This instrument prepared by: Bankers Title and Escrow Co.
3310 West End Avenue #540
Nashville, TN 37203

Karen Johnson
Batch # 1207920
11/22/2024 10:42:02 AM
Fees: $12.00 Taxes: $0.00

Davidson County
AFFIDAVIT
2 pgs

20241122-0091452

AFFIDAVIT

I, Diane Parker-Stembridge, hereinafter referred to as Affiant, being first duly sworn, makes oath as follows:

1. That the Affiant is known as: Diane Parker-Stembridge, a resident of Williamson County, Tennessee.

2. That Affiant personally knew Emily Ann Franke (also known As Emily B. Jones and Emily B. Franke), deceased, hereinafter referred to as Decedent. The affiant is a disinterested party, and has personal knowledge of the Decedents and the family of Decedent by reason of the following:

   I have known Emily B. Franke since 1969 when she worked at Commerce Union Bank. I have been in touch with her and her family throughout the years, on a personal level and professionally, when I worked at the law offices of Wilkins and Adams and, later, Wilkins and Ivey. I have watched Emily raise her two children and meet and marry her late husband, Charles W. ("Bo") Jones. We remained close friends throughout the rest of her life.

3. That Affiant knows that at her date of death the said Emily B. Franke had an ownership interest in the following described real estate in Davidson County:

   Condominium at 4400 Belmont Park Terrace #151 in Nashville, TN.

4. That Emily Ann. Franke died on February 4, 2024, and was at the time a resident of Davidson County, Tennessee, and was not married at the time of her death and is survived by her children, Robert Hans Franke and Georgeanne Franke Shirling, both of whom are at least 18 years of age.

5. A Will that has not been filed for probate.

6. That Emily Ann Franke was married to Charles W. ("Bo') Jones, who died on November 17, 2019. Emily remained unmarried after his death.

7. That Emily Ann Franke had two children: Robert Hans Franke and Georgeanne Franke Shirling, both of whom survived her and are at least 18 years of age.

8 That Emily Ann Franke did not have any other live-born offspring who died before her or are alive today - and had no adopted children.

9. That there have been no known unresolved claims made against the Decedent or her Estate.

10. Affiant acknowledges that this affidavit will be relied upon by Chicago Title Insurance Company, Bankers Title and Escrow Corp. – Chapman & Rosenthal Title, Inc. and other title companies for the issuing of title insurance policies covering the property described herein.

Dated this 25th day of October, 2024.

Diane Parker-Stembridge

Diane Parker-Stembridge

State of Tennessee)
County of Davidson)

Sworn to or subscribed before me this 25 day of October, 2024.

Notary my commission expires: 11-8-27

STATE OF Tennessee)
County of Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Diane Parker-Stembridge, the within named Affiant, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath that the statements contained in the foregoing Affidavit are true of Affiant's own knowledge, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 25 day of October, 2024.

Notary Public My Commission Expires: 11-8-27