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2009 APR 23 PM 2:39
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IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE
AT NASHVILLE

MABEL RICHARDSON Plaintiff, vs. PHYLLIS A. KING AND HER HEIRS, SUCCESSORS, PERSONAL REPRESENTATIVES AND ASSIGNS. Defendants.	)	Case No:09-134-II

FO-4
II

BILL GARRETT, Davidson County
Trans:T20090030720 ORDER
Recvd: 05/08/09 12:26 3 pgs
Fees:17.00 Taxes:0.00
20090508-0042559

DEFAULT JUDGEMENT

The Motion of the Plaintiff, Mabel Richardson, for a Default Judgment as to Defendant, Phyllis A. King was filed on March 31, 2009 in this cause was made pursuant to TRCP 55 and was scheduled to be heard on April 17, 2009. It appears to the Court that the Complaint was filed with this court on the January 22, 2009 and that title to the real property described as 130 Marie Street, Davidson County, Tennessee, was vested in Plaintiff pursuant to Warranty Deed of record in Instrument Number 20070424-0048673, Register's Office for Davidson County, Tennessee . It appears to this Court that notice of this action were published pursuant to T.C.A. 29-29-102 in the Nashville Record on January 30, February 6, February 13 and February 20, 2009. It also appears to this Court that no answer or other defense has been filed by the Defendant, Phyllis A. King, nor has any response been timely filed or served on counsel for the Plaintiff. It is hereby

ORDERED, ADJUDGED, AND DECREED that the Plaintiff in this action is entitled to a Default Judgment against Phyllis A. King; and

IF IS FURTHER ORDERED, ADJUDGED AND DECREED that any persons claiming title

to the real property known as 130 Marie Street in Nashville, Davidson County, Tennessee (the Property) under the Defendant, Phyllis A. King, except as is set forth hereinbelow, are barred from claiming title to the Property; and

IT IS FURTHER ORDERED, ADJUDGED, AND DECREED that the Plaintiff, Mabel Richardson is the true and lawful owner in fee simple absolute of the Property which is described as follows:

> Being Lot No. 80 on the Map of Eastmoreland Place, of record in Book 161, Page 170, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 80 fronts 50 feet on the southerly side of Marie Street and runs back between parallel lines 130 feet to an alley.
>
> Being the same property conveyed to Lewis Richardson and Mable Richardson by Deed from James A. King of record in Instrument No. 20070424-0048673, Register's Office for Davidson County, Tennessee.
>
> This is improved Property commonly known as 130 Marie Street, Nashville, Davidson County, Tennessee 37207.

IT IS FURTHER ORDERED, ADJUDGED, AND DECREED that the Plaintiff is awarded sole possession of the Property; and

IT IS FURTHER ORDERED, ADJUDGED, AND DECREED that the costs of this cause shall be taxed to the Plaintiff, for which execution may issue if necessary.

ENTERED this ____ day of _____, 2009.

Carol L. McCoy

CAROL L. MCCOY
CHANCELLOR

I HEREBY CERTIFY THAT THIS IS A TRUE COPY OF ORIGINAL INSTRUMENT FILED IN MY OFFICE.
THIS 12th DAY OF May 2009
CRISTI SCOTT, CLERK & MASTER
BY _____ DEPUTY

Approved for Entry:

Robert J. Notestine, III #12195
Attorney for Plaintiff
4515 Harding Pike
Suite 315
Nashville, Tennessee 37205
(615)297-1568, Ext. 11

CERTIFICATE OF SERVICE

I hereby certify that a true and exact copy of the foregoing order has not been sent by first class U.S. Mail postage prepaid to Phyllis A. King as she is believed to be deceased or her whereabouts are otherwise unknown and service was obtained by Order of Publication.

Robert J. Notestine, III, Attorney