Karen Johnson
Batch # 1427962
06/04/2026 12:07:10 PM
Fees: $12.00 Taxes: $0.00
Davidson County
AFFIDAVITH
1 pg
20260604-0050548

Prepared by:
Advantage Title and Escrow
1321 Murfreesboro Pike, #823
Nashville, TN 37217

AFFIDAVIT OF HEIRSHIP

Address of New Owner:
Vivian Dodson
3513 Seasons Drive
Antioch, TN 37013

Send Tax Bills To:
OWNER

Map & Parcel:
150-7-365

STATE OF TENNESSEE
COUNTY OF DAIVDSON

RE: 3513 Seasons Drive
Antioch, Tennessee, 37013

I, Veronica Wynn , being first duly sworn on oath, state that I am of lawful age and that based upon my personal knowledge further depose and state:

1. Bobby Lee Dodson a.k.a Robert Dodson died 07/01/2024.
2. The decedent was not married at the time of his death. He was predeceased by his wife Barbara Jean Dodson on 07/22/2023.
3. The estate of the decedent is solvent and that any and all debts and inheritance taxes, if any, against the estate of the decedent have been paid, or will be paid.
4. There was 1 child born (or legally adopted) to Bobby Lee Dodson.
5. The decedent died testate but the Will was never probated however, leaving as his sole heir and beneficiary of the Will as the following:

    1. **Vivian Dodson (daughter)**

This affidavit is given as an inducement for any title underwriting insuring, to insure the title to the above described property without taking any exception as to any and all matters set out herein above; and further the undersigned agrees to any title underwriting insuring for any loss caused by a misstatement of fact.

TCA 30-2-712 provides that whomever shall willfully, corruptly and falsely swear to any statement in an affidavit of heirship known by him to be false or about which he does not have sufficient knowledge to justify his making such a sworn statement on conviction shall be imprisoned in the penitentiary for not less than one, nor more than five years.

Witness my hand this the 1 day of June, 2026.

Veronica Wynn

STATE OF TENNESSEE
COUNTY OF DAVIDSON
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within name Veronica Wynn. The bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that HE/SHE/THEY executed the within instrument or the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 1 day of June, 2026.

Notary Public
Commission Expires
11/20/2029

VICTOR HAZELWOOD
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY