THIS DOCUMENT PREPARED BY:

Justin M. Gilbert
Music City Estate Law
1650 Murfreesboro Road, #130
Franklin, TN 37067

OWNER:
Tomeka N. Rucker
2015 10th Ave. North
Nashville, TN 37208

Map and Parcel 082 04 0 278.00

SEND TAX NOTICE TO:
Tomeka N. Rucker
2015 10th Ave. North
Nashville, TN 37208

Karen Johnson Davidson County
Batch# 1226400 AFFIDAVITH
01/14/2025 01:47:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250114-0002950

AFFIDAVIT OF HEIRSHIP – REAL PROPERTY

The undersigned, Michael Cannon residing at 2221 Heiman St., Nashville TN 37208
Print Affiant Name — Affiant Address
family friend of Mary L. Rucker, (deceased), being duly sworn, deposes and says:
Relationship of Affiant to Decedent

1. I have personal knowledge of the matters stated in this affidavit.

2. On October 23, 2024, Mary L. Rucker (the "Decedent") died in Davidson County, Tennessee.

3. At the time of Decedent's death, she resided at 910 Apex St., Nashville, TN 37206.

4. Decedent died intestate.

5. At the time of her death, Mary L. Rucker, owned a 100% interest in the following described property:

Land located in Davidson County, Tennessee, being more particularly described as follows.

> Land in Davidson County, Tennessee, being Lot No. 3 of Block "C" on the Map of Nashville Trust Company's Subdivision of the A.W. Shryer Property, as record (sic) in Book 843, Page 25, Register's Office for said County, and more fully described in the deed of record in Book 3165, Page 67, Register's Office for Davidson County, Tennessee. Included in the above description, but excluded there from is the property sold to the State of Tennessee, or record in Book 3955, Page 800, Register's Office of Davidson County, Tennessee.

Being the same property transferred to Mary L. Rucker from Richard F. Rucker, Sr., by quitclaim deed on November 15, 2004, and recorded on November 22, 2004, Davidson County Register of Deeds Instrument No. 20041122-0139687.

This improved property known as 910 Apex Street, Nashville, Tennessee 37206

6. The Decedent was not married and was the mother of one child, Tomeka N. Rucker.

7. The 100% ownership interest owned by Mary L. Rucker in the above referenced real property now vests in Tomeka N. Rucker.

This improved property known as 910 Apex St., Nashville, TN 37206.

Signed this 7th day of January ,2025.

Michael Cannon
Affiant Signature

Michael Cannon Affiant
Print Affiant Name

State of Tennessee)

County of Davidson)

Signed and sworn (or affirmed) before me on January 7, 2025 by Michael Cannon.
Affiant Name

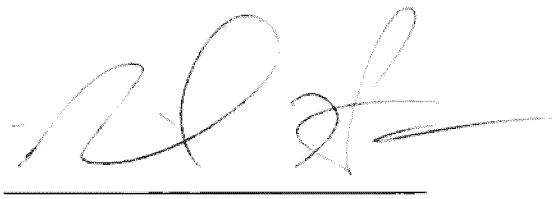
Aleta Porter (seal)
Notary Public

My Commission Expires: 05/09/2026

T.C.A. §67-4-409(a)(3)(D) exempts this instrument from tax and T.C.A. §67-4-409(a)(5) further provides the valuation oath is unnecessary, the affidavit being used to evidence transfer of title to the property to beneficiaries.

Certificate of Authenticity

I, Nick Harris, 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 7, 2025.



Affiant Signature

1/7/25

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 7th day of January, 2025.



Notary's Signature

My Commission Expires: 3/9/27

Date

