Karen Johnson Davidson County
Batch # 1378757 AFFIDAVITH
02/10/2026 12:45:33 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20260210-0010183

This Instrument Prepared By:
Ivy Grizzle
GRACEFUL AGING LEGAL SERVICES, PLLC.
11205 Lebanon Rd. Ste. 511
Mt. Juliet, TN 37122

AFFIDAVIT OF HEIRSHIP

I, De'Ashia Knight, hereinafter referred to as Affiant, being first duly sworn, make oath as follows:

1. That Affiant presently resides at the following address:

   6060 E Baseline Rd
   Apartment 155
   Mesa, Arizona 85206

2. That Affiant is the granddaughter of and personally knew Essie Spann, hereinafter referred to as Decedent, and has personal knowledge of the family of the Decedent.
3. That Affiant knew that at her date of death, Decedent had ownership in the following described real estate in 2519 Herman Street, Nashville, Tennessee 37208.
4. That Decedent died on June 17, 2024, and was at that time a resident of DAVIDSON COUNTY, State of Tennessee.
5. That Decedent was SINGLE at the time of death and had 2 children, Sandra Spann and Adriane Spann-Knight.
6. That Decedent died WITH a Last Will and Testament ("Will"). A copy of the Will has been attached to this affidavit showing those who inherit the property.
7. That the following persons are all known beneficiaries of the Decedent:
   a. Sandra Spann
   b. Adriane Spann-Knight
8. That Decedent's Will directs the real property located at 2519 Herman Street to be given to Adriane Spann-Knight.

FURTHER AFFIANT SAITH NOT.

De'Ashia Knight
De'Ashia Knight

STATE OF Texas
COUNTY OF Harris

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Affiant, DE'ASHIA KNIGHT, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath that the statements contained in the foregoing affidavit are true of Affiant's own knowledge.

WITNESS my hand and official seal this the 09 day of January, 2026.

Jamar Nunn

Notary Public
My commission expires:
05/14/2029

Notarized online using audio-video communication

NOTARY PUBLIC STATE OF TEXAS

Jamar Nunn
Electronic Notary Public
State of Texas
Commission #: 135515764
Commission Expires: 05/14/2029

Last Will and Testament

of

Essie D. Spann

I, Essie D. Spann, a citizen and resident of Davidson County, Tennessee being of sound mind and disposing memory and recognizing the uncertainly of this mortal life, do make, publish and declare this instrument to be my Last Will Testament, hereby revoking all Wills and Codicils by or for me heretofore made.

I. I hereby direct my executrix hereinafter named, after first providing for the payment of debts and cost of administration, to settle my estate as early as possible under laws of the State of Tennessee, or any other state of which I may be a resident at the date of my death. I direct my Executor to pay all estate, inheritance, transfer, succession and other death taxes, debts and other claims and charge the same generally as an expense of administration without attempting in any way to prorate any taxes or debts against any beneficiary named herein.

II. I hereby give my Daughter Sandra B. Spann the property at 124 Gordon Terrace, and give my Daughter Adriane D. Spann-Knight, the property at 2519 Herman Street, both properties of Davidson County, Tennessee that I own at the time of my death.

III. All the rest, [illegible]

death, real, personal [illegible]

ever situated, including [illegible]

according to the [illegible]

and Adriane D. Spann-Knight.

IV. I nominate and appoint my daughter, **Sandra B. Spann** of Nashville Tennessee the Executrix of this my Will, to serve without bond, inventory or accounting, If she does not survive me or if she does not qualify as such Executrix, I appoint my Daughter, **Adriane D. Spann-Knight** of Arizona; the Executrix of this Will allowed to serve without bond, inventory and accounting.

IN WITNESS WHEREOF, I ESSIE D. SPANN, the Testator to hereby publish and declare this to be my Last Will and Testament on this the 28 day of December 2023.

Essie D. Spann

TESTATOR

The foregoing instrument consisting of this, and the preceding page has been subscribed, sealed, published and declared by **Essie D. Spann** as and for her Last Will and Testament in our presence and in the presence of each of us, and at the same time at her request and in his presence and in the presence of each other we have hereunto subscribed our names as attesting witnesses.

WITNESS: James H. Reese

ADDRESS: 3225 La Mirangor
Nashville TN 37218

WITNESS: Lonzie G WADE JR.

ADDRESS: 2809 Louise Russell DR.
Antioch TN 37013

E. D. S.

Certificate of Authenticity

I, April Harris Jackson, 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 January 9, 2026.

Date

April Harris Jackson

Affiant Signature

January 15, 2026

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 15th day of January, 2026.

Erinie Yousief

Notary's Signature

My Commission Expires: 09/05/2028

Date

Notary's Seal (if on paper)

