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Fees: $17.00 Taxes: $0.00
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ORDER
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1/30/2018 10:58 AM
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

AT NASHVILLE

FILED
2018 FEB -7 PM 1:55
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.
D.C. & M.

Woodbine Community Organization, Inc.)
Petitioner,)
)
VS) Case No. 17-0878
)
Rico and Linda Hamilton)
Respondents)
)

ORDER FOR DEFAULT JUDGMENT

This Motion for Default Judgment came to be heard on the 2nd day of February 2018, 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 August 14, 2017.
2. The Petitioner attempted to serve Respondents by certified mail, however the mail was returned as undeliverable.
3. Petitioner's motion for publication was granted and publication ran on 11-24-2017, 12-1-2017, 12-8-2017, and 12-15-2017.
4. The Respondent has filed no response as of 1-16-2018.

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.
3. Title to the real property described as follows is divested out of Rico and Linda Hamilton and vested in Woodbine Community Organization, Inc. (WCO):

Being the Lot No. 32 in Faulkner Ashcraft's subdivision of Lots Nos. 13 and 19 in Boyd McNairy Tract, a plan of which is recorded in Book 57, page 121, Register's Office for Davidson County, Tennessee.

Said Lot No. 32 fronts 36 feet on the southerly side of Herman Street and runs back between parallel lines 106 feet to an alley.

This unimproved property known as 2617 Herman Street, Nashville, Tennessee 37208.

4. Petitioner has "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.

5. The Court costs are adjudged against Petitioner.

Signed this _____ day of February, 2018.

Ellen Hobbs Lyle
Chancellor

I HEREBY CERTIFY THAT THIS IS A TRUE COPY OF ORIGINAL INSTRUMENT FILED IN MY OFFICE. THIS 8 DAY OF March 20 18
MARIA M. SALAS, CLERK & MASTER
BY _____ DEPUTY

APPROVED FOR ENTRY:

/s/ Jonathan Faught

Jonathan S. Faught No. 23258
The Law Office of Jonathan S. Faught, LLC
155 Franklin Road, 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:

Rico and Linda Hamilton
2617 Herman Street
Nashville, TN 37208

On this the 16th day of January, 2018.

/s/ Jonathan Faught

Jonathan S. Faught