Prepared by and return to:
Closed Title
278 Franklin Road, Suite 160
Brentwood, TN 37027

AFFIDAVIT OF HEIRSHIP

I, Jennifer Pittman, of Davidson County, State of Tennessee, being first duly sworn on oath, state that I am of lawful age and that based upon my personal knowledge, and pursuant to Tennessee Code Annotated § 30-2-712, hereby affirm the following:

1. That I have known the Decedent, Lynn E. Walker, and her family for approximately 46 years. The Decedent died on June 1, 2024. At the time of Decedent's death, she did leave a Last Will and Testament in which she devised her full estate to her heirs at law. Said Last Will and Testament has not been submitted for probate.

2. Decedent was survived by two children: Gary Walker and Pamela Braswell. The Decedent having no other issue, born or adopted, during her lifetime.

3. The Decedent was not married at the time of her death.

4. At the time of her death, Decedent was the owner of certain real property located at 216 Highland Villa Circle, Nashville, Tennessee 37211 and being further described on the attached Exhibit "A".

5. That I am not a beneficiary, legatee, or heir of the Decedent.

T.C.A. 30-2-712 provides that whomever shall willfully, corruptly and falsely swear to any statement in an affidavit of heirship known by him to be false or about which he does not have sufficient knowledge to justify his making such a sworn statement, on conviction shall be imprisoned in the penitentiary for not less than one, nor more than five years.

Witness our hands this 21 day of August, 2024.

Jennifer Pittman
Affiant

Karen Johnson Davidson County
Batch# 1176120 AFFIDAVITH
09/03/2024 08:33:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240903-0067233

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public for the State and County the aforesaid, Jennifer Pittman, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 21 day of August, 2024.

My commission expires: 10/14/2027

Notary Public

LYNNETTE LAWHON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Exhibit "A"
Property Description
2024-12704-NASH

A certain condominium apartment in Davidson County, Tennessee, being Unit 216, Highland Villa Condominiums, as established in Master Deed of record in Book 7278, Page 312, as amended in Book 7347, Page 717, Book 7352, Page 630, Book 7467, Page 850, Book 7470, Page 153, Book 7600, Page 361, Book 8090, Page 537, Book 8131, Page 95, Book 8173, Page 84, Book 8199, Page 149, Book 8658, Page 595 and Book 8765, Page 610, Book 10871, Page 232 and Amended in Instrument No. 20220718-0081921, in the Register's Office of Davidson County, Tennessee, to which Master Deed reference is hereby made for a more particular description of said property.

Being the same property conveyed to Lynn E. Walker by Warranty Deed from Thelma E. Atkins, unmarried of record in Instrument No. 20110324-0022860 Register's Office for Davidson County, Tennessee, dated March 22, 2011 and recorded on March 24, 2011.

Lynn E. Walker, having died on June 1, 2024, her interest in said property vesting in her heirs at law: Gary Walker and Pamela Braswell.

Being the same property conveyed to Bruce Van Lenten and Marcia Van Lenten, husband and wife by virtue of a deed from Gary Walker and Pamela Braswell recorded on _____, 20___ at _____ as Book _____, Page _____, Instrument #_____ in the official records of the Davidson County Recording Office

True Copy Certification

I, **Pam Autry,** 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 this the 21 day of August, 2024.

Affiant Signature _____

Date 8/29/24

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this the 29 day of August, 2024.

Notary's Signature _____

MY COMMISSION EXPIRES: _____

JOHN W BISHOP
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 08-10-2027