Prepared By:
And Return To:
Chapman & Rosenthal Title Inc
10 Burton Hills Blvd., Suite 130
Nashville, TN 37215

Karen Johnson
Batch # 1079475
12/07/2023 10:26:24 AM
Fees: $12.00 Taxes: $0.00

Davidson County
AFFIDAVITH
2 pgs

20231207-0094533

This instrument prepared by:
Chapman & Rosenthal Title, Inc.
10 Burton Hills Blvd Suite 130
Nashville, TN 37215
File 231046169

AFFIDAVIT OF HEIRSHIP IN FURTHERANCE OF TITLE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 27 day of November, 2023 personally appeared William Yunker hereinafter referred to as Affiant, being first duly sworn, deposes, and makes oath as follows:

1. That Affiant is at least eighteen (18) years of age and is a resident of Robertson County, Tennessee, residing at 2773 Hwy 31 W White House Tenn. 37188.

2. That Affiant was personally acquainted with **Warren Chan**, deceased, hereinafter referred to as Decedent, during the Decedent's lifetime, and is familiar with Decedent's family history by reason of the following: Daughter 10 years [how affiant knew decedent and for how long].

3. That Decedent died on December 22, 2022 intestate and was at the time a resident of Davidson County, Tennessee. The Decedent owned the property located at **1041 E Trinity Lane, #320, Nashville, TN 37216**

4. That Decedent was survived by the following persons (*please include name and address*) If the answer is NONE, state "NONE":

I. **Surviving Spouse** Po Man Chui

Surviving Children (adopted, legitimate or illegitimate)

Whitney Bailey

5. That all persons above named are at least eighteen (18) years of age, except:

N/A

6. That this Affidavit of Heirship is being prepared for the purposes established in Tenn. Code Ann. 30-2-712, and the Affiants acknowledge that their 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 Affiants acknowledge 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 SAYETH NOT.

Will M Yarbrough
AFFIANT

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

(seal)

NOTARY PUBLIC
My Commission Expires: _____

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-09-2026

STATE OF TN
COUNTY OF DAVIDSON

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

Witness my hand and official seal at Nashville (City), Tennessee (State), this 27th day of November, 2023.

(seal)

NOTARY PUBLIC
My Commission Expires: _____

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-09-2026