Karen Johnson Davidson County
Batch# 1080509 AFFIDAVITH
12/11/2023 11:24:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20231211-0095343

This Instrument Prepared By and Return To:
Rudy Title & Escrow, LLC
2012 21st Avenue S.
Nashville, TN 37212

AFFIDAVIT OF HEIRSHIP

I, Eureka Jackson, hereinafter referred to as Affiant, being first duly sworn, make an oath as follows:

1. That Affiant is at least eighteen (18) years of age and presently resides at the following address:
824 Stockell St. Nashville, TN 37207

2. That Affiant knew **Constance Anita Ryans,** hereinafter referred to as Decedent and has personal knowledge of the family, life, and death of the Decedent by reason of the following:

   a. Affiant was a personal acquaintance of the Decedent and family of the Decedent, having known Decedent for more than 30 years.

3. That Affiant knew that at date of death, Decedent had ownership interest in the following described real estate in Davidson County, Tennessee: 1703 Pecan Street, Nashville, TN 37208.

4. That Decedent died on August 25, 2018, and was at that time a resident of Davidson County, State of Tennessee.

5. That Decedent died intestate.

6. That Decedent was unmarried at the time of her death.

7. That the following were all the children born to or adopted by Decedent during her lifetime, now living or deceased.

Lori Ryans	Adult	Nashville, Tennessee
Albert Ryans	Adult	Nashville, Tennessee
Tracey Ryans Hooks	Adult	Redford, Michigan
Stephanie Ryans	Adult	Detroit, Michigan

8. That as of the date of execution of this Affidavit, the following are the heirs-at-law of the Decedent.

   Lori Ryans, Albert Ryans, Tracey Ryans Hooks, and Stephanie Ryans

9. The Affiant is not beneficiary, legatee or heir of Constance Anita Ryans and has no financial interest in her Estate.

10. That this Affidavit of Heirship is freely given with all full knowledge that whoever willfully, corruptly, and falsely swears to any statement in any such affidavit known by such person to be false, or about which such person does not have sufficiently definitive knowledge to justify the making of such sworn statement, and such statement is false, commits a Class E Felony. T.C.A. Section 30-2-712 (2).

11. That Affiant fully understands that this Affidavit of Heirship is being relied upon to authenticate the ownership of the above mentioned property, and Affiant hereby agrees to indemnify any entity, person that incurs damages arising from any false or misleading statement contained in this Affidavit.

12. Additional information, if any, either known or understood to be true by Affiant:

_____

FURTHER AFFIANT SAITH NOT.

Eureka Jackson

Eureka Jackson

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Affiant, **Eureka Jackson** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath that the statements contained in the foregoing affidavit are true of Affiant's own knowledge.

WITNESS my hand and official seal this 17 day of Nov., 2023.

Notary Public

My Commission expires: _____

MARGARET R. MEANS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
05/05/2025
DAVIDSON COUNTY

I, Kara Wall, 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 11/17/23 (date of document).

Affiant Signature

Date 12/11/23

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 11th day of December, 2023.

Notary's Signature

MY COMMISSION EXPIRES: 