PREPARED BY:

*Robert J. Hazard, Esq.*
HAZARD LAW, PLLC
103 POWELL COURT SUITE 110 | BRENTWOOD, TN 37027
615.208.4532 | ROB@HAZARD.LAW
WWW.HAZARD.LAW

Karen Johnson Davidson County
Batch# 1385059 AFFIDAVITH
02/24/2026 03:03:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260224-0014750

| **New Owner Address:** | **Send Tax Bills To:** | **Map-Parcel Number:** |
|---|---|---|
| Dale Leighton Sain<br>6008 Cargile Road<br>Nashville, TN 37205 | Same | 116 13 0 057.00 |

## AFFIDAVIT OF HEIRSHIP

I, **Lawson Freeman**, the undersigned affiant, after being duly sworn according to law and being of lawful age and a resident of Williamson County, Tennessee, and pursuant to Section 30-2-712 of the Tennessee Code Annotated, hereby swear to the following of my own free will and based upon my personal knowledge and familiarity:

1. This affidavit of heirship is given for general purposes, and specifically to confirm the vesting of title in a certain tract or parcel of improved real property commonly known as 6008 Cargile Road, Nashville, TN 37205 (the "Property"), which is more particularly described on the attached Exhibit A.

2. Nancy Ann Sain ("Decedent") died on December 5, 2025, without, to my knowledge, leaving a last will and testament having been probated.

3. I have known Decedent since circa 1985, and I am familiar with Decedent's familial circumstances.

4. Decedent was unmarried and survived by her only child, Dale Leighton Sain. Pursuant to T.C.A. § 31-2-104, Dale Leighton Sain is Decedent's sole heir at law.

5. Upon Decedent's death all right, title, and interest of Decedent to the Property passed by intestate succession to Dale Leighton Sain.

6. I swear that the above information is true and correct to the best of my knowledge, information, and belief.

Further, affiant saith not.

[Signature page to follow.]

**WITNESS** my hand on this day, February 24, 2026.

**Lawson Freeman**

STATE OF TENNESSEE )
COUNTY OF Williamson )

**Lawson Freeman**, with whom I am personally acquainted or whose identity was proved to me on the basis of satisfactory evidence, personally appeared before me, a public notary, and acknowledged to be the person who executed the foregoing instrument for the purposes therein contained on February 24, 2026.

Notary Public

My Commission Expires: HANNAH JONES STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON MY COMM. EXPIRES OCTOBER 24, 2028

## EXHIBIT A

Being Lot No. 41 on the Plan of Harding Park, as of record in Book 2331, page 120, Register's Office for said County.

Said Lot No. 41 fronts 141 feet on the northerly side of Cargile Road and extends back between lines, 177. 5 feet on the easterly line and 125 feet on the westerly line to a dead line in the rear on which it measures 150.7 feet, said dead line being a broken line.

Being the same property conveyed to Nancy Ann Sain from William R. Hooe, Jr. and wife, Barbara L. Hooe, by deed of record in Book 4872, page 650, Register's Office of Davidson County, Tennessee.

The legal description above is the same as in the previous deed of record.

This property is commonly known as 6008 Cargile Road, Nashville, TN 37205.

**CERTIFICATE OF AUTHENTICITY**

I, Robert J. Hazard, Esq., do hereby make oath that I am a licensed attorney and 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 February 24, 2026.

Affiant Signature

2/24/2026
Date

STATE OF TENNESSEE )
COUNTY OF WILLIAMSON )

Sworn to and subscribed before me on this day, February 24, 2026.

Notary Public

My Commission Expires: _____

HANNAH JONES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES OCTOBER 24, 2028