BILL GARRETT, Davidson County
Trans:T20160017874 ORDER
Recvd: 03/04/16 09:13 3 pgs
Fees:17.00 Taxes:0.00
20160304-0020808

Tax Map 104 15 0 020.00
Send Tax Bills to:
Edward Masuoka
15902 Sherwood Ave.
Laurel, MD 20707

SEVENTH CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE
PROBATE DIVISION AT NASHVILLE

FILED
FEB 18 2016
RICHARD R. ROOKER, Clerk
By _____ Deputy

THE ESTATE OF	)	
	)	No. 16P231
JITSUICHI MASUOKA,	)	
Deceased.	)	

ORDER ADMITTING WILL TO PROBATE AND ESTABLISHING TITLE TO REAL ESTATE

This matter was before the Court, Scott Pilkinton, Special Probate Master, presiding, on February 18th, 2016, upon the Petition to admit to probate without administration the Last Will and Testament of Jitsuichi Masuoka. From the Will exhibited to the Court, the affidavits of the attesting witnesses to the Will, statements of counsel, and the entire record in this matter, the Court finds that the instrument should be admitted to probate as the Last Will and Testament of Jitsuichi Masuoka for the purpose of establishing a muniment of title to real estate under T.C.A. §32-2-111.

It is therefore ORDERED that the Last Will and Testament of Jitsuichi Masuoka, dated March 15, 1985, be admitted to probate without administration for the purpose of establishing a muniment of title to certain real estate located at 2609 Nachez Trace in Nashville, Tennessee to wit:

Parcel ID: 104 15 0 020.00

Being part of Lot No. 32 on the Map of Belair, on record in Book 332, page 6, Register's Office for said County, and described as follows:

Beginning at a point in the westerly margin of Natchez Trace, formerly 28th Avenue South, 115 feet north of the north margin of Westwood Avenue: thence westerly parallel to the north margin of Westwood Avenue 150 feet to a point; then northerly parallel to the west margin of Natchez Trace 50 feet to an iron pin; thence easterly parallel to the north margin of Westwood Avenue, 87 feet to a stake; thence south one foot to a stake; thence easterly parallel to the north margin of Westwood Avenue, 27 feet to an iron pin in the west margin of Natchez Trace; thence with the margin of the same southerly 50 feet to the beginning.

Being the same property conveyed to Jitsuichi Masuoka and wife, Edna Cooper Masuoka by Warranty Deed from John C. Allen and wife, Alice E. Allen, of record in Book 2245, Page 313, Register's Office of Davidson County, Tennessee.

This improved property known as 2609 Natchez Trace, Nashville, Tennessee.

Said property is vested in Edward Masuoka, Howard Masuoka and Robert Masuoka in equal shares.

This 18th day of February, 2016.

Scott Pilkinton, Special Probate Master

Approved for Entry:

By:
Barbara J. Moss, #5715
Attorney for Petitioner
4525 Harding Pike, #200
Nashville, TN 37205
615 852 5602

STATE OF TENNESSEE

I, RICHARD R. ROOKER, Clerk of the Circuit Court for Davidson County, in the State aforesaid, do hereby certify that the foregoing is a true and correct copy of the ORDER FOR MUNIMENT OF TITLE file heretofore assigned to Seventh Circuit Court (Probate Division) for Davidson County, Tennessee, Case No.16P231.

ESTATE OF JITSUICHI MASUOKA

IN TESTIMONY WHEREOF, I hereunto subscribe my name and affix the seal of said Court, at office, in Nashville, the 18th day of February in the year Two Thousand and Sixteen.

RICHARD R. ROOKER, Clerk

By: _____
Deputy Clerk

