Karen Johnson Davidson County
Batch# 1063714 AFFIDAVITH
10/23/2023 11 31 54 AM 3 pgs
Fees. $17 00 Taxes $0.00
20231023-0082821

This Instrument Prepared By·
D. Jefferson Herring, Attorney
222 Second Avenue North, Suite 415
Nashville, TN 37201

AFFIDAVIT OF HEIRSHIP TO REAL ESTATE

Decedent:	**Lee Franklin Dedmon**
Heirs at law:	**George Franklin Dedmon and Suzanne C. Dedmon**
Property:	**641 Old Hickory Blvd., #429 Brentwood, Tennessee 37027 Map and Parcel Nos. 171-030-B18-000CO**
County:	**Davidson, Tennessee**

STATE OF TENNESSEE)
COUNTY OF GIBSON)

I, the undersigned, **Andrew D. Dedmon**, being the surviving brother of **Lee Franklin Dedmon**, after being duly sworn according to law, make oath as follows:

1. On July 17, 2023, Lee Franklin Dedmon ("the Decedent") died a resident of Davidson County, Tennessee.

2 At the time of his death, the Decedent owned the real estate with improvements thereon known as 641 Old Hickory Blvd., #429, Brentwood, Tennessee 37027, which is more fully described in Exhibit A attached hereto (the "Old Hickory Property").

3. The Decedent was unmarried at the time of his death and had no descendants.

4. The Decedent died intestate, and on September 14, 2023, Letters of Administration for the Decedent's estate ("the Estate") were issued by the Seventh Circuit Court of Davidson, County, Tennessee, (Case No. 23P1614) appointing the undersigned, Andrew D. Dedmon, as Administrator of the Estate.

5. Because the Decedent died intestate, pursuant to T.C.A. § 31-2-103, title to the Old Hickory Property vested at the Decedent's death in the Decedent's heirs at law pursuant to T.C.A. § 31-2-104.

6. The name, relationship to the Decedent, and address of each of the Decedent's heirs at law are as follows:

George Franklin Dedmon
Surviving Father
189 Milan Highway
Milan, TN 38358

Susan C. Dedmon
Surviving Mother
189 Milan Highway
Milan, TN 38358

7. In the Petition to open the Estate, the undersigned and the heirs at law stated, under oath, that the above-named persons constitute the Decedent's heirs at law

8. There are no other persons who would have an interest in the Old Hickory Property.

9. Based on available information, the Estate possess sufficient assets to pay the Decedent's debts, the expenses of his final illness, and the expenses of administration.

10. A release from the Bureau of Tenncare has been received and filed with the Clerk of the Court.

11. As Administrator of the Decedent's probate estate, I have no plans to petition the Seventh Circuit Court to request that the Court order the sale of the Old Hickory Property to pay any of the Decedent's debts, funeral expenses, or expenses of administration of the Estate.

Further Affiant saith not

Dated: October 2, **2023.**

Andrew D. Dedmon
Affiant

CYNTHIA ELAINE OLIVER
STATE OF TENNESSEE
NOTARY PUBLIC
WEAKLEY COUNTY

Sworn to and subscribed before me this 02 **day of** OCTOBER, **2023.**

Cynthia Elaine Oliver
Notary Public

My Commission Expires: 3/19/25.

STATE OF TENNESSEE)
COUNTY OF GIBSON)

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

WITNESS my hand and official seal at Milan, Tennessee, this 2nd **day of** October, **2023.**

CYNTHIA ELAINE OLIVER
STATE OF TENNESSEE
NOTARY PUBLIC
WEAKLEY COUNTY

Cynthia Elaine Oliver
Notary Public

My Commission Expires 3/19/25.

EXHIBIT A

Land in Davidson County, TN, being Unit No. 120 on the Plan of Townhomes of Fredericksburg, Phase One, Section Four, a Horizontal Property Regime (Private Element) as shown on Plat of Townhomes of Fredericksburg, Phase One, Section Four of record in Book 9700, Page 648, Register's Office for said County, to which Plan reference is hereby made for a more complete and accurate description and including an undivided interest in and to the common elements as designated on a plat of Amenities Area Fredericksburg of record in Book 7900, Page 807, said Register's Office.

C:\Docs\1-CLIENT FILES\1-EA\1-ACTIVE EA FILES\Dedmon-Lee\Real Estate\Affidavit Heirship\Affidavit Heirship-Exhibit A.wpd