Karen Johnson Davidson County
Batch# 1147371 AFFIDAVITH
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Fees: $17.00 Taxes: $0.00
20240614-0044782

This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive, Blg 100, Suite 205,
Nashville, TN 37217
24NT00376

AFFIDAVIT OF HEIRSHIP IN FURTHERANCE OF TITLE

STATE OF TN
COUNTY OF Davidson

On this 13 day of June, 2024, personally appeared Candace J Ward, 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 Davidson County, Tennessee, residing at 4877 Whittier Drive, Old Hickory, TN 37138 for 9 years.
2. That the Affiant was personally acquainted with Wanda Ward, 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

(e.g., kinship, neighbor, business relationship, etc.);

3. That Decedent died on April 18th, 2023, and was at the time a resident of 4877 Whittier Drive, Old Hickory, TN. 37138;

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

Wanda Agatha Ward died testate on April 18, 2023. The Last Will and Testament of the said Wanda Agatha Ward does not bear a self-proving affidavit as to the attesting witnesses and upon information and belief, both of the attesting witnesses pre-deceased the said Wanda Agatha Ward. A copy of the said Last Will and Testament of the said Wanda Agatha Ward was lodged with the Seventh Circuit Court of Nashville, Davidson County, Tennessee, in Case No. 23P1475, as an exhibit to the Petition for intestate administration. The undersigned further aver that the following intestate heirs-at-law are those persons who would inherit under the above-referenced Last Will and Testament, should the same have been admitted to probate.

I. Surviving Spouse-NONE
Surviving Children:
a) Theodore H. R. Ward 7017 Bonnamere Dr, Hermitage, TN. 37076
b) Timothy E Ward 141 Academy Road, Lebanon, TN. 37087
c) Angela K Oakley 450 Tyron Road, Mt Juliet, TN. 37122
d) **Candace J Ward 4877 Whittier Drive Old Hickory, TN. 37138**
Deceased Children (adopted, deceased, legitimate or illegitimate)-NONE
Children of Deceased Children (adopted, deceased, legitimate or illegitimate)-NONE

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

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.

Candace J. Ward 06/13/2024 09:47 AM CDT

Candace J Ward

SUBSCRIBED AND SWORN TO before me this 13 day of June, 2024

STATE OF Tennessee
COUNTY OF ~~Davidson~~

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

Witness my hand and official seal at Davidson County, Tennessee this ____ day of 06/13/2024 09:50 AM CDT, 20____.

Edward Hunsberger Sr

NOTARY PUBLIC

My Commission Expires: 1/25/26

(seal)

NOTARY PUBLIC

Online Notary Public. This notarial act involved the use of online audio/video communication technology. Notarization facilitated by SIGNiX®

Tennessee Certification of Electronic Document

I, Summer Bartm 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 6/13/24 (date of document).

Summer Bartm
Affiant Signature

6/14/24
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 14 of June, 2024

(SEAL)

Notary's Signature
My Commission Expires: 11-06-24

SHAWN STEVENS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON