Karen Johnson Davidson County
Batch# 1361281 AFFIDAVITH
12/23/2025 01:56:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20251223-0102197

Prepared by and Return to: Lesa Ann Waller
3500 Saint Lawrence Dr.
Joelton, TN 37080

AFFIDAVIT AS TO HEIRS
of
[Carol Lynch Moss]

(Pursuant to T.C.A. §30-2-712)

STATE OF Tennessee

COUNTY OF ~~Davidson~~ Williamson

On this 12 day of December, 2025, before me personally appeared Melody M. Wilson and Lesa Ann Waller, to me personally known, who being by me duly sworn, on oath did say that Affiant is over eighteen (18) years of age, resides at 1022 Chatsworth Drive, Old Hickory, TN 37138 and 3500 St Lawrence Road, Joelton, TN 37080 respectively and is familiar with the family history of Carol L. Moss, deceased.

That Affiants knew Carol L. Moss ("Decedent") for entire life of the Decedent and is familiar with Decedent's family history; [*all heirs of Carol L. Moss.*]

And that said Decedent died on the 13th day of November 2023, and that the place of residence and homestead, at the time of death, was as follows: 4432 Brush Hill Road, Nashville, TN 37216. The property that this Affidavit pertains to is the property owned by Margueritte D. Lynch at her death, **4432 Brush Hill Road, Nashville, TN 37216 (see attached Exhibit A)**, as per her Last Will and Testament and the Muniment of Title, in the Seventh Circuit Court for Davidson County, Tennessee, Docket No. 25P848.

And Affiant further states that said deceased left surviving the following persons, as children/heirs or persons otherwise Interested in the estate,
Melody Moss Wilson: 1022 Chatsworth Drive, Old Hickory, TN 37138
Lesa Ann Waller: 3500 St Lawrence Road, Joelton, TN 37080

1. a. Children: Melody Moss Wilson; Lesa Ann Waller
   b. Children of deceased children: None
   c. Adopted child: None
   d. Children of deceased adopted children: None

And Affiant further states that said decedent left no other children or adopted children or descendants of deceased children or adopted children.

And that all of the above parties are over the age of eighteen years, except the following: Names of minors: None

Further Affiant Saith Not.

Melody Moss Wilson

Affiant's Signature- Melody Moss Wilson

Lesa Ann Waller

Affiant's Signature-Lesa Ann Waller

STATE OF Tennessee

COUNTY OF ~~Davidson~~ Williamson

On this 19th day of December 2025, before me personally appeared Melody Moss Wilson and Lesa Ann Waller, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

My Commission Expires: 11.28.26

Notary Public

TISHA C. BALDWIN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Sworn and subscribed before me this 19th day of December 2025.

My Commission Expires: 11.28.26

Notary Public

TISHA C. BALDWIN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

STATE OF _____

COUNTY OF _____

On this _____ day of _____, 20 ____, before me personally appeared Nick Lynch, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

My Commission Expires: _____

_____

EXHIBIT A

Lying and being in Davidson County, Tennessee, and being Lot No. 8, in Block No. 4, on the Plan of A.J. McGaughey's Haysboro Subdivision, of record in Book 547, pages 15 and 16, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to John M. Lynch and Margueritte D. Lynch from John L. Neal and Frances H. Neal by Warranty Deed dated August 18, 1949, and recorded August 22, 1949 in Book 1733, page 551, said Register's Office.

The said John M. Lynch, aka John Murray Lynch, Sr., having died March 22, 1973, leaving Margueritte D. Lynch, aka Margueritte Deaderick Lynch, as the sole owner by being the surviving spouse. Margueritte D. Lynch having died testate November 16, 1998, devising the subject property to Carol Marie Moss, with a provision that, upon the death of Carol Marie Moss, the property should be sold and the proceeds divided between the children of Carol Marie Moss, John Murray Lynch, Jr., and James N. Lynch. Further, if either John Murray Lynch, Jr., and James N. Lynch predecease Carol Marie Moss, their interest would pass to their children. John Murray Lynch, Jr., having died April 21, 2020, James Nicholas Lynch having died November 30, 2009, and Carol Marie (Lynch) Moss having died November 13, 2023. The ten heirs of the three children are: Kelly L. Stewart, John M. Lynch, III, Nick Lynch, Michael E. Lynch, Lori M. Kolb, Thomas P. Lynch, Kathryn Lynn Lynch, Janice M. McCaddin, Lesa A. Waller, and Melody M. Wilson, as all evidenced by Muniment of Title filed in the Seventh Circuit Court for Davidson County, Tennessee Probate Division as Docket No. 25P848.

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 12/19/2025 (date of document).

12/19/2025
Date

State of TENNESSEE
County of WILLIAMSON

Sworn to and subscribed before me on this 12/19, 2025.

Heidi Rae Berryhill
Notary's Signature

My Commission Expires: _____

Notary's Seal

