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JAN - 9 2015
Dav. Co. Chancery Court

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

JIM A. ATTAR and HASSAN ESLAMI)
)
Plaintiffs,)
)
vs.) Case No: NF 14-1368-I
)
ERNA MARIE WATSON, JENNIFER)
MARTIN FITTS INDIVIDUALLY AND)
AS THE ADMINISTRATOR OF THE)
ESTATE OF ERNA MARIE FITTS,)
ROBERT N. WATSON AND)
BOBBY LYNN CLIFT)
AND THEIR HEIRS, SUCCESSORS,)
PERSONAL REPRESENTATIVES)
AND ASSIGNS.)
)
Defendants.)

FILED
2015 JAN 15 PM 2:17
CLERK & MASTER
DAVIDSON COUNTY CHANCERY COURT
B.C. & M.

BILL GARRETT, Davidson County
Trans:T20150005478 ORDER
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Fees:22.00 Taxes:0.00
20150122-0006384

DEFAULT JUDGMENT

The Motion of the Plaintiffs, Jim A. Attar and Hassan Eslami for a Default Judgment as to Defendants, Erna Marie Watson, Jennifer Martin Fitts, individually and as the administrator of the Estate of Erna Marie Fitts, and Robert N. Watson and their heirs, successors, personal representatives and assigns in this cause, was made pursuant to TRCP 55 and was scheduled to be heard on Friday, January 9, 2015. It appears to the Court that the Complaint was filed with this court on September 24, 2014 and that title to the real property described as 1900 Lynnmeade Court, Nashville, Davidson County, Tennessee 37210 (hereinafter the Property) was vested in Plaintiffs pursuant to the Final Decree Confirming Sale in Case No. 12-368-I of record in Instrument Number 20130918-0098187, Register's Office for Davidson County, Tennessee. It appears to this Court that the Defendants, Erna Marie Watson, Jennifer Martin Fitts, individually

and as the administrator of the Estate of Erna Marie Fitts, and Robert N. Watson and their heirs, successors, personal representatives and assigns were served by Order of Publication published in The Tennessean on October 3, 2014, October 10, 2014, October 17, 2014 and October 24, 2014. It appears to this Court that no answer or other response has been filed by the Defendants, Erna Marie Watson, Jennifer Martin Fitts, individually and as the administrator of the Estate of Erna Marie Fitts, and Robert N. Watson and their heirs, successors, personal representatives and assigns 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, Erna Marie Watson, Jennifer Martin Fitts, individually and as the administrator of the Estate of Erna Marie Fitts, and Robert N. Watson and their heirs, successors, personal representatives and assigns; and

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that any persons claiming title to the real property known as 1900 Lynmeade Court, Nashville, Davidson County, Tennessee 37210 (hereinafter the Property) under the Defendants, Erna Marie Watson, Jennifer Martin Fitts, individually and as the administrator of the Estate of Erna Marie Fitts, and Robert N. Watson and their heirs, successors, personal representatives and assigns, except as set forth hereinbelow, are barred from claiming title to the Property; and

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that any right, title or interest of Defendants, Erna Marie Watson, Jennifer Martin Fitts, individually and as the administrator of the Estate of Erna Marie Fitts, and Robert N. Watson and their heirs, successors, personal representatives and assigns in the real property described as follows:

Land in Davidson County, Tennessee, being Lot 17, Belle Acre Subdivision, as shown on plat of record in Plat Book 5200, Page 227, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Robert N. Watson and wife, Erna Marie Watson from Ben Merritt et al of record in Book 5739, Page 839, Register's Office for Davidson County, Tennessee. Also being the same property conveyed to the Plaintiffs herein by Final Decree of record in Instrument 20130918-0098187, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 1900 Lynmeade Court, Nashville, Tennessee 37210

IS vested in the Plaintiffs; and

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the costs of this cause shall be taxed to the Plaintiffs, Jim A. Attar and Hassan Eslami, for which execution may issue if necessary.

ENTERED this _____ day of _____, 2015.

CLAUDIA BONNYMAN
CHANCELLOR

APPROVED FOR ENTRY:

ROBERT J. NOTESTINE III
Attorney for the Plaintiffs,
Jim A. Attar and Hassan Eslami
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I HEREBY CERTIFY THAT THIS IS A TRUE COPY
OF ORIGINAL INSTRUMENT FILED IN MY OFFICE.
THIS 23rd DAY OF Jan 2015
CRISTI SCOTT, CLERK & MASTER
BY _____ DEPUTY

CERTIFICATE OF SERVICE

I hereby certify that a true and exact copy of the foregoing Default Judgment Order was sent by first class, U.S. mail, postage paid to Bobby Lynn Clift, 631 Westview Drive, Lebanon, Tennessee 37187 on this 9th day of January, 2015. A copy was not served on the remaining Defendants, as the Defendants, were served through Order of Publication and are believed to be deceased.

Robert J. Notestine III