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 3 pgs
Fees: $17.00 Taxes: $0.00
20241205-0094659

AFFIDAVIT OF HEIRSHIP OF
Mary E. Eady

1. Affiants are as follow:

   Gina Laura Kimble
   257 Carmell Court
   McDonough, GA 30252

2. That Mary E. Eady (herein after "Decedent") died without a will (intestate) 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 affiant certifies that she is aware that a separate Affidavit of Heirship has been executed and recorded simultaneously herewith in Instrument No. ____202412050094658____, Register's Office for Davidson County, Tennessee, by "Disinterest Parties" and further certifies that each of the affiants therein were familiar with the Decedent and her family and possess the necessary knowledge to execute same as trueful and accurate. Said affiants are as follows:

   A. Shannon Deneen Bible
   B. Christy I. Morton

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 04 day of December, 2024.

Gina Laura Kimble

Gina Laura Kimble

Sworn to and subscribed before me this the 04 day of December, 2024.

NOTARY PUBLIC Jennifer Lynne Auther
My Commission expires: 01/07/2025

JENNIFER LYNNE AUTHER
Notary Public - State of Georgia
Douglas County
My Commission Expires Jan 7, 2025

STATE OF Georgia
COUNTY OF Clayton

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

Witness my hand, at office, this the 04 day of December, 2024.

NOTARY PUBLIC Jennifer Lynne Auther
My Commission expires: 01/07/2025

JENNIFER LYNNE AUTHER
Notary Public - State of Georgia
Douglas County
My Commission Expires Jan 7, 2025

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 12/4/24 (date of document).

L. Broner McCoy
Date: 12/5/24

STATE OF TENNESSEE
COUNTY OF CHEATHAM

Sworn to and subscribed before me this the 5th day of December, 2024.

NOTARY PUBLIC
My Commission expires: 2.5.2025

KAYTLYN N. DODSON
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY