Prepared by: Advantage Title and Escrow 1321 Murfreesboro Pike. ste. 823 Nashville, TN 37217.

AFFIDAVIT OF HEIRSHIP

Address of New Owner;
Ray Crawford
1100 Willow Springs
Lebanon, TN 37087

Send Tax Bills To:

Map & Parcel:

164-12-0-019.00

STATE OF TN
COUNTY OF Sumner

RE: 1413 Laurel Oak Dr Antioch TN 37013
Reference instrument # 200002140014995

I, **Ray Crawford** THE UNDERSIGNED being first duly sworn on oath, state that I am of lawful age, and that based upon my personal knowledge of the deceased family for many years further depose and state:

1. Ethel Mae Burton-Dixon also known as Ethel Burton died on 02/29/2016. Her husband Lawrence Dixon predeceased her.
2. The decedent Ethel Burton-Dixon was not married at the time of her death.
3. The estate of the decedent is solvent and that any and all debts and inheritance taxes, if any, against the estate of the decedent have been paid, or will be paid.
4. There was one child born (or legally adopted) by Ethel Burton-Dixon.
5. The decedent died intestate leaving her only child being Ray Crawford as her sole heir at law.

This affidavit is given as an inducement for Fidelity Title, First American Title, Westcore Title, Stewart Title, Old Republic Title and/or anyone relying on this affidavit to insure the title to the above described property without taking any exception as to any and all matters set out herein above; and further the undersigned agrees to indemnify hereinabove said title company underwriter, and /or anyone relying on this affidavit for any loss caused by a misstatement of fact.

TCA 30-2-712 provides that whoever shall willfully, corruptly and falsely swear to any statement in an affidavit of heirship known by him/her to be false or about which he/she does not have sufficient knowledge to justify his making such a sworn statement on conviction shall be imprisoned in the penitentiary for not less than one, nor more than five years.

Witness my hand this the 26th day of April 2024.

Ray Crawford

STATE OF TENNESSEE COUNTY OF Sumner

Before me the undersigned, a Notary Public in and for the state of County aforesaid, personally appeared Ray Crawford with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville, Tennessee this 26th day of April 2024

Janice Klitzing
Notary Public
my comm exp: 06/07/2025

Karen Johnson
Batch # 1127837
04/26/2024 12:34:17 PM
Fees: $12.00 Taxes: $0.00
20240426-0030470

Davidson County
AFFIDAVITH
1 pg

JANICE KLITZING NOTARY PUBLIC SUMNER COUNTY, TN