Prepared by and return to:
Closed Title
278 Franklin Road, Suite 160
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 1318942 AFFIDAVIT
09/05/2025 11:40:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20250905-0071049

AFFIDAVIT PERTAINING TO TITLE

WHEREAS, by Warranty Deed recorded on April 6, 1954, of record in Book 2273, Page 561, Register's Office for Davidson County, Tennessee, Claude L. Andrews and wife, Oshia R. Andrews conveyed the property described in Exhibit "A", attached hereto, to Claude C. Butner and wife, Wilma Moses ~~Butler~~ Butner; and

WHEREAS, by Quitclaim Deed recorded on April 14, 2025, of record in Instrument No. 20250414-0028325, Register's Office for Davidson County, Tennessee, Wilma Moses ~~Butler~~ Butner conveyed said property to Claudia Elaine Butner Sharafi; and

WHEREAS, said Quitclaim Deed record in Instrument No. 20250414-0028325 makes no reference to Claude C. Butner, thereby creating a cloud on the chain of title.

NOW THEREFORE, in order to remove said cloud from the chain of title, the death certificate for Claude C. Butner, attached hereto as Exhibit "B" is recorded in the records of Davidson County, Tennessee. Claude C. Butner having died January 13, 1995, his interest in said property vesting in Wilma Moses ~~Butler~~ Butner as the surviving tenant by the entirety.

Witness my hand on this 3rd day of Sept., 2025.

Melody Sharafi, Trustee of The Irrevocable Trust of Claudia Elaine Butner Sharafi dated May 20, 2025

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Melody Sharafi, Trustee of the The Irrevocable Trust of Claudia Elaine Butner Sharafi dated May 20, 2025, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon his/her oath, acknowledged himself/herself to be the Trustee, of the The Irrevocable Trust of Claudia Elaine Butner Sharafi dated May 20, 2025, and that he/she as such Trustee, being authorized so to do, executed the within instrument for the purposes therein contained by signing the name of Melody Sharafi, as Trustee.

Witness my hand and official seal this 3rd day of Sept., 2025.

My commission expires: 11/2/26

Notary Public

JAMIE C POLK
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT "A"

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

Being Lot No. 26 on the unrecorded plan of H.E. Bernal's Haywood Heights Subdivision, described according to a survey made by Geo. W. Warkins, Surveyor, April 1950, as follow:

Beginning in the center of Haywood Lanne, at the northwest corner of the property convyed to Claude L. Andrews and wife by deed from Herbert E. Bernal and wife, of record in Book 2044, page 36, Register's Office for said County, being the corner of lots Nos. 25 and 26; thence with the line between said two lots, south 10° east 608.8 feet; thence north 85° west 120 feet; thence north 14° 50' west 623.2 feet to the center of Haywood Lane; thence with the center of said Lane, eastwardly 175 feet to the beginning.

Being the same property conveyed to Claude C. Butner and wife, Wilma Moses Butner, by Warranty Deed dated March 26, 1954, and recorded April 6, 1954, from Claude L. Andrews and wife, Oshia R. Andrews, of record in Book 2273, Page 561; and further being the same property conveyed to Claudia Elaine Butner Sharafi by Quitclaim Deed dated March 20, 2025, and recorded April 14, 2025, from Wilma Moses Butner, of record as Instrument No. 20250414-0028325; and further being the same property conveyed to Melody Shariafi, Trustee of the Irrevocable Trust of Claudia Elaine Butner Sharafi dated May 20, 2025, by Quitclaim Deed dated May 20, 2025, and recorded May 21, 2025, from Claudia Elaine Butner Sharafi, of record as Instrument No. 20250521-0040008, all in the Register's Office for Davidson County, Tennessee.

Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller
INSTR# 2025000077872, DocType DC, Pages 1, Recorded 3/25/2025 at 9:14 AM, DeputyClerk WMILLER
Rec Fees: $10.00 ERECORD

STATE OF TENNESSEE
CERTIFICATION OF VITAL RECORD

TENNESSEE DEPARTMENT OF HEALTH
CERTIFICATE OF DEATH

9500151 — STATE FILE NUMBER 95 000347

1. DECEDENT'S NAME	CLAUDE CALVIN BUTNER
2. SEX	MALE
3. DATE OF DEATH	JANUARY 13,1995
4. SOCIAL SECURITY NUMBER	[redacted]
5a. AGE - LAST BIRTHDAY	71
6. DATE OF BIRTH	FEB. 7, 1923
7. BIRTHPLACE	RHONDA, NC
8. WAS DECEDENT EVER IN U.S. ARMED SERVICES	1 [X] Yes 2 [ ] No
9. RESIDENCE	1 [X] Inside 2 [ ] Outside 3 [ ] DOA 4 [ ] Nursing Home 5 [ ] Residence 6 [ ] Other (Specify)
9a. FACILITY NAME	SOUTHERN HILLS HOSPITAL 075
9b. CITY, TOWN, OR LOCATION OF DEATH	NASHVILLE
9c. COUNTY OF DEATH	DAVIDSON
10. MARITAL STATUS	MARRIED
11. SURVIVING SPOUSE	WILMA MOSES
12a. DECEDENT'S USUAL OCCUPATION	BINDERY SUPERVISOR
12b. KIND OF BUSINESS/INDUSTRY	METHODIST PUBLISHING HOUSE
12c. RESIDENCE - STATE	TENN.
12b. COUNTY	DAVIDSON 19
12c. CITY, TOWN OR LOCATION	NASHVILLE 094
12d. STREET AND NUMBER OR RURAL LOCATION	371 HAYWOOD LANE
CENSUS TRACT	
13a. INSIDE CITY LIMITS	1 [X] Yes 2 [ ] No
13b. ZIP CODE	37211
14. WAS DECEDENT OF HISPANIC ORIGIN	1 [ ] Yes 2 [X] No
15. RACE	WHITE
16. DECEDENT'S EDUCATION	Elementary/Secondary (0-12) 12
17. FATHER'S NAME	CHARLES B. BUTNER
18. MOTHER'S NAME	BERTHA ELLA CHAMBERS
19a. INFORMANT'S NAME	WILMA BUTNER
19b. RELATIONSHIP TO DECEASED	WIFE
19c. MAILING ADDRESS	371 HAYWOOD LN., NASHVILLE, TN 37211
20a. METHOD OF DISPOSITION	1 [X] Burial 2 [ ] Cremation 3 [ ] Removal from State 4 [ ] Donation 5 [ ] Other (Specify)
20b. PLACE OF DISPOSITION	WOODLAWN CEMETERY
20c. LOCATION	NASHVILLE, TENN.
21a. SIGNATURE OF FUNERAL DIRECTOR	Stamey Potts
21b. LICENSE NUMBER OF FUNERAL DIRECTOR	1600
21c. SIGNATURE OF EMBALMER	Stamey Potts
21d. LICENSE NUMBER OF EMBALMER	2312
21e. NAME AND ADDRESS OF FUNERAL HOME	WOODBINE FUNERAL HOME, INC. 3620 NOLENSVILLE ROAD, NASHVILLE, TENN. 37211
21f. LICENSE NUMBER OF FUNERAL HOME	396
22. REGISTRAR'S SIGNATURE	[signature]
22a. DATE FILED	January 20, 1995
23a. PHYSICIAN	[signature] MD
23b. LICENSE NUMBER	MD023581 ST
23c. DATE SIGNED	1/19/95
23d. MEDICAL EXAMINER	1 [ ] Signature and Title of Medical Examiner
23e. LICENSE NUMBER	
23f. DATE SIGNED	
24. NAME AND ADDRESS OF CERTIFIER	JOHN E. FANNING 367 Wallace Road

I certify that this is a true & correct copy of the original certificate on file with the Tennessee Office of Vital Records. This copy is an exact visual duplicate on security paper displaying the state seal and signature of the State Registrar.

Date Issued: March 2025

Edward G. Bishop III
State Registrar

Ralph Alvarado, MD, FAAP
Commissioner

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, 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 September 2, 2025.

J. Carlton Drumwright

September 2, 2025
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on September 2, 2025.

Notary

My Commission Expires: 11/21/26

ELIZABETH J. BARNES
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY