This Form Prepared By:
Foundation Title & Escrow
277 Mallory Station Road, Suite 102
Franklin, TN 37067

Karen Johnson Davidson County
Batch# 1347672 AFFIDAVITH
11/18/2025 12:55:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251118-0091885

AFFIDAVIT OF HEIRS

The undersigned do hereby state and affirm as follows:

1. That Harold Layne Tomlinson owned that certain real property located at 3821 Lakeridge Run, Nashville, TN 37214 (TPN 109 01 0A 068.00) by virtue of a Warranty Deed from Christopher A. Rust and Kristina L. Rust, husband and wife, dated September 30, 2021 and recorded on October 1, 2021 of record in Instrument No. 20211001-0132565, Register's Office of Davidson County, Tennessee.

2. Harold Layne Tomlinson died intestate on April 28, 2024 and a probate estate was opened in Davidson County, Tennessee under Docket No. 24P1036

3. That the following are the lineal descendants of said Owner at the date of death:

Surviving Spouse: NONE	Surviving Parent: Mary Elesa Pickard, Mother
Children: NONE	Other: Tammie Walker, Sister Sara Southall, Sister

4. That this affidavit is being provided to clarify title to all real property owned by Decedent at the time of his death.

5. That the undersigned is the heir at law of said Owner and hereby warrant as follows:

a. This Affidavit is given freely and pursuant to the provisions of TCA 30-2-712 for the purpose of facts concerning the heirs of the above-named decedent.

b. There are no judgments, pending litigation, executions or attachments in or from any court affecting said real property;

c. The undersigned does guarantee and warranty the statements of fact herein, which shall be construed to be a continual contractual obligation in favor their respective closing and/or title company;

d. In consideration of the issuance of title insurance by closing and/or title company on said real property, the undersigned agrees to indemnify and hold harmless their respective closing and/or title company against all loss or expense on account of any matter or thing omitted from the foregoing factual statement, including expense of enforcing the indemnity contained herein and any and all claims resulting from

debts, taxes or other obligations against said Owner or said real property.

FURTHER AFFIANT SAITH NOT.

Dated this 13 day of November, 2025.

Mary Elesa Pickard
By: Sara Elesa Southall as
Attorney-in-fact

MARY ELESA PICKARD
BY SARA ELESA SOUTHALL AS
ATTORNEY-IN-FACT

Sworn to and subscribed before me this 13 day of November, 2025.

Notary Public
Commission Expires:

STATE OF TENNESSEE
NOTARY PUBLIC

MY COMMISSION EXPIRES:
02-24-26

STATE OF TENNESSEE)
COUNTY OF Rutherford)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared SARA ELESA SOUTHALL as attorney-in-fact for MARY ELESA PICKARD by virtue of a Power of Attorney filed of record in Book ***, Page _____, to me known to be the person(s) described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged that the foregoing instrument was executed by the attorney-in-fact for the purposes therein contained. ***202511180091884

Witness my hand and seal at office in the aforesaid state and county this 13 day of November, 2025.

SEAL

NOTARY PUBLIC
COMMISSION EXPIRES:

STATE OF TENNESSEE
NOTARY PUBLIC

MY COMMISSION EXPIRES:
02-24-26

TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, 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 Nov 13, 25 (date of document).

Jennifer L Pennell

Nov 18, 25

Date

State of TENNESSEE
County of WILLIAMSON

Sworn to and subscribed before me on this Nov 18, 2025.

Heidi Rae Berryhill

Notary's Signature

My Commission Expires: _____

Notary's Seal

