This Instrument prepared by:
Elizabeth Ryder Sykes, Esq.
Belcher Sykes Harrington, PLLC
320 Seven Springs Way, Suite 110
Brentwood, Tennessee 37027

Karen Johnson Davidson County
Batch# 995830 AFFIDAVITH
04/25/2023 10:10:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230425-0030265

AFFIDAVIT OF INHERITANCE
REGARDING MAP AND PARCEL 142-01-0A-088.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned, being first duly sworn hereby deposes and says:

1. I am over the age of 18.

2. I am known as Elizabeth Ryder Sykes, Esq., Attorney for the Estate of Edward H. Wiseman.

3. **EDWARD H. WISEMAN** died a resident of Davidson County, Tennessee, on September 15, 2021.

4. At the time of the death of **EDWARD H. WISEMAN**, he owned the following described real estate located in Davidson County, Tennessee (Map and Parcel: 142-01-0A-088.00) (the "Property"):

   Property known as: 8207 Sawyer Brown Rd., Unit M-8, Nashville, TN 37221, County of Davidson.

   Land in Davidson County, Tennessee, being Unit No. M-8, on the Horizontal Property Regime for River Plantations, Section One, as recorded in the Master Deed of record in Book 4562, page 474, amended in Instrument No. 20051020-0126564 and Instrument No. 20140219-0014288 and as shown on plat of record in Plat Book 4460, page 59, Register's Office for Davidson County, Tennessee, to all of which reference is hereby made for a more complete description together with an undivided percentage interest in the common elements allocated to said unit as set forth in said Master Deed.

   Being the same property conveyed to Edward H. Wiseman, an unmarried man, by Warranty Deed from Chad Youker, an unmarried man, of record in Instrument No. 20210602-0073561, Register's Office for Davidson County, Tennessee.

This is improved property located at 8207 Sawyer Brown Road, M-8, Nashville, Tennessee, 37221.

5. The said Edward H. Wiseman died testate on September 15, 2021. His testate probate estate is being administered in the Probate Court for Davidson County, Tennessee, Docket No. 22P111.

6. The Last Will and Testament of Edward H. Wiseman provided that his residuary estate go to his two children, Michael E. Wiseman and Mary Wiseman Francis.

7. Upon his death, Edward H. Wiseman's interest in this property vested in his two (2) children, Michael E. Wiseman and Mary Wiseman Francis, in equal shares. As a result, Michael E. Wiseman and Mary Wiseman Francis are the owners of this property, with each owning an undivided one-half (½) interest in such property.

8. The addresses of the new owners for tax purposes are:
Michael E. Wiseman, 8207 Sawyer Brown Road, M-8, Nashville, TN 37221
Mary Wiseman Francis, 330 Autumn Wood Lane, Roswell, GA 30075

Elizabeth Ryder Sykes

Elizabeth Ryder Sykes, Esq.
Attorney for the
Estate of Edward H. Wiseman

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ELIZABETH RYDER SYKES, ESQ.**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of April, 2023.

Lynne E. Neeley

Notary Public

LYNNE E. NEELEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 8-7-2026

My commission expires: _____

CERTIFICATE OF AUTHENTICITY

I, Elizabeth Ryder Sykes, 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 April 25, 2023.

Elizabeth Ryder Sykes

4/25/2023
Date

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 25th day of April, 2023.

Lynne E. Neeley
Notary Public

LYNNE E. NEELEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-7-2026

My Commission Expires: _____