IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

COUNTRY CLUB INVESTORS, LLC)
)
Plaintiff,)
)
vs.) Case No: 14-496-III
)
RUFUS E. TARPLEY AND)
MILDRED S. TARPLEY)
AND THEIR HEIRS,)
SUCCESSORS, PERSONAL)
REPRESENTATIVES AND ASSIGNS.)

Defendants.

F04T

BILL GARRETT, Davidson County
Trans:T20140055128 ORDER
Recvd: 07/30/14 09:57 3 pgs
Fees:17.00 Taxes:0.00
20140730-0067779

FILED
2014 JUL 22 PM 3:45
DAVIDSON CO. CHANCERY CT.
CLERK & MASTER
D.C. & M.
RECEIVED
JUL 16
Dav. Co. Chancery Court

DEFAULT JUDGMENT

The Motion of the Plaintiff, for a Default Judgment, against Defendants, Rufus E. Tarpley and Mildred S. Tarpley, their heirs, successors, personal representatives in this cause, was made pursuant to TRCP 55 and was scheduled to be heard on Friday, July 11, 2014. It appears to the Court that the Complaint was filed with this court on April 9, 2014 and that the motion of the Plaintiff should be granted. The Defendants, Rufus E. Tarpley and Mildred S. Tarpley were served by order of publication published in the Tennessean on April 18, 2014, April 25, 2014, May 2, 2014 and May 9, 2014. It also appears to this Court that no answer or other defense has been filed by the Defendants, Rufus E. Tarpley and Mildred S. Tarpley nor has any response been timely filed or served on counsel for the Plaintiffs. It is hereby

ORDERED, ADJUDGED AND DECREED that the Plaintiffs in this action are entitled to a default judgment against the Defendants, Rufus E. Tarpley and Mildred S. Tarpley; and

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that any persons claiming title to the real property known as 1038 40th Avenue North, Nashville, Tennessee 37209 under the Defendants, Rufus E Tarpley and Mildred S. Tarpley, are barred from claiming title to the Property; and

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that any right, title or interest of Defendants, Rufus E. Tarpley and Mildred E. Tarpley in the real property described as follows:

> Being Lot No. 4 on the Map of the Subdivision of Lot Nos. 25 and 26 of the County Lands, as of record in Book 161, Page 169, Register's Office for said County. Said Lot No. 4 fronts 50 feet on the easterly side of 40th Avenue North, formerly Clinton Avenue and runs back between parallel lines 125 feet to an alley.
>
> Being the same property conveyed to Country Club Investors, LLC by Warranty Deed from John H. Otey IV of record in Instrument no 20131028-0111683, in the Register's Office for Davidson County, Tennessee.
>
> This is improved property commonly known as 1038 40th Avenue North, Nashville, Tennessee 37209

IS vested in the Plaintiff; 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.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that this is a final judgment pursuant to Tennessee Rules of Civil Procedure, Rules 54 and 58

ENTERED this _____ day of _____, 2014.

ELLEN HOBBS LYLE
Chancellor

I HEREBY CERTIFY THAT THIS IS A TRUE COPY OF ORIGINAL INSTRUMENT FILED IN MY OFFICE.
THIS 29th DAY OF July 2014
CRISTI SCOTT, CLERK & MASTER
BY _____ DEPUTY

APPROVED FOR ENTRY:

ROBERT J. NOTESTINE III
Attorney for the Plaintiff,
Country Club Investors, LLC
BPR #12195
109 Kenner Avenue, Suite 201
Nashville, Tennessee 37205
(615) 297-1568, Ext. 11
(615) 297-2413 (fax)

CERTIFICATE OF SERVICE

I hereby certify that a true and exact copy of the foregoing Default Judgment not was on the Defendants, Rufus E. Tarpley and Mildred S. Tarpley as their whereabouts are unknown and they are believed to be dead or reside outside of the State of Tennessee.

Robert J. Notestine III

RULE 58 CERTIFICATION

A Copy of this order has been served by U. S. Mail upon all parties or their counsel named above.

CS 7/23/14

Deputy Clerk and Master
Chancery Court

Date