Karen Johnson Davidson County
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THIS AFFIDAVIT OF HEIRSHIP WAS PREPARED BY ALEXANDRA F. HULME, 1503 16TH AVENUE SOUTH, NASHVILLE, TN 37212, BASED UPON THE INFORMATION PROVIDED BY THE PARTY HERETO WITHOUT THE BENEFIT OF A FULL RECORDS EXAMINATION AND NO LIABILITY IS ASSUMED FOR ANY MATTERS WHICH WOULD BE DISCLOSED BY SUCH RECORDS.

AFFIDAVIT OF HEIRSHIP

This Affidavit of Heirship is executed by **SHERYL WATTS** whose mailing address is **2316 DENNYWOOD DRIVE, NASHVILLE, TN 37214**, and **CARY CARPENTER** whose mailing address is **512 MOSS LANDING DRIVE, NASHVILLE, TN 37013**.

WITNESSETH:

The Affiants, being over the age of eighteen (18) years of age, in accordance with their personal knowledge, and pursuant to T.C.A. § 30-2-712 being duly sworn do make oath as follows:

1. This Affidavit is based upon Affiants' personal knowledge of the family history and is executed for the purpose of establishing title to realty in and to the said heirs-at-law of **JUDY MAI CRUTCHER**.

2. **JUDY MAI CRUTCHER** died **February 11, 2009**, owning a parcel of real property located in Nashville, Davidson County, Tennessee, as follows: **3219 AVENAL AVE., NASHVILLE, TN 37211 [MAP AND PARCEL: 133 02 0 186.00].**

3. **JUDY MAI CRUTCHER** was unmarried at the time of her death, as she was divorced from **LARRY G. WARRICK**. Said marriage was legally terminated by the divorce decree entered on January 31, 1989, in the Circuit Court of Davidson County, Tennessee, Case No. 88D-4297. Per the Final Decree of Divorce, **LARRY G. WARRICK** retained no rights or interest in the above-described real property.

4. **JUDY MAI CRUTCHER** was also previously married to **JAMES C. CRUTCHER.** Said marriage was legally terminated by the divorce decree entered on May 25, 1982, in the Circuit Court of Davidson County, Tennessee, Case No. 82D-498. Per the Final

Decree of Divorce, **JAMES C. CRUTCHER** retained no rights or interest in the above-described real property.

5. The decedent was survived by her three children: **PAMELA JONES, SANDY JONES, and FELICIA BROWN. PAMELA JONES** died December 10, 2025, and is survived by her child, **NICHOLAS COLE EVERETT**. As such, said persons are the decedent's sole heirs at law. All persons above named are at least eighteen (18) years of age.

6. The decedent died without a Last Will and Testament. Probate of the estate of **JUDY MAI CRUTCHER** is not contemplated as all assets passed by operation of law, and the estate is non-taxable.

7. This affidavit will confirm the vesting of title to any real property owned by **JUDY MAI CRUTCHER** at the date of her death in **SANDY JONES**, whose address is **1404 Pleasant Hill Rd., Nashville, TN 37214**, **FELICIA BROWN**, whose address is **255 McGavock Pike, Nashville, TN 37214**, and **NICHOLAS COLE EVERETT**, whose address is **1404 Pleasant Hill Rd., Nashville, TN 37214.**

8. The undersigned Affiants execute this instrument in accordance with T.C.A. § 30-2-712 for the purpose of establishing the ownership of real property. The Affiants are aware that whoever willfully, corruptly and falsely swears to any statement in any Affidavit known by such person to be false, or about which such person does not have sufficient definite knowledge to justify the making of such a sworn statement, and such statement is false, commits a Class E Felony.

FURTHER AFFIANT SAITH NOT.

IN WITNESS WHEREOF, the Affiant has executed this affidavit on this 24 day of September, 2026.

Sheryl Watts

SHERYL WATTS

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

SWORN TO AND SUBSCRIBED before me this 24 day of September, 2026.

ALYSSA DIETRICH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Alyssa Dietrich

Notary Public
My Commission Expires: May 12 2030

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

On this 24 day of September, 2026, before me personally appeared **SHERYL WATTS,** to me known (or proved on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and who acknowledged that he/she executed the same as his/her free act and deed for the purposes therein contained.

Witness my hand and official seal.

ALYSSA DIETRICH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Alyssa Dietrich

Notary Public
My Commission Expires: May 12 2030

FURTHER AFFIANT SAITH NOT.

IN WITNESS WHEREOF, the Affiant has executed this affidavit on this 29th day of September, 2026.

CARY CARPENTER

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

SWORN TO AND SUBSCRIBED before me this 29 day of September, 2026.

ARIEL JOAQUIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-02-2029

Notary Public
My Commission Expires: 7.2.29

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

On this 29 day of September, 2026, before me personally appeared **CARY CARPENTER**, to me known (or proved on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and who acknowledged that he/she executed the same as his/her free act and deed for the purposes therein contained.

Witness my hand and official seal.

ARIEL JOAQUIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-02-2029

Notary Public
My Commission Expires: 7.2.29

Certificate of Authenticity

I, Ariel Joaquin, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on Sept. 24 29, 2026

Affiant Signature

9.30.26
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 30th day of Sept., 2026

Notary's Signature
My Commission Expires: 11.5.29

JENNIFER WHEELER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON