This instrument prepared by:
L. Broner McCoy, Atty
102 North Main Street
Ashland City, TN 37015
File No. 24100010

Karen Johnson Davidson County
Batch# 1212940 AFFIDAVITH
12/05/2024 03:32:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20241205-0094658

AFFIDAVIT OF HEIRSHIP OF
Mary E. Eady

1. Affiants are as follow:

Shannon Deneen Bible
1192 Jennings Pond Road
Lebanon, TN 37090

Christy I. Morton
4310 Seminary Road
Smyrna, TN 37167

2. That Mary E. Eady (herein after "Decedent") died on 05/29/2024 and was widowed at the time of her death, having survived the death of her husband, Floyd W. Eady (dod 09/06/1995), and remained unmarried until death.

3. Decedent was the natural parent of three (3) children that survived beyond infancy: Gina Laura Kimble, David Wayne Eady and Mark Scott Eady. No other children were born to or adopted by Decedent during her lifetime.

4. This affidavit is being provided to clarify title to all real property owned by Decedent at the time of her death.

5. The affiants were acquainted with Decedent and her family and know the above stated facts to be true and accurate.

- Shannon Deneen Bible is a cousin of the Decedent.
- Christy I. Morton is a cousin of the Decedent.

6. This Affidavit is given freely and pursuant to the provisions of TCA 30-2-712 for the purpose of facts concerning the heirs of Mary E. Eady.

7. AFFIDAVIT IS FURTHER MADE FOR THE PURPOSE OF INDUCING a national title insurance company to issue a policy or policies insuring the title to the property; and as an inducement to such issuance by said national title insurance company, the undersigned agree(s) to INDEMNIFY AND HOLD HARMLESS same, its agents/assigns (including the closing attorneys) from any and all loss, costs or damage, including attorneys' fees, which it may incur or for which it may become liable under its policy or policies, either directly or indirectly, as a result of relying on said affidavit.

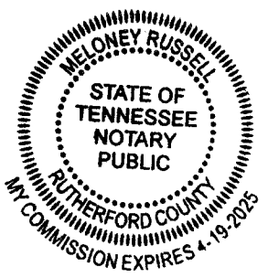
8. Further affiant saith not.

IN WITNESS WHEREOF, This Affidavit is given freely and pursuant to the provisions of TCA 30-2-712 for the purpose of facts concerning the heirs of Mary E. Eady on this the 2ND day of December, 2024.

X Shannon Deneen Bible
Shannon Deneen Bible

Sworn to and subscribed before me this the 2ND day of DECEMBER 2024.

⇒ Meloney Russell
NOTARY PUBLIC
My Commission expires: 4-19-25



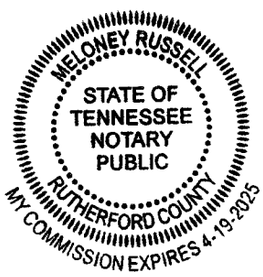
seal

STATE OF Tennessee
COUNTY OF Rutherford

Personally appeared before, me, the undersigned, a Notary Public in and for said State and County, **Shannon Deneen Bible**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and further that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this the 2nd day of December, 2024.

⇒ Meloney Russell
NOTARY PUBLIC
My Commission expires: 4-19-25



seal

IN WITNESS WHEREOF, This Affidavit is given freely and pursuant to the provisions of TCA 30-2-712 for the purpose of facts concerning the heirs of Mary E. Eady on this the 27th day of November, 2024.

x Christy I. Morton
Christy I. Morton

Sworn to and subscribed before me this the 27th day of November, 2024.

⇒ Misty Colston Ramos
NOTARY PUBLIC
My Commission expires: 4-19-2027

MISTY COLSTON-RAMOS
TENNESSEE
NOTARY
PUBLIC
COUNTY OF RUTHERFORD

STATE OF Tennessee
COUNTY OF Rutherford

Personally appeared before, me, the undersigned, a Notary Public in and for said State and County, **Christy I. Morton**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and further that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this the 27th day of November 2024.

⇒ Misty Colston Ramos
NOTARY PUBLIC
My Commission expires: 4-19-2027

MISTY COLSTON-RAMOS
TENNESSEE
NOTARY
PUBLIC
COUNTY OF RUTHERFORD

True Copy Certification

As required under T.C.A §66-24-101(d)(3) et seq.

I, **L. Broner McCoy**, 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 12/2/2024 (date of document).

L. Broner McCoy
Date: 12/4/2024

STATE OF TENNESSEE
COUNTY OF CHEATHAM

Sworn to and subscribed before me this the 4th day of Dec., 2024.

NOTARY PUBLIC
My Commission expires: 2-5-2025

KARA J. KRANTZ
STATE OF TENNESSEE
NOTARY PUBLIC
CHEATHAM COUNTY