Karen Johnson Davidson County
Batch# 1411149 AFFIDAVIT
04/24/2026 10:56:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20260424-0035028

THIS INSTRUMENT PREPARED BY:

MARTIN HELLER POTEMPA & SHEPPARD, PLLC
2122 21st Avenue South
Nashville, Tennessee 37212
(615) 800-7096

Address New Owners:
Barry Burgess, et. al.
6708 Walnut Hills Dr
Brentwood, TN 37027

Tax Information:
14604011200

AFFIDAVIT OF HEIRSHIP

1. My name is Phyllis Lancaster Anderson ("Affiant"). I currently reside in Williamson County in the State of Tennessee. I am an adult, and I am competent to give the testimony in this sworn Affidavit. My testimony herein is based upon my personal knowledge.

2. **Ida Beth Davis Burgess** (hereinafter "Decedent") was my friend and I knew her for forty-one (41) years.

3. Decedent died on December 28, 2025, as a resident of Davidson County, Tennessee. Her Death Certificate is attached hereto as **EXHIBIT 1**. Decedent's intestate estate has been opened in the Seventh Circuit Court for Davidson County, Tennessee under docket no. 26P509.

4. At the time of her passing, Decedent owned real property in Davidson County, Tennessee, located at **508 RICHMAR DRIVE, NASHVILLE 37211** (the "Property"). The Property is more fully and particularly described as follows:

> Being Lot No. 728 on the Plan of Caldwell Hall, Section XI, as of record in Book 3300, page 54, Register's Office for said County. Said Lot No. 728 fronts 80 feet on the northeasterly side of Richmar Drive and runs back between parallel lines 240.1 feet to a dead line.
>
> Being the same property conveyed to Raymond N. Burgess and wife, Ida D. Burgess by Warranty Deed from Andrew Ewing, Trustee, of record in Book 3467, Page 311, Register's Office for Davidson County, Tennessee. The said Raymond N. Burgess having since died on May 7, 2014, leaving Ida D. Burgess as surviving tenant by entirety.

5. The Decedent was a widow, having been predeceased by her husband, Raymond N. Burgess, on May 7, 2014, and she never remarried during her lifetime. A copy of Raymond N. Burgess's obituary is attached hereto as **EXHIBIT 2**.

6. Decedent had three children during her lifetime, being Raymond D. Burgess, Barry Burgess, and Robert N. Burgess, all of whom survived Decedent. Decedent had no additional children, born-to or adopted by her, during her lifetime.

7. Therefore, Decedent's interest in the Property vested in fee simple absolute in Raymond D. Burgess, Barry Burgess, and Robert N. Burgess, her sole heirs-at-law, immediately upon her death, pursuant to T.C.A. §31-2-103. As of the filing of this Affidavit, ownership of the Property remains vested in fee simple in the names of **RAYMOND D. BURGESS, BARRY BURGESS, AND ROBERT N. BURGESS, AS TENANTS IN COMMON.**

FURTHER AFFIANT SAYETH NOT.

SWORN this 19 day of April 2026.

Phyllis Lancaster Anderson

Phyllis Lancaster Anderson, Affiant

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Phyllis Lancaster Anderson** the within named Affiant, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Sworn to and subscribed before me, the undersigned Notary Public, this 19TH day of April 2026.

Deborah G. Miller

NOTARY PUBLIC
My commission expires: 3/8/2028

[Two Exhibits to Follow]

DEBORAH G. MILLER
TENNESSEE
NOTARY
PUBLIC
COUNTY OF DAVIDSON

EXHIBIT 1

STATE OF TENNESSEE
CERTIFICATION OF VITAL RECORD

TENNESSEE DEPARTMENT OF HEALTH
CERTIFICATE OF DEATH

STATE FILE NUMBER: 2025 082709

1. Decedent's Legal Name: IDA BETH BURGESS		2. Sex: FEMALE	3. Date of Death: 12/28/2025
4. Time of Death (Approx.): 07:20	5a. Age: [redacted]	6. Date of Birth: 08/11/1931	7. Birthplace: WAVERLY, TN
5a. Place of Death: ASSISTED LIVING			
5b. Facility Name: 7632 HIGHWAY 70 S	5c. City or Town: NASHVILLE		5d. County of Death: DAVIDSON
9. Marital Status: WIDOWED	10. Surviving Spouse (name prior to first marriage)	11a. Decedent's Usual Occupation: HOME MAKER	11b. Kind of Business/Industry: OWN HOME
12. Social Security Number: [redacted]	13a. Residence-State or Foreign Country: TENNESSEE	13b. County: DICKSON	13c. City or Town: BURNS
13d. Street and Number: 761 HALL CEMETERY RD		13e. Inside City Limits? NO	13f. Zip Code: 37029
14. Was Decedent ever in U.S Armed Forces? NO			
15. Decedent's Education: HIGH SCHOOL GRADUATE OR GED COMPLETED	16. Decedent of Hispanic Origin? NO, NOT SPANISH/HISPANIC/LATINO	17. Decedent's Race: WHITE	
18. Father's Name: ROBERT CLINTON DAVIS		19. Mother's Name Prior to First Marriage: ODIE B PICKARD	
20a. Informant's Name: RAYMOND D BURGESS	20b. Relationship to Decedent: SON	20c. Mailing Address: 761 HALL CEMETERY RD, BURNS, TN 37029	
21a. Method of Disposition: BURIAL	21b. Place of Disposition: WOODLAWN MEMORIAL PARK		21c. Location: NASHVILLE, TN
22a. Signature of Funeral Director: ▶ /e/ AARON MERONIUK	22b. License Number: 5081	22c. Signature of Embalmer: ▶ /e/ SAVANNAH EVANS	22d. License Number: 20312
23a. Name and Address of Funeral Home: WOODBINE FUNERAL HOME, INC. - HICKORY CHAPEL, 3852 NOLENSVILLE ROAD NASHVILLE, TN 37211			23b. License Number: 760
24. Registrar's Signature: ▶ /e/ EDWARD G BISHOP III		25. Date Filed: 01/09/2026	

26. Certifier
- 26a. ☒ PHYSICIAN – TO THE BEST OF MY KNOWLEDGE, DEATH OCCURRED AT THE DATE, TIME, AND PLACE, AND DUE TO THE CAUSE(S) AND MANNER STATED.
- 26b. ☐ MEDICAL EXAMINER – ON THE BASIS OF EXAMINATION, AND/OR INVESTIGATION, IN MY OPINION, DEATH OCCURRED AT THE DATE, TIME, AND PLACE, AND DUE TO THE CAUSE(S) AND MANNER STATED.

27a. Certifier	27b. License Number	27c. Date Signed
▶ /e/ ANH THI MEADOWS	845572	01/07/2026

27d. Name and Address: ANH THI MEADOWS 1718 PATTERSON STREET, NASHVILLE, TN 37203

28. Part I. ENTER THE CHAIN OF EVENTS – DISEASES, INJURIES, OR COMPLICATIONS THAT DIRECTLY CAUSED THE DEATH. DO NOT ENTER TERMINAL EVENTS SUCH AS CARDIAC ARREST, "[redacted] FIBRILLATION" WITHOUT SHOWING THE ETIOLOGY. ENTER ONLY ONE CAUSE ON A LINE.

Approximate Interval: Onset to Death

IMMEDIATE CAUSE (Final disease or condition resulting in death). Sequentially list conditions, if any, leading to the cause listed on line a. Enter the UNDERLYING CAUSE (disease or injury that initiated the events resulting in death) LAST
- a. [redacted]
- b.
- c.
- d.

Part II. OTHER SIGNIFICANT CONDITIONS CONTRIBUTING TO DEATH BUT NOT RESULTING IN THE UNDERLYING CAUSE GIVEN IN PART I

29a. Was an Autopsy Performed? NO

29b. Were Autopsy Findings Available to Complete the Cause of Death?

30. Manner of Death	31. Did Tobacco Use Contribute to Death?	32. If Female:
NATURAL	NO	NOT PREGNANT WITHIN PAST YEAR

33. If Transportation Injury, Specify:	34a. Date of Injury	34b. Time of Injury	34c. Injury at Work?	34d. Place of Injury
	34e. Describe How Injury Occurred			34f. Location of Injury

PH-1659E RDA 10112

[redacted]

I certify that this is a true and correct representation of the original certificate on file with the Tennessee Office of Vital Records. This copy is not valid unless prepared on security paper displaying the state seal and signature of the State Registrar.

Date Issued: Jan-09-2026

Edward G. Bishop III
State Registrar

John R. Dunn, DVM, PhD, EMBA-SL
Commissioner

0 1 7 8 1 7 2 8 6

ANY ALTERATION OR ERASURE VOIDS THIS CERTIFICATE

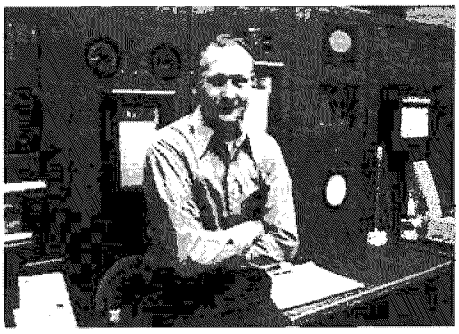
EXHIBIT 2

Dignity MEMORIAL

OBITUARY

Raymond Newsome Burgess

JANUARY 31, 1928 - MAY 7, 2014



IN THE CARE OF

Woodlawn-Roesch-Patton Funeral Home &
Woodlawn Memorial Park

Raymond N. Burgess, age 86, passed away May 7, 2014. He is survived by his wife of 61 years, Beth; sons, Ray (Gail), Barry (Dee) of Brentwood, TN and Rob "Chip" (Martha) of Shreveport, LA; grandchildren, Bret (Jessica), Kyle, Drew, Ben, Adam, and Elizabeth; sisters, Frances, Swann, Ann (Wayne), Carolyn (Jerry); brothers, McCoy (Dorothy), Emerson (Shirley), Earl (Cecelia), Wayne (Barbara). Preceded in death by his brothers, Bill and Lloyd and sister, Helen. Raymond served a four year term in the Air Force. He worked for the National Weather Service as a meteorologist for 36 years. He enjoyed spending time at the cabin with his sons, coaching their baseball teams and watching his grandchildren play sports. He was a long- time member of Tusculum Church of Christ. Visitation will be held from three until six o'clock on Sunday, the 11th of May, 2014 at Woodlawn Roesch-Patton Funeral Home. A Celebration of Life Service will be held at one o'clock on Monday, the 12th of May, in Woodlawn's Dignity Hall with visitation held one hour prior to the service. Minister Ron Kleine will officiate the service. Interment will take place following the service at Woodlawn Memorial Park. Pallbearers are Pat Patterson and grandsons. Honorary Pallbearers will be former coworkers from the National Weather Service. The family requests that memorial contributions be sent to Churches of Christ Disaster Relief, Inc. at 410 Allied Drive Nashville, TN 37211.

Certificate of Authenticity

I, Adam Barber, 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 19 April 2026.

Date

Affiant Signature

23 April 2026
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 23 day of April, 20 26.

Notary's Signature

My Commission Expires: 10-4-2027
Date

Notary's Seal (if on paper)

