THIS DOCUMENT PREPARED BY:

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AFFIDAVIT OF HEIRSHIP

Karen Johnson Davidson County
Batch # 1421047 AFFIDAVITH
05/15/2026 09:37:34 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260515-0043807

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Rutherford

The undersigned, being duly sworn, deposes and says:

The Affiant is a citizen and resident of the State of Tennessee, and was personally acquainted, for a period of approximately 20 years, with both Emma Jean Treftz and Kenneth M. Treftz, who died in Davidson County, Tennessee, on or about March 9, 2026, and March 11, 2026, respectively.

Neither of the Deceased left a Will at the time of death.

Kenneth M. Treftz and Emma Jean Treftz, Husband and Wife, owned the property referenced in this Affidavit as tenants by the entireties. Emma Jean Treftz predeceased Kenneth M. Treftz. By virtue of having been married to Emma Jean Treftz and owning the real estate as tenants by the entireties, Kenneth M. Treftz became the fee simple owner of the property by operation of law at Emma Jean Treftz's death.

Kenneth M. Treftz died intestate on March 11, 2026. Kenneth M. Treftz had only one child, Richard Treftz, who is Kenneth M. Treftz's only heir at law and who is now the fee simple owner of the real estate in accordance with the laws of intestate succession.

The property is described as follows:

> Land in Second Civil District of Davidson County, Tennessee, described according to a survey by Hickerson & Smith Engineering Company, dated August 9, 1965, and described as follows:
>
> BEGINNING at an iron pin in the center of Pin Hook Road, said beginning point being the southwest corner of property conveyed to Tommie Steele, in Book 3928, Page 827, Registe's Office for Davidson County, Tennessee, and being the southeast corner of property herein conveyed; thence with the center of Pin Hook Road North 73 degrees 15 minutes west, 137.3 feet to an iron pin; thence north 5 degrees 40 minutes east 330.00 feet to an iron pin; thence south 85 degrees 0 minutes east with a fence 140.4 feet to an iron pin; thence south 6 degrees 38 minutes west 356.0 feet to the point of beginning. This land contains 1 acre, more or less.

Being the same property conveyed to Kenneth M. Treftz and his wife, Emma Jean Treftz by deed from Joanne L. Ross, unmarried, of record in Book 7393 Page 392, Register's Office for Davidson County, Tennessee.

This is improved property known as 3794 Lin Hook Road, Antioch, Tennessee 37013, Nashville, Tennessee.

This Affidavit is executed and intended for the express purpose of being an Affidavit of Heirship pursuant to Tenn. Code Ann. § 30-2-712. Tenn. Code Ann. § 67-4-409(a)(3)(D) exempts this instrument from tax and Tenn. Code Ann. § 67-4-409(a)(5) further provides that the valuation oath is unnecessary, the affidavit being used to evidence transfer of title to the property to a beneficiary.

JAMES R. DUCHARME

Personally appeared before me, the undersigned authority, the within named is James R Ducharme, with whom I am personally acquainted (or who provided satisfactory proof of identity), and who, after being duly sworn, did swear, state or affirm that he had read the foregoing document for the purposes therein contained and acknowledged that it is true based on his personal knowledge.

IN WITNESS HEREOF I have hereunto set my hand and seal at my office in said county on this 11 day of May, 2026.

NOTARY PUBLIC

ERICA L SHAW
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES AUGUST 19, 2028

My commission expires: Aug 19, 2028.