Karen Johnson Davidson County
Batch# 1404266 AFFIDAVITH
04/10/2026 09:05:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260410-0029105

This Instrument Prepared By:
Dodson Parker Behm & Capparella PC
1310 Sixth Avenue North
Nashville, Tennessee 37208
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AFFIDAVIT OF HEIRSHIP

ADDRESS OF NEW OWNERS:	SEND TAX BILLS TO:	MAP PARCEL NO.
Albert Gandy and Edward Gandy 1008 N. 7th Street Nashville, TN 37207	Same	117 04 0 100.00

The undersigned, being duly sworn, deposes and says:

Norma B. Gandy and husband, William M. Gandy, owned the real property and improvements located at 2800 Oakland Ave. in Nashville, Tennessee, and more particularly described below ("Property") as tenants by the entirety. William M Gandy died on May 23, 2024, survived by said wife, Norma B. Gandy.

On January 22, 2025, Norma B. Gandy died intestate, unmarried, survived by her two children, Albert Gandy and Edward Gandy. Albert Gandy was appointed as Administrator of Norma B. Gandy's Estate, being administered in the Probate Court for Davidson County, Tennessee, 25P865, by the Court's April 28, 2025, Order.

As of the date of this Affidavit of Heirship, record ownership of the Property is as follows:

One-half (1/2) undivided interest-Albert Gandy;

One-half (1/2) undivided interest-Edward Gandy.

The Property is more particularly described as follows:

LAND in Davidson County, Tennessee, being the northerly 55 feet of Lot No. 191, on the Belmont Land Company's Plan of Lots called "Belmont Heights", as of record in Book 421, page 34, Register's Office for Davidson County, Tennessee, and described as follows:

SAID northerly part of Lot No. 191 fronts 55 feet on the easterly side of Oakland Street or Avenue and runs back between parallel lines, with the southerly margin of Sweetbrier Avenue 175 feet to an alley.

Being the same property conveyed to Norma B. Gandy and husband, William M. Gandy, from Jeffrey Bubis and wife, Jessica Boudinot, by Deed of record dated July 14, 1995, and recorded on July 29, 1995, in Book 9734 Page 838, Register's Office for Davidson County, Tennessee.

This is improved real property known as 2600 Oakland Avenue, Nashville, Tennessee.

This Affidavit of Heirship is given pursuant to Tenn. Code Ann. § 30-2-712. Further Affiant saith not.

Albert Gandy,
Individually and as Administrator
Estate of Norma B. Gandy

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared Albert Gandy, Administrator of the Estate of Norma B. Gandy, the within named affiant, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described in the foregoing Affidavit of Heirship, who, being duly sworn, made oath that the facts stated in such Affidavit of Heirship are true, and who signed and delivered this Affidavit of Heirship in my presence, and who, upon oath, acknowledged that such person executed the foregoing Affidavit of Heirship for the purposes therein contained as such person's free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal at my office in said county, on this the 9th day of April, 2026.

My Commission expires: 03/05/2030

Notary Public

J.D. PAYNE
TENNESSEE
NOTARY
PUBLIC
COUNTY OF DAVIDSON

Certificate of Authenticity

I, R. Whitney Boyd, 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 April 9, 2026.

Date: 04/09/2026

R. Whitney Boyd

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me on April 9, 2026.

Notary Public: Lisa Woodruff

My Commission Expires:

5/16/2026