THIS INSTRUMENT PREPARED BY:
Greater Nashville Title, LLC
4603 Gallatin Pike,
Nashville, TN 37216

Karen Johnson Davidson County
Batch# 1313698 AFFIDAVITH
08/22/2025 12:43:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250822-0067405

AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSEE
COUNTY OF Davidson

On this 20TH Day of August, 2025, before me personally appeared Sandy Huggins (Affiant) of Nashville, Tennessee (Address) being of at least 18 years of age, being first duly sworn, say that:

1. I was personally acquainted with **Ronald K. Hirsch** (the "Decedent") during his lifetime and that he died at or near the County of **Davidson** in the state of **TN** on **July 5, 2023**, being approximately **78** years of age at the time of death.
2. Affiant's relationship to the Decedent is that of friend (describe relationship).
3. Affiant personally knew the Decedent for 30 years.
4. Decedent was unmarried at the time of his death.
5. By reason of Affiant's relationship to Decedent and from Affiant's long and intimate acquaintance with Decedent and the family of Decedent, Affiant is fully competent to make statements as to death and family history in this matter and states that the following-named persons are the only survivors of decedent:
    a) Surviving Spouse:
        i. None – Wife, Barbara Hirsch, predeceased Ronald Hirsch on November 15, 2016. Ronald never remarried.
    b) Surviving Children:
        i. Jeremy Hirsch
        ii. Tifany Hirsch
    c) Adopted children of Decedent:
        i. None
    d) Children of Decedent who are now deceased:
        i. Michael Todd Hirsch – died on June 8, 1997 (age 27)
        ii. Jamie Van Kenneth Hamlett Hirsch – died on September 11, 1980 (age 12)
    e) Surviving children of deceased child:
        i. Corey M. Hirsch (only surviving child of Michael Todd Hirsch)
6. This Affidavit is made in connection with the title to the following lands in Davidson County, Tennessee:

See attached Exhibit "A"

Further, Affiant sayeth not.

Tennessee Code Annotated 30-2-712 (f)
"Whoever willfully and falsely swears to any statement in any such affidavit known by such person to be false, or about which such person does not have sufficiently definite knowledge to justify the making of such a sworn statement, and such statement is false, commits a Class E. felony."

Affiant

Sandy Huggins
Name:

Signature

STATE OF TENNESSEE
COUNTY OF Davidson

Sworn to and subscribed before me this 20th day of August, 2025.

Notary Signature
My commission expires: March 2028

LYDIA JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Exhibit A

Situated in Davidson County, Tennessee, and being Lot No. 1 of Block "F" on the map of the Revised Plat of Power and Roth's Madison Park Subdivision, as of record in Book 843, Page 7, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Ronald K. Hirsch and wife Barbara Anne Hirsch, by Warranty Deed from James D. Satterfield and wife, Tracy I. Satterfield, of record in Book 8000, Page 65, Register's Office for Davidson County, Tennessee, dated September 21, 1989, and recorded on December 6, 1989.

Said Barbara Anna Hirsch died on or about November 15, 2016, leaving Ronald K. Hirsch as the surviving tenant by the entirety. Said Ronald K. Hirsch died on or about July 5, 2023.

Being improved property known as 240 Robinwood Avenue, Madison, Tennessee 37115.

Tennessee Certification of Electronic Document

I, Ashlynn Hengemihle, 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 8·20·25.

Affiant Signature 8·20·25
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me on this 20 day of August, 2025.

Notary Signature

My Commission Expires: 5-9-26

