This Instrument Prepared by:
Authority Title and Escrow
745 S Church St Ste 407
Murfreesboro, TN 37130
TN-25-2779

Karen Johnson Davidson County
Batch# 1377274 AFFIDAVITH
02/09/2026 09:22:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260209-0009096

AFFIDAVIT OF HEIRSHIP

I, Bryan Ronald Velasquez, hereinafter referred to as Affiant, being first duly sworn, and makes oath as follows:

1. That Affiant is at least eighteen (18) years of age, resides Davidson County, TN, and has personal knowledge of the facts as herein stated.

2. That Affiant personally knew Edis Rolando Velasquez, deceased, hereinafter referred to as Decedent, and has personal knowledge of the family of Decedent for over 10 years.

3. That Decedent died on the 3rd day of March, 2020;

4. That at the time of Decedent's death, he owned interest in the following described real estate in Davidson County, Tennessee, to-wit: 5005 Chadfield Way, Antioch, TN 37013.

5. That Decedent died intestate.

6. That Decedent was not married at the time of his death.

7. That Decedent had two children, his sole heirs: Jennifer Beatrice Velasquez and Bryan Ronald Velasquez.

8. That this Affidavit of Heirship is freely given with full knowledge that whoever willfully, corruptly, 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 definitive knowledge to justify the making of such a sworn statement, and such statement is false, commits a Class E felony. T.C.A. Section 30-2-712 (2).

9. That Affiant fully understands that this Affidavit of Heirship is being relied upon to authenticate the ownership of real property, and Affiants hereby agree to indemnify any entity/person that incurs damages arising from any false or misleading statement contained in this Affidavit.

FURTHER, AFFIANT SAYETH NOT.

Dated this 21st day of January, 2026.

Bryan Velasquez

Bryan Ronald Velasquez

State of Tennessee
County of Rutherford

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Bryan Ronald Velasquez with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that (s)he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at city of Murfreesboro, state of TN, this 21st day of January, 2026.

KATELYN SENG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Notary Public at Large
My Commission Expires: 4/17/28

Tennessee Certification of Electronic Document

I, Melanie Harper, 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 1/29/26 (date of document).

Affiant Signature

2/4/24
Date

State of TN

County of Rutherford

Sworn to and subscribed before me this 4th day of January, 2026.

Notary's Signature

MY COMMISSION EXPIRES: 6/17/28

NOTARY'S SEAL

KATELYN SENG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD