FAX RECEIVED ORDER
DATE JUL - 5 2016 TIME
DAVIDSON COUNTY CHANCERY COURT

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE
AT NASHVILLE

FILED
2016 JUL 19 PM 12: 22
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.

Enrique and Felipe Romero)
Petitioners,)
)
VS) Case No. 16-0173-II
)
Vincent K. Ranson)
Respondent.)

FO-4
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T L D C & M

ORDER FOR DEFAULT JUDGMENT

This Motion for Default Judgment came to be heard on _____ day of July 2016, upon the Petition to Quiet Title, the Petitioner's Motion for Default Judgment, and the entire record herein from all of which the Court finds as follows:

1. The petition to quiet title was filed on February 18, 2016.
2. The Petitioners attempted to serve Respondent by certified mail, however the mail was returned as undeliverable.
3. Petitioners' motion for publication was granted and publication ran on 4-8-2016, 4-15-2016, 4-22-2016, and 4-29-2016.
4. The Respondent has filed no response as of 7-5-2016.

Based on the aforesaid findings of fact, it is hereby ORDERED, ADJUDGED, AND DECREED the following:

1. A default judgment is granted against the Respondent.
2. All rights of redemption have expired, and therefore, have been extinguished as to the Property.

BILL GARRETT, Davidson County
Trans:T20160067544 ORDER
Recvd: 08/04/16 15:42 3 pgs
Fees:17.00 Taxes:0.00
20160804-0081101

3. Title to the real property described as follows is divested out of Vincent K. Ranson and vested in Enrique and Felipe Romero:

   Land in Davidson County, Tennessee, being Lot No. 42 on the Plan of the Manlove Heirs Property, as of record in Book 21, page 129, Register's Office for said County.

   Said Lot No. 42 front 50 feet on the southerly side of Underwood Street, and runs back 169.7 feet on the east line and 170.6 feet on the west line to an alley, and shows 50 feet on said alley.

   The property is identified as 1707 Underwood Street, Nashville, TN 37028.

4. Petitioners have "perfect title" to the Property, and therefore, any and all claims, liens, or other interests in the Property as of the time of sale, including those of Respondent, are quieted. Costs are taxed to the Petitioners.

Signed this _____ day of _____, 2016.

Carol L McCoy
Chancellor

I HEREBY CERTIFY THAT THIS IS A TRUE COPY OF ORIGINAL INSTRUMENT FILED IN MY OFFICE.
THIS 29 DAY OF July 2016
MARIA M. SALAS, CLERK & MASTER
BY _____ DEPUTY

APPROVED FOR ENTRY:

Jonathan S. Faught No. 23258
The Law Office of Jonathan S. Faught, LLC
5110 Maryland Way, Ste 120
Brentwood, TN 37027

CERTIFICATE OF SERVICE

I hereby certify that a true and exact copy of the foregoing order has been sent by United States mail, prepaid postage to:

Vincent K. Ranson
616 Malta Drive
Nashville, TN 37207

On this the 5th day of July, 2016.

Jonathan S. Faught