Karen Johnson Davidson County
Batch# 1158348 AFFIDAVITH
07/15/2024 02:48:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240715-0053148

Prepared By:
Broker Title and Escrow, LLC
1404 17th Ave South
Nashville, TN 37212

AFFIDAVIT OF HEIRSHIP

State of Tennessee)
County of Davidson)

I, Arnoldo Buruca Dianna Buruca Salmeron ~~Edward Buruca~~, hereinafter referred to as Affiant, being first duly sworn according to law, being of lawful age and a resident of Forsyth County, NC ~~Tennessee~~, and pursuant to Section 30-2-712 of the Tennessee Code Annotated, hereby swears to the following of their own free will and based upon their best personal knowledge and familiarity.

1. That Affiant personally knew Ana Maura Salmeron, deceased, hereinafter referred to as Decedent, for over 10 years and has personal knowledge of the family of Decedent.

2. That Affiant, knew that at her date of death said Decedent, Ana Maura Salmeron, held an interest in the following described real estate in Davidson County, Tennessee:

Being Lot No. 9 of Rosewood Estates, Section 3, as of record in Plat Book 5210, Page 1, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Arnoldo Buruca and Ana Maura Salmeron by Warranty Deed from Michael S. Bligh, Trustee for the Correa-Santa Cruz Revocable Living Trust, dated 10/15/2010 and filed of record 12/02/2010 in Instrument No. 20101202-0095922, in the Register's Office for Davidson County, Tennessee.

Improved Property known as: 404 Lutie Street, Nashville, TN 37210

3. That Decedent, Ana Maura Salmeron, died 4.19.23, and was at that time a resident of Winston Salem NC.

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

5. That the following are all the known children that Decedent had during the Decedent's lifetime and that the following persons constitute, as of the date of execution of this affidavit, all the heirs-at-law of Decedent:

Arnold Buruca
Dianna Buruca Salmeron
Edward Buruca

6. I swear that the above information is true and correct to the best of my knowledge, information, and belief.

Further, affiant saith not.

Dated this 26th day of June, 2024.

Arnoldo Buruca

Dianna Buruca Salmeron

Edward Buruca

Subscribed and sworn to before me this 26th day of June, 2024.

GREG FAIRBETTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 10-3-2025

Notary Public
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 26th day of June, 2024, before me personally appeared Arnoldo Buruca, Dianna Buruca Salmeron and Edward Buruca, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 26th day of June, 2024.

CONNIE GILL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
My Comm. Expires 3/22/2026

Notary Signature
My commission expires:

Subscribed and sworn to before me this 26th day of June, 2024.

Notary Public
My Commission Expires:

Tennessee Certification of Electronic Document

I, Connie Taylor, 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 06/24/24 (date of document).

Affiant Signature

06/24/24
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 24th day of June, 2024.

Notary's Signature

MY COMMISSION EXPIRES: _____

NOTARY'S SEAL

