31574-8 Box 14

WARRANTY DEED

Karen Johnson Davidson County
Batch# 197862 DEEDWARR
02/22/2019 09:31:28 AM 5 pgs
Fees: $28.00 Taxes: $1,002.70

20190222-0016127

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $271,000.00

Jessica Scofield
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 21 day of February, 2019.

Notary Public

MY COMMISSION EXPIRES: 1/17/21
(AFFIX SEAL)

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Foundation Title and Escrow Green Hills , 30 Burton Hills, Suite 210, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
Jessica Scofield and Jeffrey Burger	Movement Mortgage, LLC	133 03 0 109.00
(NAME)	(NAME)	
134 McCall Street	8024 Calvin Hall Road	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Indian Land, SC 29707	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Roger L. Roberts, also known as Roger Lee Roberts, an unmarried person, and Terry L. Roberts, an unmarried person**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Jeffrey Burger, an unmarried man, and Jessica Scofield, an unmarried woman, as joint tenants with right of survivorship**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 23 on the Plan of Glencoe Acres, Section I, as of record in Book 1835, page 138, Register's Office for said county.

Said Lot No. 23 fronts 89.1 feet on the northerly side of Antioch Pike and extends back between lines 195.5 feet on the westerly line and 155 feet on the easterly line to a dead line in the rear on which it measures 103.4 feet.

Being the same property conveyed to Roger L. Roberts and wife, Terry L. Roberts by Warranty Deed from Elizabeth Workman, a married person dated August 5, 2002 and recorded August 8, 2002 as Instrument No. 200208080095935, in said Register's Office for Davidson County, Tennessee. Roger L. Roberts and Terry L. Roberts were divorced by Final Decree entered in Terry Louise Roberts v. Roger Lee Roberts, Docket No. 18D-1700, in the Fourth Circuit Court for Davidson County, Tennessee.

This conveyance authorized by Amended Order for Sale of Property, entered In re: Appointment of Conservator for Roger Lee Roberts, Case No. 75PR1-2018-CV-66, in the Probate Court for Rutherford County, Tennessee. A copy of the Amended Order is attached as Exhibit "A".

File Number: GRN-1900524SSO

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 134 McCall Street, Nashville, TN 37211

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 21st day of February, 2019.

Roger L Roberts by Rodney Lee Roberts, conservator

Rodney Lee Roberts, as conservator for
Roger L. Roberts, a/k/a Roger Lee Roberts

Pursuant to Order for Conservatorship entered, and Letters of Conservatorship issued, February 5, 2019, In re: Appointment of Conservator for Roger Lee Roberts, Case No. 75PR1-2018-CV-66, in the Probate Court for Rutherford County, Tennessee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named Rodney Lee Roberts, as conservator for Roger L. Roberts, a/k/a Roger Lee Roberts , the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he has been duly appointed as conservator for the said Roger L. Roberts, a/k/a Roger Lee Roberts, and executed the within instrument pursuant to said authority and for the purposes therein contained.

Witness my hand and official seal, this the 20th of February, 2019.

Notary Public

My Commission Expires: 11/08/2021

J. WAYNE THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2021

(SEAL)

File Number: GRN-1900524SSO

Terry L. Roberts

STATE OF TENNESSEE

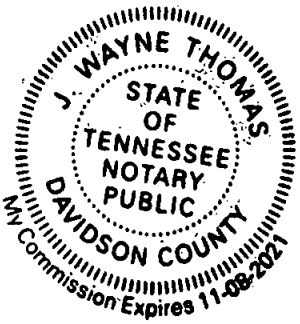
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named Terry L. Roberts, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 21st of February, 2019.

Notary Public

My Commission Expires: 11/08/2021



(SEAL)

File Number: GRN-1900524SSO

LODGED
Amy Wells
2-5-19 9:34a.m

EXHIBIT "A"

FILED
2019 FEB 15 AM 9:35
LISA CROWELL
RUTHERFORD COUNTY CLERK

IN THE PROBATE COURT FOR RUTHERFORD COUNTY, TENNESSEE AT MURFREESBORO

IN RE:	)	
APPOINTMENT OF	)	
CONSERVATOR FOR	)	
ROGER LEE ROBERTS	)	
	)	
	)	
RODNEY LEE ROBERTS	)	
Petitioner,	)	
	)	
v.	)	**Case No.** _____
	)	
	)	
ROGER LEE ROBERTS	)	
Respondent.	)	

AMENDED ORDER FOR SALE OF PROPERTY

This matter came before the Honorable Toby Gilley, Judge of the Probate Court of Rutherford County, Tennessee, by and through Counsel, Ingrid Klose, on January 15, 2019. Upon review of the Petition evidence presented and testimony of the Petitioner, it appearing to this Court as follows:

I.

That the home of Roger Lee Roberts (Respondent) and his Ex-Wife, at 134 McCall St., Nashville, TN 37211, have had their home on the market for about 6 months total.

II.

That an offer has been made and accepted in the amount of Two Hundred and Seventy One Thousand Dollars.($271,000.00)

III.

That the Underwriter for the Title Company requires an Amended Order to sell the property which approves the sales contract, sales price and for the conservator to act as signor of all documentation associated with the sale.

WHEREFORE, it is hereby ORDERED as follows:

1. That this Court approves the sales contract to be reasonable and in the best interest of the Respondent, Roger Lee Roberts;

2. That the sales price of Two Hundred and Seventy One Thousand Dollars.($271,000.00) is reasonable and in the best interests of the respondent, Roger Lee Roberts;

3. That the Conservator, Rodney Lee Roberts, has authority, approval and permission of this Court to act in the stead of Roger Lee Roberts and to execute any and all documents associated with the sale of the property.

ENTER MY HAND this, the 15 day of February, 2019.

Toby Gilley, Judge

APPROVED FOR ENTRY:

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Attorney for Petitioner
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FAX) 615-459-3119

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