STATE OF TENNESSEE

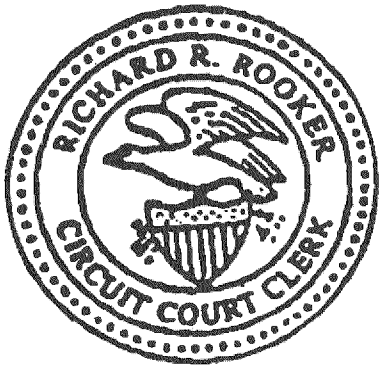
I, RICHARD R. ROOKER, Clerk of the Circuit Court for Davidson County, in the State aforesaid, do hereby certify that the foregoing is a true and correct copy of the ORDER heretofore filed in the SEVENTH Circuit Court for Davidson County, Tennessee, on the 29 day of APRIL, 2022, in Docket Number 21P1773, IN RE: SIMMONS, JAMES RAY ET.AL, as same remains of record in the Minutes of said Court.

IN TESTIMONY WHEREOF, I hereunto subscribe my name and affix the seal of said Court, at office, in Nashville, the 07 day of JUNE in the year 2022 and in the 245 year of American Independence.

RICHARD R. ROOKER, Clerk,

By: _____
Deputy Clerk

[SEAL]



Karen Johnson Davidson County
Batch# 875242 ORDER
06/22/2022 10:05:30 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20220622-0070900

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EFILED 04/29/22 03:17 PM CASE NO. 21P1773 Richard R. Rooker, Clerk

IN THE PROBATE COURT of DAVIDSON COUNTY, TENNESSEE

Sharon Simmons Taylor and Walter Ray Simmons Complainants	)	
v.	)	**No. 21P-1773**
James Ray Simmons, Et al.	)	

FINAL ORDER TO PARTITION MATTER APPROVING SALE TO DAVID AND ANGEL PRINCE

This cause came on to be heard on the 28th day of April 2022, for the Court to hear the final presentation of the parties to the above referenced Partition Matter.

Those present in the courtroom for this matter were Complainants Sharon Simmons Taylor and Walter Ray Simmons and their legal counsel John R. Reynolds. Also present were David and Angel Prince with their legal counsel S. Brad Dozier.

Based upon the stated agreements of counsel for the parties, as well as the evidence presented to the court, it is therefore **ORDERED, ADJUDGED AND DECREED** as follows:

1. The 25% interest in the property located at 5108 Kentucky Avenue, Nashville, TN 37209 and owned by Sharon Simmons Taylor is ordered to be sold to the remaining 75% owners, David and Angel Prince (husband and wife) thereby providing them with full ownership after the completion of the sale and the requirements named herein.
2. David and Angel Prince shall direct payment to Sharon Simmons Taylor in the amount of $87,472.33 as full consideration for the purchase of her interest. This amount reflects the payment of her percentage interest in the property as well as reimbursement for payments owed by Kathy June Simmons and the allocated

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portion of the attorney's fees for Sharon Simmons Taylor. This amount further reflects the agreed reductions for Sharon Simmons Taylor's prorated portion of the loan payoff currently on the property and past property taxes paid by Mr. and Mrs. Prince. A summary of these figures was admitted into evidence as Exhibit 8 to this Court and is attached to this order and incorporated by reference herein.

3. David and Angel Prince have agreed and are ordered to pay any final costs owed to the Court prior to closing of this matter.
4. David and Angel Prince further agree and are ordered to provide Sharon Simmons Taylor with a settlement statement of the closing details for the property as well as any documentation providing proof of the payoff of the loan against the property with US Bank (Account #****[redacted]).
5. All parties, including Sharon Simmons Taylor, are ordered to provide their signatures to any requested documentation to facilitate the sale and transfer of the property located at 5108 Kentucky Avenue, Nashville, TN 37209.
6. This sale shall be completed with all parties paid and transfer complete on or before May 13, 2022.

BASED UPON THE AFOREMENTIONED IT IS HEREBY ORDERED, ADJUDGED, DECREED ACCORDINGLY this 29th **day of** April**, 2022.**

Judge Randy Kennedy

Approved for Entry,

S. Brad Dozier (#024959) Counsel for David and Angel Prince
P.O. Box 2787, Brentwood, TN 37024
P: 615-259-2670 Ext. 5
bdozier@dozierlaw.net

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CERTIFICATE OF SERVICE

The foregoing shall be mailed to the following Interested Parties, USPS, first class, postage prepaid, this _____ day of _____, 20__.

John R. Reynolds BPR#02522 Attorney for Complainants Sharon Simmons Taylor and Walter Ray Taylor PO Box 190481, Nashville, TN 37219-0481 jrreynlaw@aol.com	Mr. Jimmy Ray Simmons 2015 Wolfe Rd White Bluff, TN 37187
Ms. Peggy Jo Simmons Higgins 461 Janette Avenue Goodlettsville, TN 37072	Ms. Kathy June Simmons Garrison 5108 Kentucky Avenue Nashville, TN 37209

S. Brad Dozier

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Exhibit B

Prince Purchase Summary

Assuming $350,000 Purchase Price
75% Ownership with David and Angel Prince
25% Ownership with Sharon Simmons Taylor

Purchase Breakdown -

1. Taylor's Portion of Property *(25% of $350,000 total purchase)*	$87,500.00
2. Reimbursement Payment to Sharon Simmons Taylor on behalf of Kathy June Simmons to Sharon Simmons Taylor *(1/4 share of total expected reimbursement of $6,667.65)*	$1,666.91
3. Reimbursement Payment to Sharon Simmons Taylor for prorated portion of Attorney's Fees *(Total for both cases $10,514.33 /2 for Breach of Contract case Dismissal = $5,257.17)* *($5,257.67 split equally /2 = $2,628.58)*	$2,628.58
Total Projected Gross Purchase Price	**$91,795.50**

Proposed Reductions for Contributions to Property/Current Loan Payoff -

1. Current Loan Payoff $14,684.19 (Sharon Simmons Taylor's Prorated Portion of Loan would be $14,684.19 * .25 = $3,671.05)	-$3,671.05
2. Property Taxes Paid by David and Angel Prince 04/04/2022 $1,414.47 02/26/2021 $1,194.02 Total Paid $2,608.49	
Reduction for Sharon Simmons Taylor prorated portion of taxes ($2,608.49 * .25 = $652.12)	-$652.12
Total Proposed Reductions	**-$4,323.17**

Total Proposed Settlement to Sharon Simmons Taylor for Purchase **$87,472.33**

Tennessee Certification of Electronic Document

I, Allyson Kotouch, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 5/24/2022.
(Date of Document)

Allyson Kotouch
Affiant Signature

5/25/2022
Date

State of PA

County of Allegheny

Sworn to and subscribed before me, Virginia L.W. Juzwick this 25th day of May, 2022.

Commonwealth of Pennsylvania - Notary Seal
Virginia L W Juzwick, Notary Public
Allegheny County
My commission expires August 31, 2022
Commission number 1080981

Virginia L W Juzwick
Notary's Signature – Virginia L.W. Juzwick

MY COMMISSION EXPIRES: 8-31-2022

NOTARY'S SEAL