Karen Johnson
Batch # 1472534
09/15/2026 09:10:50 AM
Fees: $17.00 Taxes: $0.00
Davidson County
AFFIDAVITH
3 pgs
20260915-0085436

AFFIDAVIT AS TO HEIRSHIP

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On the 2nd day of September 2026, before me personally appeared Linda Telfeyan, to me personally known, who being by me duly sworn, on oath did state that Affiant has personal knowledge of the family history of:

LEE DAVIS (L.D.) ESTES

who is deceased and who was the owner of an interest in a certain parcel of real property designated as 5503 New York Avenue, Nashville, Tennessee 37209 located in Davidson County, Tennessee, and is more particularly described as follows, to wit:

> Being Lots Nos. 1406 and 1408 of Block 54, on the Map of Plan No. 2 of West Nashville, as of record in Book 57, page 172, Register's office for said County.
>
> Said Lots adjoin and front together 50 feet on the south side of New York Avenue and run back between parallel lines 150 feet to an alley.
>
> Being the same property conveyed to L.D. Estes through Warranty Deed of record at Deed Book 4090, Pages 580-583 in the Register's Office of Davidson County, Tennessee.

And Affiant states that she had direct personal knowledge of the decedent's family history.

And Affiant further states that LEE DAVIS ESTES, also known as L.D. ESTES, died in Rutherford County, Tennessee on April 10, 2026.

And that to the best of Affiant's knowledge, information, and belief, LEE DAVIS ESTES did not leave an original document purporting to be his Last Will and Testament.

And Affiant further states that LEE DAVIS ESTES left no surviving spouse.

And Affiant further states that LEE DAVIS ESTES left his surviving children, DAVID ESTES and JOANN ESTES BELLAR.

And Affiant further states that DAVID ESTES and JOANN ESTES BELLAR are the deceased's only surviving heirs-at-law.

And Affiant further states that DAVID ESTES and JOANN ESTES BELLAR are over the age of eighteen (18) and do not suffer from any disabilities.

And Affiant further states that LEE DAVIS ESTES left no other children (legitimate or illegitimate) or adopted children or descendants of deceased or adopted children.

The surviving heirs-at-law of LEE DAVIS ESTES' interest in the real property are as follows:

One-half (1/2) interest to DAVID ESTES; and

One-half (1/2) interest to JOANN ESTES BELLAR.

Linda Telfeyan
LINDA TELFEYAN, Affiant

STATE OF Tennessee

COUNTY OF Davidson

Sworn to and subscribed to me this 2nd day of September 2026, by LINDA TELEFEYAN.

WITNESS my hand and official seal.

CARRIE THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Jan. 22, 2030

Carrie Thomas
NOTARY PUBLIC

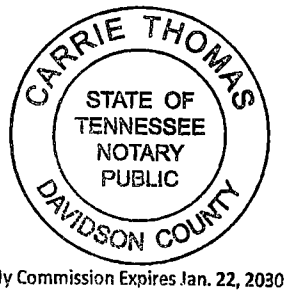
My Commission Expires: 1/22/2030

STATE OF Tennessee

COUNTY OF Davidson

On this 2nd day of September 2026, before me personally appeared LINDA TELFEYAN, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that she executed it as a free act and deed.

WITNESS my hand and official seal.



My Commission Expires Jan. 22, 2030

Carrie Thomas
NOTARY PUBLIC

My Commission Expires: 1/22/2030

Prepared by and return to:
Kala C. David
PATTERSON BRAY PLLC
8001 Centerview Parkway, Suite 103
Memphis, Tennessee 38018
(901) 372-5003
kdavid@pattersonbray.com