Karen Johnson Davidson County
Batch# 1224899 AFFIDAVITH
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Fees: $17.00 Taxes: $0.00
20250109-0001972

This instrument prepared by:
Lockeland Law Group
204 South 11th Street
Nashville, TN 37206

AFFIDAVIT OF HEIRSHIP

Date: January 8, 2025 File No.: 24-2391	Property: 217 Cottage Place Nashville, TN 37214
Buyer(s): Kimberly Dawn Cannon Revocable Living Trust dated August 14, 2024	Seller(s): Estate of Audrey G. Marrow

Chris Willie, hereinafter referred to as Affiant, being first duly sworn, make oath as follows:

1. That Affiant is at least eighteen (18) years of age, and is a resident of Davidson County, Tennessee, residing at 675 HARDING PLACE/K-8/37211.

2. That Affiant personally knew of **Audrey G. Marrow,** deceased, hereinafter referred to as Decedent, and has personal knowledge of the family of Decedent by reason of the following: Affiant was a close family friend.

3. That Affiant personally knew the Decedent for 30 years.

4. At the time of death, decedent was [X] unmarried [ ] married.

5. That Decedent died intestate.

6. That Affiants knew that at date of death said Decedent held a **100%** undivided interest in the following described real estate in Davidson County, Tennessee:

Being Unit 35 on the Plan of Cottage Place Condominiums, a Horizontal Property Regime, of

record in Book 6520, Pages 816-823, Register's Office of Davidson County, Tennessee, created under Title 66, Section 27-101 et seq., as amended, and established by Master Deed, Declarations of Covenants, Conditions and Restrictions of record in Book 6520, Page 745, said Register's Office, as amended by amendment to Master Deed, Declaration of Covenants, Conditions and Restrictions of record in Book 6569, Page 212, said Register's Office, and by Second Amendment to Master Deed Declaration of Covenants, Conditions and Restrictions of record in Book 6636, Page 722, and by Third Amendment to Master Deed, Declaration of Covenants, Conditions and Restrictions of record in Book 6902, Page 829, said Register's Office, together with an undivided interest in the common elements, all to which reference is hereby made for a more complete description and identification of such Unit.
Being the same property conveyed to Audrey G Morrow by Warranty deed from Lann Mehaffey, unmarried of record in Book 8717, page 985, Register's Office for Davidson County, Tennessee, dated 7/10/1992 and recorded on 9/1/1992. (Value or consideration shown in aforementioned deed $81,500.00.) Being also known as 217 Cottage Place Nashville, Tennessee 37214.

The said Aubrey G. Marrow having since died on or about April 30, 2024.

Being also known as 217 Cottage Place Nashville, TN 37214.

7. That Decedent died on **April 30, 2024,** and was at the time a resident of _____.

8. That the following persons are ALL of the children born to or adopted by Decedent during his lifetime (list all children, living or deceased):

Mitzie Chambers

9. That the following persons constituted all of the heirs-at-law of Decedent at his date of death:

Mitzie Chambers

10. That as of the date of execution of this Affidavit, the following persons constitute all of the heirs-at-law of Decedent:

Mitzie Chambers

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

_____

_____

***It is a Class E felony to willfully, corruptly and falsely swear to any statement herein known to you to be false. It is also a Class E felony to willfully, corruptly and falsely swear to any statement herein to which you do not have sufficiently definite knowledge to justify the making of such sworn statement, and the statement is false.

Dated this 4th day of JANUARY, 2025.

Chris Willie

Chris Willie, Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Subscribed to and sworn before me this 4th day of January, 2025.

Notary Public

My Commission Expires: 03/08/2028

DEEPAK BANSAL
State of Tennessee Notary Public
Expires March 08 2028
DAVIDSON COUNTY, TENNESSEE

Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 January 9, 2025.

Affiant Signature

9th day of January, 2025

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 9th day of January, 2025

Notary's Signature

MY COMMISSION EXPIRES: 1/24/2028

NOTARY'S SEAL

