Karen Johnson
Batch # 1223042
01/03/2025 11 38 41 AM
Fees $12 00 Taxes $0 00
Davidson County
AFFIDAVITH
2 pgs
20250103-0000614

This Instrument Prepared By and Return To
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
615-383-2903

# AFFIDAVIT OF HEIRSHIP

I, Helen Beatrice Ogburn, hereinafter referred to as Affiant, being first duly sworn, make an oath as follows:

1. That Affiant is at least eighteen (18) years of age and presently resides at the following address:

   2612 Jones View Dr, Nashville, TN 37207

2. That Affiant knew **Doris Merritt,** hereinafter referred to as Decedent and has personal knowledge of the family, life, and death of the Decedent by reason of the following:

   a. Affiant was a personal acquaintance of the Decedent and family of the Decedent, having known Decedent for more than 72 years.

3. That Affiant knew that at date of death, Decedent had ownership in the following described real estate in Davidson County, Tennessee:
   **330 33rd Ave N, Nashville, TN 37209.**

4. That Decedent died on December 14, 2008, and was at that time a resident of Cuyahoga County, State of Ohio.

5. That Decedent died (intestate) with no Will.

6. That Decedent was widowed at the time of her death.

7. That the following were the only children born to or adopted by Decedent during her lifetime.

   Erica Merritt

8. That as of the date of execution of this Affidavit, the following are the heirs-at-law of the Decedent.

   Erica Merritt

9 The Affiant is not beneficiary, legatee or heir of Doris **Merritt** and has no financial interest in her **Estate.**

10. That this Affidavit of Heirship is freely given with all full knowledge that whoever willfully, corruptly, and falsely swears to any statement in any such affidavit known by such person to be false, or about which such person does not have sufficiently definitive knowledge to justify the making of such sworn statement, and such statement is false, commits a Class E Felony. T.C.A. Section 30-2-712 (2)

11. That Affiant fully understands that this Affidavit of Heirship is being relied upon to authenticate the ownership of the above mentioned property, and Affiant hereby agrees to indemnify any entity, person that incurs damages arising from any false or misleading statement contained in this Affidavit.

12. Additional information, if any, either known or understood to be true by Affiant:

_____

FURTHER AFFIANT SAITH NOT.

Helen Beatrice Ogbuva (Signature)

STATE OF TENNESSEE )
COUNTY OF Davidson )

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Affiant, Helen Beatrice Ogbuva 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.

WITNESS my hand and official seal this 23 day of December, 2024.

Notary Public

My Commission expires: 11-3-25

JOHN GLEAVES
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY