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Dav. Co. Chancery Court

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

SNEIL LLC, Plaintiff, vs. METROPOLITAN GOVERNMENT OF DAVIDSON COUNTY, KENNETH M. LOWERY, SR., CAROL ANN LOWERY, KENNETH M. LOWERY, JR. Defendant.	)	Case No:15-00085-III

FILED
2015 APR -8 PM 3:41
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.
D.C. & M.

DEFAULT JUDGMENT

The Motion of the Plaintiff, Sneil, LLC for a Default Judgment as to Defendants, Kenneth M. Lowery Sr., Carol Ann Lowery, and Kenneth M. Lowery Jr. in this cause was made pursuant to TRCP 55 and was scheduled to be heard on March 27, 2015. It appears to the Court that the Complaint was filed with this court on January 21, 2015 and that title to the real property described as 649 Roosevelt Avenue Madison, Davidson County, Tennessee 37115 (hereinafter the Property) was vested in Plaintiff pursuant to the Warranty Deed of record in Instrument Number 20140808-0071401, Register's Office for Davidson County, Tennessee. It appears to this Court that the Defendant, Kenneth M. Lowery Jr. was served by a summons and a copy of the complaint on January 26, 2015. Carol Ann Lowery and Kenneth M. Lowery Sr. were served by publication published on January 30, 2015, February 6, 2015, February 13, 2015, and February 20, 2015 in The Tennessean. It also appears to this Court that no answer or other defense has been filed by the Defendants, Kenneth M. Lowery Sr., Carol Ann Lowery, or

BILL GARRETT, Davidson County
Trans:T20150042904 ORDER
Recvd: 06/02/15 11:46 3 pgs
Fees:17.00 Taxes:0.00
20150602-0051063

Kenneth M. Lowery Jr, 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 the Defendants, Kenneth M. Lowery Sr., Carol Ann Lowery, and Kenneth M. Lowery Jr. and

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that any persons claiming title to the real property known as 649 Roosevelt Avenue, Madison Davidson County, Tennessee 37115 (hereinafter the Property) under the Defendants, Kenneth M. Lowery Sr., Carol Ann Lowery, and Kenneth M. Lowery Jr, except as set forth herein below, are barred from claiming title to the Property; and

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that any right, title or interest of Defendants, Kenneth M. Lowery Sr., Carol Ann Lowery, and Kenneth M. Lowery Jr in the real property described as follows:

> Land in Davidson County, Tennessee, being Lot 132, on the plan of Madison Park, Section 8, as shown on plat of record in Plan Book 4300, page 117, said Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Maverick LLC by Warranty Deed of record in the Register of Deeds of Davidson County, Tennessee as Instrument 20140808-0071401.
>
> This is improved Property commonly known as 649 Roosevelt Avenue Madison, TN 37115.
>
> It is further identified as Map and Parcel number 04306033300.

IT IS vested in the Plaintiff; and

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the costs of this cause shall be taxed to the Defendants, Kenneth M. Lowery Sr., Carol Ann Lowery, and Kenneth M. Lowery Jr. for which execution may issue if necessary. EHC

Lastly, the Clerk shall mail a copy of this Default Judgment to Defendant Metro as it is not included in the Certificate of Service below.

~~ENTERED this _____ day of _____, 2015.~~

Ellen Hobbs Lyle

ELLEN HOBBS LYLE
CHANCELLOR

APPROVED FOR ENTRY:

CHRISTOPHER B. FOWLER
Attorney for the Plaintiff,
BPR #30765
109 Kenner Avenue, Suite 201
Nashville, Tennessee 37205
(615) 467-7072
chris@fowlerpllc.com

I HEREBY CERTIFY THAT THIS IS A TRUE COPY OF ORIGINAL INSTRUMENT FILED IN MY OFFICE.
THIS 1st DAY OF June, 2015
CRISTI LACOEY, CLERK & MASTER
BY _____ DEPUTY

CERTIFICATE OF SERVICE

I hereby certify that a true and exact copy of the foregoing Motion for Default Judgment, was served on the Defendants, Kenneth M. Lowery Sr., Carol Ann Lowery, and Kenneth M. Lowery Jr. on March 26, 2015 and the remaining defendants were service through Order of Publication and are believed to be deceased or are not to be found in this state.

CHRISTOPHER B. FOWLER

COPIES TO ATTORNEYS AND PRO SE LITIGANTS AT THE ABOVE ADDRESSES
DATE 4-9-15 CLERK CS