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BOOK 11254 PAGE 964

IN THE SECOND CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE

FILED
1998 OCT 29 AM 8:24
RICHARD R. ROOKER, CLERK
B Murray D.C.

SANDRA JEANETTE FLIPPEN,	)	
	)	
Plaintiff/ Wife,	)	
	)	
vs.	)	**97D-2416**
	)	
MARK ANTHONY FLIPPEN,	)	
	)	
Defendant/ Husband.	)	

FINAL DECREE OF DIVORCE

This cause came to be heard on the 29th day of September, 1998, before the Honorable Marietta M. Shipley, Judge of the Second Circuit Court, upon the Complaint and Counter-Complaint of the parties, the statements of counsel and oral agreement of the parties that an agreement has been reached by the parties, and the entire record herein, from all of which the Court finds that these parties shall be divorced pursuant to Tenn. Code Ann. § 36-4-129; that the wife shall be awarded $25,000.00 as equitable division of the marital residence; and that the personal property and other matters have been resolved as stated herein. MMS

IT IS, THEREFORE, ORDERED that the parties are hereby declared divorced pursuant to Tenn Code Ann. § 36-4-129;

IT IS FURTHER ORDERED that the wife is divested of all right, title, and interest in the marital home at 309 Luna Drive, Nashville, Tennessee 37211, which is more particularly described as follows:

> Being Lot No. 92 on the plan of Luna Heights, Section Three, of record in Book 2900 at page 138, Registers Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.
>
> Being all of the property conveyed to Mark A. Flippen and wife Sandra J. Flippen and Dave E. Batey, a widower, as joint tenants with the right of survivorship, not as tenants in common, from Phillip Evan Moss, and wife, Teresa Marie Moss, by deed of record in Book 9852, page 690, of record in the Registers Office for said county, the said Dave E. Batey, now being deceased.

All right title and interest in the marital residence is hereby vested in Mark A. Flippen, in fee simple.

IT IS FURTHER ORDERED that the wife is hereby awarded the sum of $25,000.00 as equitable division from the marital residence, to be paid by husband within 60 days, if the property is financed, or within 90 days thereafter if husband has not been able to obtain financing, at which

time husband shall place the property on the market for sale. If said property is not sold within the additional 90 day period as stated herein, then the property shall be placed for auction and the $25,000.00 distributed to wife upon the sale of the property.

IT IS FURTHER ORDERED that the husband is divested of any right, title, and interest which he may have in and to the residence located at 2840 Mosely Ferry Road, Ashland City, Tennessee 37015, which property was the separate property of wife acquired before her marriage to Mark Flippen;

IT IS FURTHER ORDERED that each party shall retain whatever personal property is currently in his or her possession, and that the other party is divested of any interest therein, with the exception of the riding lawnmower, which wife or her representatives may pick up upon reasonable notice to husband within 45 days of the entry of this order;

IT IS FURTHER ORDERED that husband shall pay the remainder of wife's attorney fees, in the sum of $750.00, directly to Karla C. Hewitt; Attorney Karla C. Hewitt shall have a lien against the marital residence in the amount of $750.00 until this sum is paid in full, said marital residence being located at 309 Luna Drive, Nashville, Tennessee 37211, and more particularly described above;

IT IS FURTHER ORDERED that the Wife is restored to her former married name of Sandra Nicholson;

IT IS FURTHER ORDERED that any remaining costs in this cause shall be divided equally between the parties for which execution may issue if necessary.

ENTERED this 29 day of October, 1998.

HONORABLE MARIETTA SHIPLEY

APPROVED FOR ENTRY:

KARLA C. HEWITT, No. 18037
HATCHETT & HEWITT
Attorney for Wife
211 Donelson Pike, Ste. 4
Nashville, Tennessee 37214
(615) 391-4100

DAN R. ALEXANDER, No. 7065
Attorney for Husband
2016 Eighth Avenue, South
Nashville, Tennessee 37204
(615) 297-0097

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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 heretofore entered in the SECOND Circuit Court for Davidson County, Tennessee, on the 29 day of OCTOBER , 19 98 , in the Case Number 97D2416 between FLIPPEN, SANDRA JEANNETTE Plaintiff, and FLIPPEN, MARK ANTHONY Defendant, as same remains of record in Vol. 345 , Page 63353 of the Minutes of said Court.

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IDENTIF. & REFERENCE

98 DEC 16 AM 11:51
REGISTER
DAVIDSON COUNTY, TN.

IN TESTIMONY WHEREOF, I hereunto subscribe my name and affix the seal of said Court, at office, in Nashville, the 16 day of DECEMBER in the year one thousand nine hundred and ninety-eight and in the 223rd year of American Independence.

SEAL

RICHARD R. ROOKER, Clerk,

By _____ Deputy Clerk

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