Karen Johnson
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Fees: $27.00 Taxes: $0.00
Davidson County
AFFIDAVITH
5 pgs
20260901-0080608

Prepared by and return after recording to:
NOTESTINE LAW FIRM
Robert J. Notestine III
Attorney at Law
109 Kenner Avenue, Suite 201
Nashville, TN 37205

SEND TAX BILLS:
HMD Title Partners, LLC
2206 21st Ave S.
Nashville, TN 37212

This instrument was prepared from information provided by the parties without benefit of a title examination.

AFFIDAVIT OF HEIRSHIP
OF
MARY AGNES FOUNTAIN

State of Tennessee}
County of Davidson}

1. My name is Mason Martin McClain a/k/a Nathan Brackin. I live at 8074 Kensington Blvd Davison, MI 48423. I am personally familiar with the family and marital history of MARY AGNES FOUNTAIN, and I have personal knowledge of the facts stated in this affidavit because I am the biological Son of ANNETTE LYNN ROZELL.

2. "Donald Howard Hoover and Nola Myrtle Hoover, wife and husband, purchased the property known as 1007 Curdwood Blvd, Nashville, TN 37216 on November 14, 1967. Donald Howard Hoover, having died on February 22, 1969, vested his interest in his wife, Nola Myrtle Hoover. NOLA MYRTLE HOOVER was widowed at the time of her death on June 22, 2001, leaving her three living children, ANNIE RUTH BROWN, MARY AGNES FOUNTAIN and ROBERT PHILLIP HOOVER, and had one deceased child, JAMES HOWARD HOOVER, who had two biological children in his lifetime, namely JIMMY HOOVER and GARY HOOVER, all of whom are her heirs at law."

3. MARY AGNES FOUNTAIN was born on March 1, 1936, in Hickman County, TN, to the late Donald Howard Hoover and Nola Myrtle Hoover. Decedent died on about January 10, 2019, in Nashville, Tennessee. At the time of her death, Decedent was 82 years old. At the time of his death, Decedent resided at 3737 Bennett Ave. Flint, MI 48506. The Decedent was married once in her lifetime to Johnnie Lee Fountain in 1962. Johnnie Lee Fountain preceded the Decedent in death in 2008. The Decedent had three (3) children during her lifetime, whose names are Cynthia Lee Fountain, Jackie Dean Rozell, and Tammy Michelle Aslahoury. The Decedent died unmarried.

4. "Decedent, MARY AGNES FOUNTAIN, did not have or adopt any other children and did not take any other children into his home or raise any other children with the promise of adoption. To the best of our knowledge, Decedent, MARY AGNES FOUNTAIN, died without leaving a written Will. There has not been an administration of Decedent MARY AGNES FOUNTAIN's estate. Decedent did not leave any unpaid debts. Decedent did not have any unpaid estate or inheritance taxes."

5. JACKIE DEAN ROZELL was born on January 2, 1954, in Cook County, IL to the late Mary Agnes Fountain and Johnnie Lee Fountain. Decedent died on about May 22, 2011, in Davison, Michigan. At the time of his death, Decedent was 57 years old. At the time of his death, Decedent resided at 624 S Grand Traverse St., Flint, MI 48502. The Decedent was married once in his lifetime to Victoria Lynn Skarakis, who preceded him in death. The Decedent had three (3) children during his lifetime, whose names are Jackie Dean Rozell II, Annette Lynn Rozell, and Angela Marie Bond. The Decedent died unmarried.

6. "Decedent, JACKIE DEAN ROZELL, did not have or adopt any other children and did not take any other children into his home or raise any other children with the promise of adoption. To the best of our knowledge, Decedent, JACKIE DEAN ROZELL, died without leaving a written Will. There has not been an administration of Decedent JACKIE DEAN ROZELL's estate. Decedent did not leave any unpaid debts. Decedent did not have any unpaid estate or inheritance taxes."

7. TAMMY MICHELLE ALSAHOURY was born on April 6, 1969, in Genesee County, MI to the late Mary Agnes Fountain and Johnnie Lee Fountain. Decedent died on about November 13, 2013, in Genesee County, Michigan. At the time of her death, Decedent was 44 years old. At the time of her death, Decedent resided at 5445 Boland Dr., Grand Blanc, MI 48439. The Decedent was married once in her lifetime to Majdi AlSahoury, ending in divorce before her death. The Decedent had one (1) child during her lifetime, whose name is Jonathan Alahoury. The Decedent died unmarried.

8. "Decedent, TAMMY MICHELLE ALSAHOURY, did not have or adopt any other children and did not take any other children into his home or raise any other children with the promise of adoption. To the best of our knowledge, Decedent, TAMMY MICHELLE

ALSAHOURY, died without leaving a written Will. There has not been an administration of Decedent TAMMY MICHELLE ALSAHOURY'S estate. Decedent did not leave any unpaid debts. Decedent did not have any unpaid estate or inheritance taxes."

9. JACKIE DEAN ROZELL II was born on June 13, 1976, in Genesee County, MI to the late Victoria Lynn Skarakis and Jackie Dean Rozell. Decedent died on about February 18, 2004, in Genesee County, Michigan. At the time of his death, Decedent was 27 years old. At the time of his death, Decedent resided at 2301 Maplewood Ave. Flint, MI 48506. The Decedent was not married in his lifetime. The Decedent had one (1) child during his lifetime, whose name is Kiersten Lenee Rood. The Decedent died unmarried.

10. "Decedent, JACKIE DEAN ROZELL II, did not have or adopt any other children and did not take any other children into his home or raise any other children with the promise of adoption. To the best of our knowledge, Decedent, JACKIE DEAN ROZELL II, died without leaving a written Will. There has not been an administration of Decedent JACKIE DEAN ROZELL II's estate. Decedent did not leave any unpaid debts. Decedent did not have any unpaid estate or inheritance taxes."

11. ANNETTE LYNN ROZELL was born on February 27, 1978, in Genesee County, MI to the late Victoria Lynn Skarakis and Jackie Dean Rozell. Decedent died on about December 5, 2016, in Genesee County, MI. At the time of her death, Decedent was 38 years old. At the time of her death, Decedent resided at 1818 Kansas Ave. Flint, MI 48506. The Decedent was/was not married in her lifetime. The Decedent had five (5) biological children during her lifetime, whose names are Krystal Lynn Rozell, Breanna Brackin, Tyler Brackin, Nina Brackin, and Nathan Brackin. Nina Brackin and Nathan Brackin were legally adopted by Shawn and Dawn McClain in 2011. Nina Brackin and Nathan Brackin had their names legally changed to Kaitlynn Joy McClain and Mason Martin McClain, respectively, during the Decedent's lifetime. The Decedent died unmarried.

12. "Decedent, ANNETTE LYNN ROZELL, did not have or adopt any other children and did not take any other children into his home or raise any other children with the promise of adoption. To the best of our knowledge, Decedent, ANNETTE LYNN ROZELL, died without leaving a written Will. There has not been an administration of Decedent ANNETTE LYNN ROZELL's estate. Decedent did not leave any unpaid debts. Decedent did not have any unpaid estate or inheritance taxes."

13. "Decedent(s) owned an interest in the following real property:

    LAND in Davidson County, Tennessee, being the easterly half of lot No. 13 on the Plan of George Burrus' Subdivision of lot No. 81 of the Maplewood Home Tract, as of record in Book 421, Page 178, Register's Office for Davidson County, Tennessee. Said part of lot No. 13 fronts 50 feet 1 inch on the northerly side of

Curdwood, formerly Maplewood, Boulevard, and runs back between lines 241.5 feet on the easterly line and 244.37 feet, more or less, on the westerly line to a dead line, measuring 50 feet thereon.

BEING the same property conveyed to Donald Howard Hoover and wife, Nola Myrtle Hoover by deed of record in Deed Book 4190, Page 141, Register's Office for Davidson County, Tennessee. Donald Howard Hoover having predeceased his wife on February 22, 1969. Nola Myrtle Hoover died in Michigan on June 22, 2001. See Affidavit of Heirship for Nola Myrtle Hoover of record in Instrument No. 20220112-0004096, said Register's Office.

This is improved property known as 1007 Curdwood Blvd, Nashville, Tennessee 37216.

14. "Decedent(s) only known heirs, and vested owners of the above property are"
    a. Kiersten Lenee Rood
    b. Jonathan Alsahoury
    c. Angela Marie Bond
    d. Breanna Brackin
    e. Tyler Brackin
    f. Krystal Lynn Rozell
    g. Cynthia Lee Fountain

15. This Affidavit is executed and intended for the express purpose of being an Affidavit of Heirship pursuant to the provisions of Tennessee Code Annotated 30-2-712. The undersigned acknowledge that he/she has executed this affidavit of his/her free will and will be subject to any penalty described in TCA 30-2-712 if he/she knowingly has made any false statements herein.

16. We are aware of the penalties for perjury under the laws of the State of Tennessee. Pursuant to Tennessee Code Annotated § 39-16-702, a person commits perjury if, with intent to deceive, he or she makes a false statement under oath. We understand that perjury is a criminal offense and that a person convicted of perjury may be subject to the penalties prescribed by Tennessee law, including imprisonment, fines, or both.

    We further understand that pursuant to Tennessee Code Annotated § 39-16-703, a person commits aggravated perjury if he or she commits perjury in connection with an official proceeding. Aggravated perjury is a more serious criminal offense and may subject the offender to enhanced criminal penalties under Tennessee law.

    We are also aware that knowingly making or using a false statement, declaration, affidavit, or instrument affecting title to real property or the pecuniary interests of another may subject the person making such statement to civil liability and criminal prosecution under the laws of the State of Tennessee.

Accordingly, we declare under penalty of perjury that the statements contained in this Affidavit are true, correct, and complete to the best of our knowledge, information, and belief."

Mason Martin McClain

SWORN TO AND SUBSCRIBED before me this 11th day of August, 2026.

Deborah Love
Notary Public

My Commission Expires: 10-30-2027

Notary Seal:

DEBORAH LOVE
Notary Public - State of Michigan
County of Genesee
My Commission Expires Oct 30, 2027
Acting in the County of Genesee

STATE OF Michigan §

COUNTY OF Genesee §

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Deborah Love with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged he/she executed the within instrument.

Witness my hand and official seal in Flint, Mi, this 11th day of Aug, 2026.
City and State

Deborah Love
Notary Public

My commission expires: 10-30-2027