE BENEFIT OF A FULL RECORDS EXAMINATION AND NO LIABILITY IS ASSUMED FOR ANY MATTERS WHICH WOULD BE DISCLOSED BY SUCH RECORDS.

AFFIDAVIT OF HEIRSHIP

This Affidavit of Heirship is executed by **TYRONE LAIRD** whose mailing address is **1431 Halverson Drive, Murfreesboro Tennessee 37128**, and **LORI CAMMACK CRUES** whose mailing address is **108 Judson Drive, Hendersonville, Tennessee 37075**.

WITNESSETH:

The Affiants, being over the age of eighteen (18) years of age, in accordance with their personal knowledge, and pursuant to T.C.A. § 30-2-712 being duly sworn do make oath as follows:

1. This Affidavit is based upon Affiants' personal knowledge of the family history and is **TINA RENA MAJORS** executed for the purpose of establishing title to realty in and to the said heir-at-law of **TINA RENA MAJORS**.

2. **TINA RENA MAJORS** died intestate on December 8, 2021.

3. **TINA RENA MAJORS** was unmarried at the time of her death and had no biological or adopted children. The decedent had no children who predeceased him.

4. The decedent was survived by her mother, **JANIE M. SKAGGS**, whose address is **3710 Faulkner Drive, Nashville, Tennessee 37211**.

5. **JANIE M. SKAGGS** was appointed Administrator of the Estate of **TINA RENA MAJORS**, deceased, by Petition/Order filed on October 6, 2022, in the Seventh Circuit Court Court for Davidson County in the State of Tennessee at Nashville, Estate No. 22P1530.

6. At the time of **TINA RENA MAJORS'** death, the decedent owned a parcel of real property located in Nashville, Davidson County, Tennessee, as follows: **5124 Parishwood Court, Nashville, TN 37211 [MAP AND PARCEL: 161-03-0-113.00].**

Karen Johnson Davidson County
Batch# 989763 AFFIDAVITH
04/10/2023 10 00 31 AM 4 pgs
Fees: $22 00 Taxes $0 00
20230410-0025571

Land in Davidson County, Tennessee, being Lot No. 36 on the Plan of McMurray Meadows, Section Two, as of record in Plat Book 4955, page 58, in the Register's Office for Davidson County, Tennessee, to which Plan reference is made for a more complete description.

Being the same property conveyed to Tina R. Major and Kathleen M. Petty by deed from Anchor Investments, a Partnership, composed of Lester E. Lockhart, Jr. and Phillip R. Darby, of record in Book 9367, Page 16, in the Register's Office for Davidson County, Tennessee

Kathleen M. Petty, unmarried conveyed her 50% interest in said realty to Tina R. Majors, unmarried, by Quitclaim Deed dated March 4, 1996, and recorded March 7, 1996, of record in Book 9972, Page 79, in Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Restrictions of record in Book 5104, Page 793; and all matters appearing on the plan of record in Plat Book 4955, Page 58, in the Register's Office for Davidson County, Tennessee.

7. This affidavit will confirm the vesting of title to the above referenced realty located at **5124 Parishwood Court, Nashville, TN 37211**, after the death of **TINA RENA MAJORS** in **JANIE M. SKAGGS,** in fee simple.

8. The undersigned Affiants execute this instrument in accordance with T.C.A. § 30-2-712 for the purpose of establishing the ownership of real property. The Affiants are aware that whoever willfully, corruptly, and falsely swears to any statement in any Affidavit known by such person to be false, or about which such person does not have sufficient definite knowledge to justify the making of such a sworn statement, and such statement is false, commits a Class E Felony.

IN WITNESS WHEREOF, the Affiant has executed this foregoing as the 10 day of February, 2023.

TYRONE LAIRD

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally, appeared before me, **TYRONE LAIRD**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that the foregoing Affidavit was based on personal knowledge of facts and was given as a free and voluntary act for the purposes therein contained.

Witness my hand, at office this 10th day February, 2023.

Notary Public

My Commission Expires: 11/28/2026.

TARDRICKA HUGHES
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 11-28-2026

IN WITNESS WHEREOF, the Affiant has executed this foregoing as the 24 day of March, 2023.

LORI CAMMACK CRUES

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally, appeared before me, **LORI CAMMACK CRUES**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that the foregoing Affidavit was based on personal knowledge of facts and was given as a free and voluntary act for the purposes therein contained.

Witness my hand, at office this 24 day, March, 2023.

Notary Public

My Commission Expires: 9-27-26.

LACIEYA BEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires 9/27/2026