Karen Johnson Davidson County
Batch # 1173326 AFFIDAVITH
08/22/2024 03:56:17 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240822-0064723

This Instrument Prepared By:
Law Office of Susan T. Jones
P.O. Box 281701
Nashville, TN 37228

AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 21 day of August, 2024, personally appeared Glen E Gibbs 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, residing at 488 Lemont Dr B118, Nashville, Tennessee 37216.

2. That Affiant was personally acquainted with **Glodean W. Northern**, deceased, hereinafter referred to as Decedent, during the Decedent's lifetime and is familiar with Decedent's family history by reason of being a friend of the Decedent.

3. That at the time of Decedent's death, she was **unmarried**.

4. That Decedent died on August 15, 2021, and was at the time a resident of Davidson County, Tennessee.

5. That Decedent was survived by the following person:
Frederick Owen Northern
220 Sydney Drive
Goodlettsville, TN 37072

6. That at the time of the Decedent's death, she owned a one-half (½) interest in certain real property in Davidson County Tennessee, namely, **3186 Qualynn Drive, Nashville, Tennessee 37207,** and more particularly known as follows:

LAND in Davidson County, Tennessee, being Lot No. 472 on the Plan of Section 3, Parkwood Estates, of record in Book 3300, Page 31, Register's Office for Davidson County, Tennessee.

SAID Lot No. 472 fronts 80.0 feet on the easterly margin of Qualynn Drive and extends back 140.5 feet on the southerly line to a dead line in the rear, measuring 88.3 feet thereon.

BEING the same property conveyed to Glodean W. Northern by deed from Charles T. Northern, of record in Book 9715, Page 57, Register's Office for Davidson County, Tennessee.

BEING the same property wherein one (1/2) interest was conveyed to Mary Williams, by Quitclaim Deed from Glodean W. Northern, on June 29, 1995, as of record in Book 9721, Page 660, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

This is improved property known as 3186 Qualynn Drive, Nashville, Tennessee 37207.

7. That all persons above named are at least eighteen (18) years of age.

8. That this Affidavit of Heirship is being prepared for the purposes established in Tenn. Code Ann. 30-2-712, and the Affiant acknowledges that the 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.

9. That the Affiant acknowledges 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 SAITH NOT.

S. TUCKER JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Glen E Gibbs
AFFIANT

SUBSCRIBED AND SWORN TO before me this 21st day of August, 2024.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Glen E Gibbs 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 21st day of August, 2024.

S. Tucker Jones
NOTARY PUBLIC

My Commission Expires: 5-5-25

Map & Parcel:
050 15 0 150.00

Send Tax Bill to:
Mary Williams & Frederick Owen Northern
3186 Qualynn Drive
Nashville, TN 37207