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AT 3:10 PM
JAN 20 2022

IN THE PROBATE COURT OF WILSON COUNTY, TENNESSEE
AT LEBANON

Karen Johnson Davidson County
Batch# 803031 ORDER
02/10/2022 08:12:15 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220210-0015326

GWENDOLYN SIAS,
Petitioner,

IN RE: The Estate of James Philip Sias, Sr. **FILE NO. 2021PR595**

AMENDED ORDER

This cause came on to be heard on this the 22nd day of December, 2021 before the Honorable A. Ensley Hagan, Judge for the Probate Court for Wilson County, Tennessee, upon the *Petition to Admit Will to Probate for Sole Purpose to Establish Muniment of Ttile to Real Property* of Petitioner, **GWENDOLYN SIAS**, requesting that the Last Will & Testament of James Philip Sias, Sr., deceased, be admitted to probate for the sole purpose of establishing muniment of title to certain real and/or personal property, pursuant to T.C.A. 32-2-111.

Whereupon, the Court having reviewed the original Last Will and Testament of James Philip Sias, Sr. and facts as set forth in the *Petition to Admit Will to Probate for Sole Purpose to Establish Muniment of Title to Real Property* finds that the request is well taken, and it is therefore

ORDERED, ADJUDGED AND DECREED as follows:

1. That any and all right, title, and interest James Philip Sias, Sr. had in the property located at 432 Landings Way, Mount Juliet, TN 37122 (the "Properties") shall be vested in James Phillip Sias, Jr., Trustee of the Gwendolyn May Sias, Supplemental Needs Trust, pursuant to Section 2.01 of the Last Will and Testament of James Phillip Sias, Sr. A more specific description of the property is as follows:

<u>432 Landings Way, Mount Juliet, Tennessee 37122:</u>

Certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, Being Lot No. 68 on the Plan of Cobblestone Landing, Phase 1, of record in Instrument No. 20050822-0099471, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description of said lot.
BEING a portion of the same property conveyed to James P. Sias and Gwendolyn M. Sias, by Drees Premier Homes, Inc., an Ohio corporation, by warranty deed of record in Instrument 20061229-0160501, Register's Office for Davidson County, Tennessee.

This is improved property known as 432 Landings Way, Mount Juliet, TN 37122.

2. That Decedent's interest in and to the Property, as described above, is hereby divested out of James Philip Sias, Sr. and vested into James Phillip Sias, Jr., Trustee of the Gwendolyn May Sias, Supplemental Needs Trust, pursuant to Section 2.01 of the Last Will and Testament of James Phillip Sias, Sr.

3. This *Order* and a copy of Decedent's Last Will and Testament may be recorded with the Davidson County Register of Deeds and/or any other governmental agency; such documents shall be accepted as proof that title to the property is vested as described in this *Order* and shall be of the same effect as if Decedent had executed a valid deed conveying the entirety of Decedent's interest in the property to James Phillip Sias, Jr., Trustee of the Gwendolyn May Sias, Supplemental Needs Trust.

So **ORDERED** this the 20th day of January, 2022.

Ensley Hagan

A. ENSLEY HAGAN, JUDGE

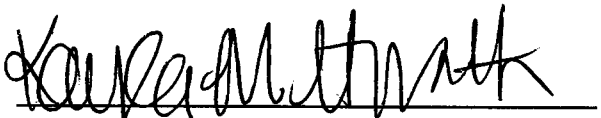
STATE OF TENNESSEE, COUNTY OF WILSON
I hereby certify the foregoing to be a true and perfect copy of the original instrument on file in this case.

20th day of Jan, 2022
MILLIE SLOAN, CLERK & MASTER
D. C&M

PROBATE COURT OF WILSON COUNTY, TENN. LEBANON

APPROVED FOR ENTRY:

KANE & CROWELL, PLLC



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