THIS INSTRUMENT WAS PREPARED BY: **Larry H. Hagar, Attorney**
108 Cherry Branch Lane
Old Hickory, TN 37138

NEW OWNER(S)	ADDRESS OF NEW OWNER(S)	MAP/PARCEL NO.
Yolanda Bellar and James K Bellar and Keith Bellar	511 Jones Pt. Unit B-1 Old Hickory, TN 37138	044110A20100C0

AFFIDAVIT OF HEIRSHIP

Karen Johnson
Batch # 1459960
08/17/2026 12:08:05 PM
Fees: $22.00 Taxes: $0.00

Davidson County
AFFIDAVITH
4 pgs

20260817-0076431

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 17th day of August, 2026, before me personally came Linda Tucker, hereinafter referred to as Affiant, who having been first duly sworn, makes oath and deposes and states as follows:

That the Affiant is at least eighteen (18) years of age and resides at the following address: 110 Hickerson St.
Old Hickory, TN 37138 .

That Affiant was personally acquainted with Malcom Bellar, deceased, hereinafter referred to as Decedent, and has personal knowledge of the family of Malcom Bellar for over thirty (30) years.

That the Decedent, Malcom Bellar, a married person, died on August 2, 2026, intestate. Decedent Malcom Bellar held in fee simple property at 511 Jones Pt., Unit B-1 Old Hickory, TN 37138 in fee simple.

The Affiant would show that at the date of death, said Decedent, Malcom Bellar, held title to an interest in the following described real estate in Old Hickory, Davidson County, Tennessee 37138, and more accurately described herein:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Unit No. B-1 Parcel 201 on the Plan of Lakeside Retirement Village Condomiums, as of record in Plat Book 8154, page 151, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate description thereof in Book 4860, Page 43 Register's Office for Davison County Tennessee.

Being the same property conveyed to Malcom Bellar by Warranty Deed from James Butler, by warranty deed, recorded on April 5, 2018 of record in Instrument No.20180405-0032132, Register's Office for Davidson County, Tennessee.

This is improved property with an address of 511 Jones Pt., Unit B-1, Old Hickory, TN 37138.

Subject to all of those facts, covenants, easements, conditions and limitations and other matters shown on the Plat of record in Book 8154, Page151 Register's Office for Davidson County, Tennessee. is here made to said Plat for a more complete description of the terms and details thereupon.

That Yolanda Bellar, his wife with the address of 511 Jones St. Unit B-2, Old Hickory TN. 37138, James K Bellar, son with the address of Fort Mill, SC 29708 and Keith Bellar son with the address of 2434 Plesant View Road, Pleasant View, TN 37146 are the sole heirs of Malcom Bellar who died on August 2, 2026.

That the Decedent, Malcom Bellar, left his wife Yolanda Bellar, Son James K, Bellar, and Son Keith Bellar, as sole heirs of law upon his death on August 2, 2026.

The said Yolanda Bellar, James K. Bellar, and Keith Bellar being the sole surviving heirs, are inheriting said property through intestate succession and pursuant to the laws of the State of Tennessee pursuant to T.C.A. Section 31-2-104.

That Affiant acknowledges and agrees that all of the statements and representations in this Affidavit are true and correct to the best of her knowledge and belief and that they may be relied upon to evidence the truth of the facts stated herein.

Further the Affiant Saith Not.

Linda Tucker, Affiant

Subscribed and sworn to and personally appeared before me, the undersigned, a Notary Public in and for said County and State, Linda Tucker, the within named Affiant, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Old Hickory Tennessee, this the 17th day of August, 2026.

Notary Public

LARRY H. HAGAR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 11-4-2027

Sworn to and subscribed before me by Linda Tucker ("Affiant") on this 17th day of August , 2026.

NOTARY PUBLIC

KELLY W. DOUGLAS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES: 10-4-2027