Karen Johnson Davidson County
Batch# 1296852 AFFIDAVIT
07/11/2025 12:02:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250711-0054758

Prepared By:
City Title, LLC
301 Plus Park Boulevard, Ste. 502
Nashville, TN 37217
CT-25-3146

AFFIDAVIT OF CONTINUOUS MARRIAGE

THIS IS AN AFFIDAVIT MADE UNDER OATH. THE MAKING OF A FALSE STATEMENT WILL SUBJECT THE AFFIANT TO SEVERE CRIMINAL PENALTIES.

BEFORE ME, the undersigned authority, duly authorized to take acknowledgments and administer oaths, personally appeared MARSHA STEPP (hereafter referred to as the "Affiant(s)"), who attest under penalties of perjury that they are over eighteen (18) years of age and are a resident of LEBANON, TN, **Tennessee**; and

1. This Affidavit is made with regard to that certain real property located in **Davidson County, TN** (hereinafter referred to as the "Property") and more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

and commonly referred to as **924 Shauna Drive, Nashville, TN 37214**;
2. Affiant is the daughter of **Charles Blanton** and **Mattie J. Blanton**;
3. Affiant hereby affirms that the Property was acquired by **Charles Blanton** and **Mattie J. Blanton**, a married couple, during their marriage and that they remained married without interruption, from a date prior to September 19, 1957, the date of the deed recorded in **Book 2697, Page 537, in the Register's Office of Davidson County, Tennessee**, until **Charles Blanton** died on or about June 07, 1998, leaving **Mattie J. Blanton**, as the surviving spouse;
4. This Affidavit is made to induce **Stewart Title Guaranty Company** (the "Title Insurer") and **City Title, LLC**, (hereafter referred to as the "Title Agent") to insure title to the Property. Affiant agrees to indemnify the Title Insurer and the Title Agent, and hold them harmless from any loss or damage resulting from its reliance on the matters set forth in this Affidavit.

FURTHER Affiant says naught.

Marsha Stepp

STATE OF TENNESSEE
COUNTY OF WILSON

On this 7th day of July, 2024, before me personally appeared MARSHA STEPP to me known to be the person described in and who executed the foregoing instrument, and acknowledged that such person executed the same as such person's free act and deed.

Witness my hand, this 7th day of June, 2025.

Notary Signature
My commission expires 1/28/26

KIRK HUNNICUTT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Malvin Heights Subdivision as of record in Book 2330, page 83, Register's Office for Davidson County, Tennessee.

Said Lot No. 9 fronts 80 feet on the westerly side of Shauna Drive, and runs back 273.2 feet on the northerly line and 253.6 feet on the southerly line to a broken line in the rear on which it measures 134.6 feet.

BEING the same property conveyed by Warranty Deed from F. E. Stratton, Jr., single to Charles Blanton and wife, Mattie J. Blanton, recorded September 19, 1957, as Book 2697 Page 537 in Davidson County, Tennessee Register of Deeds. Consideration for conveyance in the amount of $12,500.00.

Commonly Known As: 924 Shauna Drive, Nashville, TN 37214

Certificate of Authenticity

I, Joshua A. Terry, 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 7/7/2025.

Affiant Signature – Joshua A. Terry

7/10/2025

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 7/10/2025.

Notary Public

My Commission Expires: 5-10-27

KATHLEEN WILLIAMS
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON