RECEIVED
NOV 3/ 2014
Dav. Co. Chancery Court

IN THE CHANCERY COURT OF DAVIDSON COUNTY

STATE OF TENNESSEE

FILED
2014 NOV 10 AM 10:42
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.
D.C. & M.

SUNTRUST MORTGAGE, INC. Plaintiff, v. ROCHELLE T. WILSON and SYNOVUS BANK, Defendants.	)	CIVIL ACTION FILE FOUA NO. 14-0422-III

ORDER OF DEFAULT JUDGMENT AS TO ROCHELLE T. WILSON

This cause of action having been submitted to the Court upon the Motion for Default Judgment and Final Judgment, against the defendant Rochelle T. Wilson ("Wilson"), and the return of service showing proper service for the time and in the manner required by law, this Court finds that:

1. Wilson was served with summons on August 16, 2014, more than thirty (30) days before this date as required by law.

2. Wilson has failed to plead or otherwise respond as required by the Tennessee Rules of Civil Procedure.

3. Plaintiff's Motion for Default Judgment was served upon Wilson on September 24, 2014.

4. No response was timely filed or personally served.

5. Wilson has failed to appear and defend, and the Plaintiff's Motion for Default Judgment as to her is well taken and proper and should be granted pursuant to Rule 55 of the Tennessee Rules of Civil Procedure.

BILL GARRETT, Davidson County
Trans:T20150012608 ORDER
Recvd: 02/20/15 12:46 4 pgs
Fees:22.00 Taxes:0.00
20150220-0014871

6. Defendant Synovus Bank was served on March 31, 2014 and has consented to the relief requested in the Complaint by Consent Order of Dismissal entered on May 22, 2014;

IT IS THEREFORE, ORDERED, ADJUDGED AND DECREED:

1. That the foreclosure sale of the subject property conducted on September 8, 2011 is rescinded, void and set aside; it is further,

2. That the Substitute Trustee's Deed recorded in the Davidson County Register's Office at Instrument 20110921-0073061, and any other deed executed and recorded pursuant to the foreclosure sale are null, void and of no legal effect; it is further,

3. That the Deed of Trust recorded in the Davidson County Register's Office at Instrument 20071031-0128386 is hereby reinstated *nunc pro tunc* to October 31, 2007, the date of its original recording; and that the Deed of Trust remains a first lien against the secured property, with the parties thereto having the same rights and remedies as though the foreclosure sale never occurred, including but not limited to the right to invoke the power of sale provision contained therein in the event of default; it is further,

4. That the Deed of Trust and accompanying Planned Unit Development Rider are hereby reformed by the incorporation of the correct street address of the secured property, that being 7277 Charlotte Pike #321, Nashville, Tennessee 37209; it is further,

5. That a certified copy of this Judgment be recorded in the Davidson County Register's Office and cross-referenced to the Substitute Trustee's Deed and the Deed of Trust; it is further,

6. That this is a final order disposing of all Plaintiff's claims in this action; it is further,

7. That any unpaid costs are taxed to the Defendant Rochelle T. Wilson.

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 18th DAY OF Nov 2014
CRISTI SCOTT, CLERK & MASTER
BY _____ DEPUTY

Prepared and Submitted by:

Nicholas Adler (BPR 023469)
BROCK & SCOTT, PLLC
277 Mallory Station Rd., Ste. 115
Franklin, TN 37067
Telephone: (615) 550-7697, Ext. 4610
Facsimile: (615) 550-8484

Attorney for Plaintiff

CERTIFICATE OF SERVICE

I hereby certify that a true and exact copy of the foregoing has been sent by first class U.S. Mail, postage prepaid, to the defendants at the addresses listed below on this the 31 day of October, 2014.

Justin T. Hayden, Esq.
SMYTHE & HUFF
144 2ND Ave. N.
Pilcher Bldg., Ste. 333
Nashville, TN 37201

Rochelle T. Wilson
5940 W. Forest Park
Apt. 3112
Dallas, TX 75235

Nicholas Adler