This instrument was prepared by, and after recording return to:

Linville Estate Law
830 Crescent Centre Dr.
Suite 320
Franklin, TN 37067

Karen Johnson Davidson County
Batch# 1257546 AFFIDAVITH
04/08/2025 02:03:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20250408-0026749

GRANTEE(S): Michael A. White

SEND TAX NOTICES TO: 401 Farris Ave., Madison, TN 37115

MAP AND PARCEL NUMBER: 043-15-0-143.00

AFFIDAVIT OF HEIRSHIP

Tennessee Code Annotated § 30-2-712

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The undersigned, being duly sworn, deposes and says:

1. My full name is Daniel Harter. I will refer to myself in this Affidavit as the Affiant.

2. I reside at 941 Mallow Dr., Madison, TN 37115.

3. I have personal knowledge of the matters stated in this Affidavit as I am a close family friend and have known Donna Sue White and her family for over 30 years.

4. On February 10, 2023, Donna Sue White died in Davidson County, Tennessee. I will refer to this person as the Decedent.

5. At the time of the Decedent's death, the Decedent resided at 401 Farris Ave., Madison, TN 37115.

6. The decedent was not married at the time of her death, and she had only one son, whose name is Michael A. White.

7. The real property to which this Affidavit applies is located at 401 Farris Ave., Madison, TN 37115 in Davidson County, Tennessee, more fully described as:

BEING A LOT FRONTING ON THE SOUTH SIDE OF PROVIDENT PASS, FARRIS AVENUE EXTENSION APPROXIMATELY 86 FEET BY 162 FEET, IRREGULAR

AND BEING KNOWN AS PARCEL 143 ON TAX MAP 43-15, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEING A PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, LOCATED IN THE SOUTHEAST QUADRANT OF THE INTERSECTION OF PROVIDENT PASS AND FARRIS (ALSO KNOWN AS KINSEY BLVD), SAID PARCEL BEING IN THE OLD 11TH CIVIL DISTRICT AND OF RECORD IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY (RODC) AS PARCEL 143 ON COUNTY PROPERTY MAP 43-15 AND DESCRIBED IN DEED BOOK 5212, PAGE 173, (RODC), SAID PROPERTY BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A CONCRETE MONUMENT IN THE EAST MARGIN OF FARRIS AVENUE, SAID MONUMENT BEING THE SOUTHWEST CORNER OF THE PROPERTY HEREIN DESCRIBED AND BEING THE NORTHWEST CORNER OF ANOTHER PARCEL BELONGING TO STANFORD AS DESCRIBED IN DEED BOOK 4595, PAGE 148 (RODC), SAID MONUMENT BEING 217 FEET MORE OR LESS SOUTH OF THE INTERSECTION OF SAID EAST MARGIN WITH THE SOUTH MARGIN OF PROVIDENT PASS, THENCE,

1) ALONG THE MARGIN NORTH 04-54 WEST A DISTANCE OF 120.64 FEET TO A POINT, THE BEGINNING OF A CURVE TO THE RIGHT THENCE,

2) WITH THE CURVE (HAVING A RADIUS OF 123.96 FEET, A DELTA OF 24 DEGREES 29' , A TANGENT OF 26.90 FEET) AN ARC LENGTH OF 52.97 FEET TO A POINT AT THE END OF THE CURVE THENCE.

3) CONTINUING WITH SAID MARGIN NORTH 19-35 EAST A DISTANCE OF 23.34 FEET TO A POINT, SAID POINT BEING THE BEGINNING OF A 20 FOOT RADIUS TO THE RIGHT THENCE,

4) WITH THE 20.00 FOOT RADIUS (HAVING A DELTA OF 95 DEGREES 36' , A TANGENT OF 22.06 FEET) AN ARC LENGTH OF 33.37 FEET TO A POINT, SAID POINT BEING IN THE SOUTH MARGIN OF PROVIDENT PASS, AND BEING THE NORTHWEST CORNER TO SADLER AS EVIDENCED IN DEED BOOK 3315, PAGE 351 (RODC), AND BEING THE END OF THE RADIUS THENCE,

5) LEAVING SAID MARGIN AND CONTINUING WITH SADLER'S WEST LINE SOUTH 02-43 EAST A DISTANCE OF 150.00 FEET TO AN IRON PIN, SAID PIN BEING SADLER'S SOUTHWEST CORNER THENCE,

6) CONTINUING WITH SADLER'S SOUTH LINE SOUTH 64-49 EAST A DISTANCE OF 55.00 FEET TO AN IRON PIN IN ROPER'S WEST LINE AS DESCRIBED IN DEED BOOK 4013, PAGE 527 (RODC), SAID PIN BEING THE SOUTHEAST CORNER TO SADLER THENCE,

7) ALONG ROPER'S WEST LINE SOUTH 02-43 EAST A DISTANCE OF 24.82 FEET TO AN IRON PIN IN STANFORD'S NORTH LINE AS DESCRIBED IN DEED BOOK 4595, PAGE 148 (RODC), SAID PIN BEING THE SOUTHEAST CORNER TO THE PROPERTY HEREIN DESCRIBED, AND BEING THE SOUTHWEST CORNER TO ROPER THENCE,

8) ALONG STANFORD'S NORTH LINE SOUTH 85-06 WEST A DISTANCE OF 89.95 FEET TO A CONCRETE MONUMENT, THE BEGINNING, CONTAINING 10,309 SQUARE FEET MORE OR LESS AND BEING THE PROPERTY CONVEYED TO BUSH AND DUNCAN AND DESCRIBED AS TRACT 4 IN DEED

BOOK 6564, PAGE 793, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Being the same property conveyed to Donna White by Warranty Deed from Robert W. Slate Jr., unmarried, dated February 28, 2017, and recorded March 13, 2017, in instrument number 20170313-0024258 in the Davidson County Register of Deeds Office.

8. The estate of the Decedent was not administered in a proceeding supervised by a court as there are no other probate assets requiring administration.

Daniel Harter

Sworn and subscribed before me this 2 day of April 2025

Beverly A. Harter
Notary Public
My Commission Expires: 9/7/2026



Certificate of Authenticity

I, Trent Linville, 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 April 2, 2025.

Date

T Linville

Affiant Signature

April 7, 2025

Date

State of Tennessee

County of Maury

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

Notary's Signature

My Commission Expires: 04-22-26

Date

Notary's Seal (if on paper)

