THIS INSTRUMENT PREPARED BY:
DONIELLE M BEATY, ESQ
615 MAIN STREET, SUITE 106
Nashville, TN 37206

Karen Johnson
Batch # 1240686
02/26/2025 08 26 51 AM
Fees $17 00 Taxes $0 00
Davidson County
AFFIDAVITH
3 pgs
20250226-0014085

GRANTEE(S):
LALAH TAYLOR
509 CATHY JO CIRCLE
NASHVILLE, TN 37211

SEND TAX NOTICES TO:
LALAH TAYLOR
509 CATHY JO CIRCLE
NASHVILLE, TN 37211

MAP & PARCEL: 133-8-138.00
LEGAL REFERENCE NUMBER: 20061004-0123084

AFFIDAVIT OF HEIRSHIP

Tennessee Code Annotated § 30-2-712

STATE OF TENNESSEE
COUNTY OF Davidson

On this 24 day of Feb, 2025, before me personally appeared Deja Taylor, ("Affiant") to me personally known, who being duly sworn, on oath did say that Affiant is over eighteen (18) years of age and is familiar with the family history of **Tawana Danille Taylor,** ("Decedent") died at age 46 on December 31, 2024. At the time of her death, Decedent resided at 509 Cathy Jo Circle, Nashville, TN 37211. The Affiant makes oath as follows:

1. My full name is Deja Taylor ("Affiant").
2. I reside at 3205 zermatt ave nashville TN 37211
3. I have personal knowledge of the matters stated in this Affidavit.
4. Facts concerning my relationship to Tawana Danille Taylor ("Decedent") are:

Niece

5. The Decedent was unmarried at the time of her death
6. The Decedent had one (1) child in her lifetime They are:
   a. Daughter, Lalah Taylor, 509 Cathy Jo Circle, Nashville, TN 37211

7. The above-named child are over the age of eighteen (18) years.

8. The Decedent left no other children or adopted children or descendants of deceased children or adopted children

9. The Decedent died in Nashville, Davidson County, Tennessee on December 31, 2024.

10. The real property to which this Affidavit applies is located at 509 Cathy Jo Circle, Nashville, Davidson County, Tennessee 37211 and is more fully described as:

Being Lot No 43 on the Plan of Valley View Terrace, Phase II, as of record in Plat Book 5200, Page 119, Register's Office for said County, to which reference is hereby made for a more complete description of said lot

Being the same property conveyed to Tawana Danille Taylor, unmarried by deed of record in Instrument No 20061004-0123084 in the Register of Deeds Office for Davidson County, TN

This is an improved property known as 509 Cathy Jo Circle, Nashville, TN 37211

11. At the time of Decedent's death, the Decedent resided at 509 Cathy Jo Circle, Nashville, Davidson County, Tennessee 37211

12. The Decedent did not leave a *Last Will and Testament*

13. The Decedent did not receive long-term TennCare benefits paid by the State of Tennessee.

14. I have executed this *Affidavit of Heirship* in order to evidence the transfer of Decedent's interest in the real property to her heir, Lala Taylor.

15. I understand under Tenn. Code Ann. § 30-2-712, whoever willfully, corruptly and falsely swears to any statement in any such affidavit known by the person to be false, or about which the person does not have sufficiently definite knowledge to justify the making of such a sworn statement, and the statement is false, commits a Class E felony

Signed this 24 day of Feb, 2025

Affiant

Sworn to and subscribed before me by Daja Taylor, ("Affiant") on this 24 day of Feb, 2025.

Notary Public

My Commission expires: 7/7/2027

HEATHER D. CROCKER
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 07/07/2027
DAVIDSON COUNTY

Individual Notary Acknowledgement

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Daja Taylor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office on this 24 date of February, **2025.**

Notary Public

My Commission Expires: 7/7/2027

HEATHER D. CROCKER
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 07/07/2027
DAVIDSON COUNTY