This Instrument Prepared by:
Signature Title Services, LLC
636 Grassmere Park Drive Suite 130B
Nashville, TN 37211
From Information Furnished by the Parties

Karen Johnson Davidson County
Batch# 1405157 AFFIDAVITH
04/14/2026 12:23:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260414-0030363

AFFIDAVIT OF HEIRSHIP RE WILLIAM B. TOWRY

STATE OF TENNESSEE)
COUNTY OF Rutherford)

COMES Sherri G. Duncan, Affiant herein who, after being first duly sworn according to law, deposes and makes oath as follows:

1. That Affiant is at least eighteen (18) years of age, and have personal knowledge of the facts as herein stated.

2. That Affiant was a friend to and family acquaintance of William B. Towry, Decedent, for over 50 years.

3. That Decedent died unmarried and intestate on/about December 3, 2025.

4. That Decedent was survived by the following issue: Sandra Dawn Clendenon and Melanie Renee Graham.

5. That Decedent had no further issue, natural or adopted, predeceased or surviving.

6. That at the time of his death, Decedent had an interest in certain real property bearing the street address of 2840 Creekview Drive, Nashville, TN 37217.

7. 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).

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

FURTHER, AFFIANT SAITH NOT.

Witness my/our hand and seal on this, the 17th day of March, 2026.

Sherri G. Duncan

Sherri G. Duncan

GWYNETH PAIGE POWELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF COFFEE
My Commission Expires Nov. 21, 2027

Sworn to and subscribed before me this 17th day of March, 2026.

My commission expires: 11/21/2027

Gwyneth Paige Powell
NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF Rutherford)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sherri G. Duncan, the within named Affiants, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 17th day of March, 2026.

My commission expires: 11/21/2027

Gwyneth Paige Powell
NOTARY PUBLIC

GWYNETH PAIGE POWELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF COFFEE
My Commission Expires Nov. 21, 2027

Tennessee Certification of Electronic Document

I, Jennifer Russell, 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 3/17/26 (date of document).

Jennifer Russell
Affiant Signature

4/14/26
Date

State of Tennessee

County of Sumner

Sworn to and subscribed before me this 14th day of April 2026.

Notary's Signature

MY COMMISSION EXPIRES: 10/24/2028

NOTARY'S SEAL

