Karen Johnson Davidson County
Batch# 1143765 AFFIDAVIT
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Fees: $17.00 Taxes: $0.00
20240605-0042153

AFFIDAVIT
OF
Michael Edward Schutt, Jr., Personal Representative of the Estate of William B. Young, deceased

STATE OF TENNESSEE
COUNTY OF Davidson

Comes now the undersigned, being duly sworn, this 23 day of May, 2024, and makes oath that the following statements are true and accurate:

1. That the undersigned is the duly court appointed Personal Representative of the Estate of William B. Young, deceased.
2. That the Estate of William B. Young is currently being administered in the Probate Court of Davidson County, Docket No 23P-2416.
3. That the undersigned is aware of the impending transfer, pursuant to a settlement agreement, of the deceased's interest in real property located at 2819 Lebanon Pike, Nashville, Davidson County, Tennessee.
4. That William B. Young, prior to his death, was solely vested with interest in title to said property. At his death, Michael Edward Schutt, Jr. and Helen Venable became the sole devisees under the decedent's will.
5. That, pursuant to a Settlement and Mutual Release Agreement approved by the Probate Court, the property is being transferred pursuant to the terms of that document and the undersigned believes the price reflected in that document to be fair and reasonable.
6. That the undersigned understands that the proceeds from the sale of said property could be subjected to the claims of creditors against the estate.
7. That, in his capacity as Personal Representatives of the Estate of William B. Young, he is responsible for utilizing the assets of the Estate of William B. Young to pay any claims, taxes or TennCare obligations of William B. Young or his estate.
8. That, in his capacity as Personal Representative of the Estate of William B. Young, he asserts there are sufficient assets in said estate to pay any and all claims, and any tax obligations of said estate. He asserts that there are no unpaid claims, and that William B. Young never utilized TennCare for any long-term care or other care subjecting his real estate to a claim by TennCare.

9. That the undersigned agrees to indemnify and hold harmless 5 Star Title of Tennessee, LLC, and Fidelity National Title Insurance Company for liability which either or both of them may incur as a result of issuing policies of title insurance on the subject property in reliance upon this affidavit.

In Witness Whereof and in testimony hereto I have signed my name:

Michael Edward Schutt, Jr., Personal Representative
of the Estate of William B. Young, deceased

Subscribed and sworn to before me this 23 day of May, 2024.

Cheryl Denise Whitfield
Notary Public

My commission expires 11/06/2024.

CHERYL DENISE WHITFIELD
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Document Prepared by:
Kimbra Spann, Attorney
Legal Spann Law
1616 Westgate Circle
Brentwood, TN 37027

Certificate of Authenticity

I, Kinkra Spann, 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 05/23/2024.

Date

Affiant Signature

06/5/2024

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 5th day of June, 20 24.

Notary's Signature

My Commission Expires: Feb 23, 25

Date

Notary's Seal (if on paper)

A. VOGLEMAN
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY