THIS INSTRUMENT PREPARED BY:
FREEMAN & BRACEY, PLC
P. O. Box 527
885 Conference Drive, Suite 500
Goodlettsville, Tennessee 37070-0527

Karen Johnson Davidson County
Batch# 1014997 AFFIDAVITH
06/14/2023 12:03:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20230614-0045388

A F F I D A V I T OF HEIRSHIP

The undersigned, Affiant, **MARKISHA WALDEN**, a resident of Davidson County, being first duly sworn and according to law, being of lawful age and pursuant to Section 30-2-712 of the Tennessee Code Annotated, hereby deposes and swears to the following on her own free will and based upon personal knowledge and familiarity:

1. The said **BOBBY DUNCAN** (the "Decedent") died intestate on December 18, 2020.

2. The said **BOBBY DUNCAN,** at the time of his death, was lawfully married to **MELINDA DUNCAN** and she was of majority age.

3. The Decedent had three (3) natural children born to him during his lifetime: namely, **OLIVIA CAMILLE DUNCAN, ALEXIA SIMONE DUNCAN, AND MIKYAN DUNCAN,** all living and of majority age at the time of decedents death, and he had no other children born to or adopted by him during his lifetime.

4. This Affidavit is being provided to clarify title to all real property **BOBBY DUNCAN** may have had interest in after the time of his death, including but not exclusive to the property commonly known as: **1752 Aaronwood Drive, Nashville, Davidson County Tennessee 37138** Map/Parcel ID: 063-16A-20.00; said Register's Office for Davidson County.

6. That this Affidavit of Heirship is being prepared for the purposes established in Tenn. Code Ann. 30-2-712, and the Affiant acknowledges that her execution of the same is subject

to and governed by the penalties set forth in Section (f) of the same statute, and that this Affidavit is not made for any fraudulent purpose.

7. That the Affiant acknowledges that this Affidavit of Heirship may be relied upon by third parties in order to establish chain of title by descent and distribution.

Further, Affiant saith not.

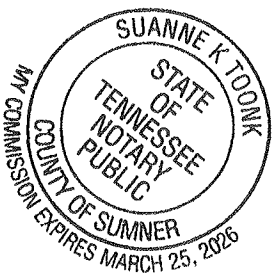
[Signature page to follow and the remainder of this page is intentionally left blank]

MARKISHA WALDEN
Affiant

SUBSCRIBED AND SWORN TO before me this 27th day of APRIL, 2023.

Notary Public My Commission Expires: 3/25/2026

[SEAL]

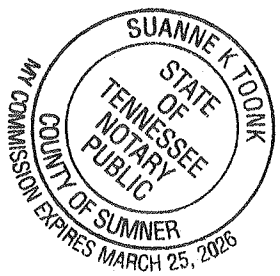


STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, SUANNE K. TOONK, a Notary Public in and for said County and State, **MARKISHA WALDEN**, the within named individual, 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 and official seal at GOODLETTSVILLE, Tennessee, this the 27th day of APRIL, 2023.

My Commission Expires: 3/25/2026 NOTARY PUBLIC
[SEAL]



CERTIFICATE OF AUTHENTICITY

I, **Devin Freeman Park**, 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 **4/27/2023** [DATE].

AFFIANT SIGNATURE

June 13, 2023
DATE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me on this the **13th** day of **June**, 2023.

Notary Signature
My Commission Expires: 4/26/25
[SEAL]

