26-05 16-0
62 109

IN THE FOURTH CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE

REGINA LYNN BLACKWELL,

vs. No. 89D-3316

RANDALL TRAVIS BLACKWELL,

BOOK 8303 PAGE 303

ORDER

This cause came on to be heard on the 13th day of February, 1991, before the Honorable Muriel Robinson Rice, Judge, upon the Motion filed by Mr. Blackwell requesting the Court to divide the marital estate, set child support, and for other relief, and it appearing that this matter came on for hearing on December 3, 1990, at which time the Court granted the divorce and awarded custody of the minor children and set visitation privileges but reserved the matter of division of marital property, establishment of child support, and attorney fees, upon the testimony of the parties, submission to the Court of exhibits, statement of counsel in open Court, and from the entire record in this cause. From all of which the Court finds as hereinafter provided.

It is therefore, ORDERED AND ADJUDGED by the Court that all right, title and interest which the Defendant, Randall Travis Blackwell has, in and to the marital residence, located at 7215 Appleview Drive, Goodlettsville, Davidson County, Tennessee, more specifically described as follows:

> A tract of land in the Second (formerly the 10th) Civil District of Davidson County, Tennessee, being more fully described as follows:
>
> BEING Lot No. 7 of Lama Terra as recorded in Book 4860, page 33, Register's Office for Davidson County, Tennessee, beginning at the concrete monument at the northerly end of the northerly return curve at the intersection of Apple View Drive and Buckeye Drive; thence southerly and westerly with a 25 feet radius curve to the right a distance of 36.72 feet to a concrete monument; thence South 62 degrees 06 minutes West a distance of 210.52 feet to a concrete monument; thence North 17 degrees 16 minutes West a distance of 272.19 feet to a concrete monument; thence easterly with the line between lots 7 and 8, a distance of 245.1 feet to an iron pin on the westerly margin of Apple View Drive; thence southerly with a 467.95 feet radius curve to the left a distance of 150.0 feet to the point of beginning.

BEING the same property conveyed to Randall T. Blackwell and wife, Regina T. Blackwell, by deed from Eddie Galbreath and wife, Debbie Galbreath, of record in Book 261, page 147, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 4766, page 211, Register's Office for Davidson County, Tennessee.

shall be divested from him and the sole and exclusive ownership, in and to, the aforementioned property shall be vested in the Complainant, Regina Lynn Blacksell, in fee simple and she shall assume the balance of mortgage indebtedness thereon.

It is further **ORDERED AND ADJUDGED** by the Court that the parties presently own a one-half (½) undivided interest, in and to, property known as "Ingram Road Property." It is therefore ordered by the Court that the parties shall continue to own this property as Tenants in Common with each party owning an undivided one-fourth (¼) interest in the entire tract of property, however, Mr. Blackwell shall be responsible for the entire indebtedness associated with their one-half (½) interest therein and he shall hold Mrs. Blackwell harmless and idemnify her from any responsibility therefrom. It is further ordered by the Court that the five (5) acre tract of unimproved property in Springfield, Robertson County, Tennessee, shall continue to be owned by the parties as Tenants in Common, with each party owning a one-half (½) interest therein. The testimony before the Court reflects that there is no indebtedness against this property.

It is further **ORDERED AND ADJUDGED** by the Court that all right, title and interest which Regina Lynn Blackwell has, in and to, the rental property located at 305 Roscoe Drive, Nashville, Davidson County, Tennessee, more specifically described as follows:

Land in Davidson County, Tennessee, being Lot No. 3 and the west one-half of Lot No. 4 of Block C of the Roscoe Place Subdivsion in Goodlettsville, Tennessee, of record in Plat Book 843, page 72, Register's Office for Davidson County, Tennessee.

Said lot fronting 75 feet on the south side of Roscoe Street and running south 200 feet between parallel lines.

Being the same property conveyed to Randall T. Blackwell and wife, Regina Lynn Blackwell, by deed from Tony L. Hardcastle and wife Bettye J. Hardcastle, of record in Book 6349, page 988, Register's Office, Davidson County, Tennessee.

shall be divested from her and the same is hereby vested in Defendant, Randall Travis Blackwell, in fee simple and he shall assume the balance of mortgage indebtedness thereon and hold her harmless from any responsibility therefrom.

It is further **ORDERED AND ADJUDGED** by the Court that Mr. Blackwell shall pay the sum of **ONE THOUSAND TWO HUNDRED ($1,200.00) DOLLARS** per month for the support and maintenance of his two minor children, said payments to be made directly to Mrs. Blackwell, and to be due and payable on the first day of each month, commencing March 1, 1991, and continuing each month thereafter until further orders of this Court.

It is further **ORDERED AND ADJUDGED** by the Court that Mrs. Blackwell will be awarded all household furniture and furnishings located at the marital residence, including the antique dining table and chairs, antique kitchen cupboard, antique china cabinet, antique bookcase, 7 foot grandfather's clock, and 25 inch Mitshibishi TV. Mr. Blackwell shall be awarded all the furniture and personal property in his possession. The Court further orders that Mr. Blackwell shall be awarded the sole and exclusive ownership of his guns, gold coin collection, his jewelry, four wheeler, motorcycle, mysterious boat, motor and trailer, bobcat, backhoe and trailer, 1982 Ford Van, 1983 Jeep Renegade, and all other personal property in his possession. Mrs. Blackwell will be awarded the 1984 Mercury Cougar, her jewelry, clothes, and the lawmower and garden equipment.

It is further **ORDERED AND ADJUDGED** by the Court that Mr. Blackwell shall be ordered to pay the outstanding indebtedness and/or judgments owing to Visa (Third National Bank), General Services docket number 90GC13535, and Donelson Hospital and these payments shall be construed as alimony for the support and maintenance of Mrs. Blackwell and the minor children and non-dischargeable in bankruptcy.

It is further **ORDERED AND ADJUDGED** by the Court that Robert L. Jackson shall be awarded a judgment against the Defendant, Randall Travis Blackwell, for attorney fees in the sum of **SEVEN THOUSAND ONE HUNDRED AND FIVE ($7,105.00) DOLLARS**, which judgment constitutes an award of alimony and shall be a judgment lien against any and all real property interest owned by the Defendant, Randall Travis Blackwell,

until paid in full.

It is further ORDERED AND ADJUDGED by the Court that the child support payments cannot be reduced or prorated without the prior approval of this Court.

It is further ORDERED AND ADJUDGED that the addresses of the parties are as follows:

Regina Lynn Blackwell
7215 Appleview Drive
Nashville, TN 37072

Randall Travis Blackwell
2294 Ingram Road
Whites Creek, TN 37189

It is further ORDERED AND ADJUDGED by the Court that the costs of this cause are taxed to the Defendant, Randall Travis Blackwell, for all of which execution may issue if necessary.

JUDGE

2-22-91

APPROVED FOR ENTRY:

ROBERT L. JACKSON & ASSOCIATES

BY: ROBERT L. JACKSON
P. R. #2486
SOLICITOR FOR MRS. BLACKWELL
214 Second Avenue, North
Suite 103
One Washington Square
Nashville, Tennessee 37201
615/256-2602

CERTIFICATE OF SERVICE

I hereby certify that a true and correct copy of the foregoing Order has been furnished to Dale M. Quillen and Ms. Irene Haude, 208 Cavalier Building, 95 White Bridge Road, Nashville, TN 37205, this 20 day of February, 1991.

ROBERT L. JACKSON

96774

0800 03/04 0101 03CHECK 15.00

BOOK 8303 PAGE 307

STATE OF TENNESSEE

I, **GEORGE L. 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 heretofore entered in the* Fourth *Circuit Court for Davidson County, Tennessee, on the* twenty-second *day of* February, *1991, in Case Number* 89D-3316 *between* REGINA LYNN BLACKWELL, *Plaintiff, and* RANDALL TRAVIS BLACKWELL, *Defendant, as same remains of record in Book* 194B, *Page* 1406 *of the Minutes of said Court.*

IN TESTIMONY WHEREOF, *I hereunto subscribe my name and affix the seal of said Court, at office, in Nashville, the* fourth *day of* March *in the year one thousand nine hundred and* ninety-one *and in the* two hundred fifteenth *year of American Independence.*

GEORGE L. ROOKER, *Clerk,*

By N. L. Rowland *D.C.*

Form #GR-117