THIS AFFIDAVIT OF HEIRSHIP WAS PREPARED BY JOHN W. CROW, II, 1503 16TH AVENUE SOUTH, NASHVILLE, TN 37212, BASED UPON THE INFORMATION PROVIDED BY THE PARTY HERETO WITHOUT THE BENEFIT OF A FULL RECORDS EXAMINATION AND NO LIABILITY IS ASSUMED FOR ANY MATTERS WHICH WOULD BE DISCLOSED BY SUCH RECORDS.

AFFIDAVIT OF HEIRSHIP

This Affidavit of Heirship is executed by **LATONYA BLASSINGAME** whose mailing address is **3735 Hillbrook Court, Nashville, TN 37211**, and **OVATA EVANS** whose mailing address is **3735 Hillbrook Court, Nashville, TN 37211**.

WITNESSETH:

The Affiants, being over the age of eighteen (18) years of age, in accordance with their personal knowledge, and pursuant to T.C.A. § 30-2-712 being duly sworn do make oath as follows:

1. This Affidavit is based upon Affiants' personal knowledge of the family history and is executed for the purpose of establishing title to realty in and to the said heirs-at-law of **LULA JACKSON**.

2. **LULA JACKSON** died on February 24, 1976, owning a parcel of real property located in Nashville, Davidson County, Tennessee, as follows: 703 N 9th Street, Nashville, Tennessee 37206 **[MAP AND PARCEL:** 082-08-0-152.00**].**

> Being Lot No. 158 on the plan of F.O. Beasley's McFerrin Addition to East Nashville, a plan of which is of record in Book 57, page 136, in the Register's Office of Davidson County, Tennessee.
>
> Said Lot No. 158 fronts 50 feet on the westerly side of Ninth Street, and runs back between parallel lines 150 feet to an alley 15 feet wide, and is in Block No. 2.
>
> Being the same property conveyed to Raymond Jackson and wife, Lula Jackson, by deed from Maud McClannahan and daughter, Margaret Emma McClannahan, signed on May 15, 1939, recorded on June 30, 1939, in Deed Book 1115, Page 165, in the Register's Office of Davidson County, Tennessee. Raymond Jackson predeceased Lula Jackson on January 1, 1963, leaving her the surviving tenant by the entirety.

Karen Johnson Davidson County
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3. **LULA JACKSON** was unmarried at the time of her death as her husband, **RAYMOND JACKSON** predeceased her on January 1, 1963.

4. The decedent was survived by one adult child: **BEATRICE WILLIAMS.** As such, said child is the decedent's sole heir at law. All persons above named are at least eighteen (18) years of age.

5. The decedent had no other biological or adopted children during her lifetime.

6. The decedent died without a Last Will and Testament. Probate of the estate of **LULA JACKSON** is not contemplated as all assets passed by operation of law, and the estate is non-taxable.

7. This affidavit will confirm the vesting of title to the real property referenced above, after the death of **LULA JACKSON** in **BEATRICE WILLIAMS** vested with 100% interest in said property. The real property is owned by said individuals in fee simple referenced in Paragraph (2) above.

8. The undersigned Affiants execute this instrument in accordance with T.C.A. § 30-2-712 for the purpose of establishing the ownership of real property. The Affiants are aware that whoever willfully, corruptly and falsely swears to any statement in any Affidavit known by such person to be false, or about which such person does not have sufficient definite knowledge to justify the making of such a sworn statement, and such statement is false, commits a Class E Felony.

IN WITNESS WHEREOF, the Affiant has executed this foregoing as the 17th day of June, 2024.

OVATA EVANS

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally, appeared before me, **OVATA EVANS**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that the foregoing Affidavit was based on personal knowledge of facts and was given as a free and voluntary act for the purposes therein contained.

Witness my hand, at office this 17th day of June, 2024.

Notary Public

My Commission Expires: 1·28·26.

JENNIFER WHEELER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 01-28-2026

IN WITNESS WHEREOF, the Affiant has executed this foregoing as the 17 day of June, 2024.

LATONYA BLASSINGAME

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally, appeared before me, **LATONYA BLASSINGAME**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that the foregoing Affidavit was based on personal knowledge of facts and was given as a free and voluntary act for the purposes therein contained.

Witness my hand, at office this 17th day of June, 2024.

Notary Public

My Commission Expires: 1-28-26.

JENNIFER WHEELER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 01-28-2026