Karen Johnson Davidson County
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Fees: $27.00 Taxes: $0.00
20220729-0086402

STATE OF TENNESSEE

I, RICHARD R. ROOKER, Clerk of the Circuit Court for Davidson County, do hereby certify that the foregoing is a true and complete copy of the **ORDER FOR MUNIMENT OF TITLE** heretofore assigned to Seventh Circuit Court (Probate Division) for Davidson County, Tennessee, Case No. **22P1194**.

ESTATE OF: PATRICIA MAE TALLEY

IN TESTIMONY WHEREOF, I hereunto subscribe my name and affix the seal of said Court, at office, in Nashville, the 22nd day of July in the year Two Thousand and Twenty-Two.

RICHARD R. ROOKER CIRCUIT COURT CLERK

RICHARD R. ROOKER, Clerk

By: _____
Deputy Clerk

IN THE FIRST CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE
(BY INTERCHANGE FROM SEVENTH CIRCUIT COURT)

IN RE:	)	
	)	
PROBATE FOR MUNIMENT OF TITLE	)	**22P-1194**
OF THE LAST WILL AND TESTAMENT	)	
OF PATRICIA M. TALLEY,	)	
Deceased.	)	
	)	

ORDER TO PROBATE WILL AS MUNIMENT OF TITLE

This cause came to be heard on the 22nd day of July, 2022 before Judge Joseph Binkley, Jr., by interchange from the Seventh Circuit Court, upon the sworn Petition of Rachel D. Pugh and Matthew S. Talley requesting that a paper writing purporting to be the Last Will and Testament of Patricia Mae Talley, deceased, be admitted to probate only as a muniment of title.

Whereupon, the Petitioners produced a paper writing purporting to be the Last Will and Testament of Patricia Mae Talley, said paper writing bearing date of June 6, 2017, having the name Patricia M. Talley signed thereto as testator, subscribed by Jennifer Kerendon and Alison Dearman as attesting witnesses, naming the Petitioners, Rachel D. Pugh and Matthew S. Talley, as Co-Executors, and waiving any bond of said Executors in Article VI(C) on page three of the Will, and waiving the requirement of filing any inventory or making any accounting to the Court in the same Article VI(C) of said Will.

And, it appearing from the testimony of the two aforesaid attesting witnesses, taken upon affidavit as authorized by and in accordance with Tennessee Code Annotated Section 32-2-110, that: each of the aforesaid witnesses did subscribe his or her respective name as an attesting witness to said paper writing; that said paper writing was written in the lifetime of Patricia Mae Talley, and published, signed, and subscribed by Patricia Mae Talley in the presence of the

attesting witnesses; that Patricia Mae Talley was then of sound mind; and that, at Patricia Mae Talley's request, said attesting witnesses signed said paper writing in Patricia Mae Talley's presence and in the presence of each other on the date specified in such paper writing.

And, it further appearing that: said paper writing bears the true signature of Patricia Mae Talley, that she was a resident of Davidson County, Tennessee at the time of her death, and that the decedent died on March 15, 2022 at the age of sixty-seven (67) years.

And, it further appearing that the decedent owned or had an interest in two parcels of real property in Davidson County, Tennessee at her death located at 3579 Couchville Pike, Hermitage, Tennessee 37076 and 1952 Bakers Grove Road, Hermitage, Tennessee 37076, and that the decedent's Will bequeaths the entirety of the decedent's estate, including all real property, to the Petitioners, Rachel D. Pugh and Matthew S. Talley, who are the adult children and only heirs-at-law of the decedent.

And, it further appearing that the decedent had no personal estate requiring formal administration.

It is, therefore, **ORDERED, ADJUDGED, AND DECREED** that said paper writing is the true, whole, and Last Will and Testament of Patricia Mae Talley, deceased; that the same is hereby admitted to probate as a muniment of title to all property, real and personal, owned by the decedent at the time of her death, including certain real property in Davidson County, Tennessee located at 3579 Couchville Pike, Hermitage, Tennessee 37076 and 1952 Bakers Grove Road, Hermitage, Tennessee 37076, pursuant to Tennessee Code Annotated Section 32-2-111; and that the Clerk is directed to file and record the same, and that no formal administration is required. A certified copy of the Will and this order shall be recorded in the office of the Register of Deeds in the county where the real property is located to establish muniment of title.

ENTERED THIS _____ DAY OF _____, 2022.

Judge Joseph Binkley, Jr.
by Interchange

Approved for Entry:

David Kennedy, Jr., BPR# 18066
Kennedy & Associates, PLLC
3052 Lebanon Pike
Nashville, Tennessee 37214
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Email: david@kennedyfirmtn.com

Attorney for Petitioners

CERTIFICATE OF SERVICE

The Petitioners listed below are the sole heirs-at-law and beneficiaries of this estate. There are no other interested parties entitled to notice of this proceeding.

Rachel D. Pugh
30254 W. Highway 31
McCurtain, OK 74944.

Matthew S. Talley
3579 Couchville Pike
Hermitage, TN 37076.

David Kennedy, Jr.

Case Title: PUGH V TALLEY

Case Number: 22P1194

Type: APPOINTING ORDER - ESTATES

The foregoing is hereby ORDERED, ADJUDGED AND DECREED:

Judge Joe Binkley, Jr., Fifth Circuit