NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
James Vincent Spelta Jr. **Catherine Spelta Sisco** **Tamra Mechelle Cox** **400 Oak Forge Dr.** **Antioch, TN 37013**	**James Vincent Spelta Jr.** **Catherine Spelta Sisco** **Tamra Mechelle Cox** **400 Oak Forge Dr** **Antioch, TN 37013**	**Map/Parcel** **163-11-A/27**

Affidavit Of Heirship

Karen Johnson Davidson County
Batch # 1346942 AFFIDAVITH
11/17/2025 10:19:50 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20251117-0091306

STATE OF TENNESSEE)
) ss.
COUNTY OF RUTHERFORD)

The undersigned being duly sworn, deposes and says:

Jean M. Spelta, a resident of Davidson County, State of Tennessee, who died June 12, 2025, held an 100% undivided fee simple interest, in the following described real estate:

> Land in Davidson County, Tennessee, being Lot No. 27, on the plan of Belle Forge Village, Section Revision, Section II, as shown on the plat of record in Plat Book 6900, page 250, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular Description.

SUBJECT TO Governmental zoning and subdivision ordinances or regulations in effect thereon.

REFERENCE is made to prior title recorded in a deed referenced in Acct. No. 20030620-0085575 of the Register of Deed's Office for Davidson County on June 20, 2003.

James Vincent Spelta Jr., **Catherine Spelta Sisco**, and **Tamra Mechelle Cox** are the heirs who have received equal one-third shares of the 100% interest in the real estate described above by virtue of the laws of descent and distribution, being the decedent's only heirs at law.

There are no debts or encumbrances remaining that are or might become a lien on the interest in the described real estate, other than the current mortgage.

The real property herein described is improved property known as 400 Oak Forge Dr., Antioch, TN 37013..

The estate of Decedent has not been administered.

T.C.A. § 67-4-409(a)(3)(D) exempts this instrument from tax and T.C.A. § 67-4-409(a)(5) further provides the valuation oath is unnecessary, the affidavit being used to evidence transfer of title to the property to a beneficiaries.

In acknowledgement of which, I sign my name on the 11 day of November, 2025.

Charles Hunter

STATE OF TENNESSEE)
) ss.
COUNTY OF RUTHERFORD)

On this 11th day of November, 2025, before me, the undersigned, a notary public in and for the state, personally appeared **Charles Hunter**, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument.

Witness my hand and official seal.

[Seal] ADDIE L. TOY STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY MY COMMISSION EXPIRES 3-20-2027

Addie L. Toy, Notary Public
My commission expires: March 20, 2027

THIS INSTRUMENT PREPARED BY:
PARKER, TOY & ASSOCIATES, PLLC
745 South Church Street, Suite 240
Murfreesboro, Tennessee 37130