Karen Johnson Davidson County
Batch# 460410 ORDER
08/20/2020 08:13:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200820-0093750

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Dav. Co. Chancery Court

FILED
2020 JUL -2 PM 1:17
CLERK & MASTER
DAVIDSON CO CHANCERY CT

IN THE CHANCERY COURT OF DAVIDSON COUNTY TENNESSEE

ROBERT P. READE II

Petitioner.

vs.

PATRICK B. PALMER, and SCOTT COSTER

Respondents.

F04
Docket No. 19-1318-I

ORDER FOR DEFAULT JUDGMENT

The Petitioner has moved this Court under Rule 55.01 of the Tennessee Rules of Civil Procedure, for a default judgment against Respondent, Scott Coster (Mr. Coster). Based upon Petitioner's motion, which was noticed for hearing on June 26, 2020, the record in this case, and the affidavit of Robert P. Reade II, this Court finds that the Respondent, Scott Coster, was served with a copy of the summons and complaint in this action on February 5, 2020 and did not serve an answer within the time required by law, or file any response to Petitioner's motion for default. This Court further finds that the Respondent, Scott Coster is not an incompetent or a minor.

Consequently, it is hereby **ORDERED** that all rights, title, and interest is divested in Respondent, Patrick B. Palmer and Unknown Heirs of Eva Diane Palmer of all rights, title, and interest in real property located at 317 Finley Dr., Nashville, Tennessee 37217-2435, also referenced as Map & Parcel 120 13 0 016.00, (the "Property") divesting all rights, title, and interest in the Property to the Petitioner.

Court costs are taxed to Petitioner, for which execution may issue.

Entered this the _____ day of _____, 2020.

Patricia Head Moskal
CHANCELLOR PATRICIA HEAD MOSKAL

RULE 58 CERTIFICATION
A Copy of this order has been served by U. S. Mail upon all parties or their counsel named above.

Beth Welch 7/2/2020
Deputy Clerk and Master Date
Chancery Court

APPROVED FOR ENTRY:

LAW OFFICES OF CHARLES R. FRAZIER

Charles R. Frazier BPR # 029236
5258 B Murfreesboro Rd.
La Vergne, TN 37086

Tennessee Certification of Electronic Document

I, Kristie McCurdy, do hereby make oath that I am a licensed attorney and/or the
Signer's Name

custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Rutherford

Personally appeared before me, Misty D. Dickmeyer, a notary public for this county and state,
Notary's Name

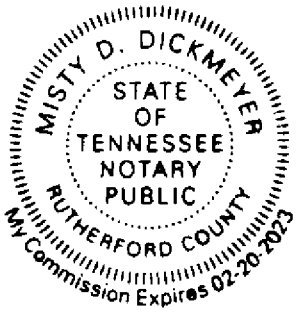
Kristie McCurdy, who acknowledges that this certification of an electronic document is
Signer's Name

true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 02-20-2023

NOTARY'S SEAL



(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).

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