Karen Johnson Davidson County
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IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE
AT NASHVILLE, PART IV

DAROTH MEN,	)	
Petitioner,	)	
	)	
v.	)	**Case No.** 24-1046-III
	)	
	)	
CHENDA MEN,	)	
Respondent.	)	

AGREED ORDER

COMES NOW the parties, by and through counsel, and acknowledge the following:

1. The Petitioner, DAROTH MEN is the son of the Decedent, SAN NIM, who died on July 2, 2024.
2. The Respondent, CHENDA MEN, is the Decedent's ex-spouse.
3. The Respondent and the Decedent were married on a date unknown to and undiscoverable by the Petitioner and divorced on September 24, 1996.
4. The Respondent and the Decedent owned a piece of real property located at 837 Rose Park Drive, Nashville, Tennessee 37216 (hereinafter "the Property"). The legal description of the property is as follows:

   Property Address: 837 Rose Park Drive, Nashville, Tennessee 37216
   Map & Parcel No. 084 01 0 137.00

   Land in Davidson County, Tennessee, being Lot No. 18 on the Plan of Rose Estates, Section One, of record in Book 3600, page 37, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete description.

5. The Warranty Deed recorded on December 31, 1998, identifies the grantees as CHENDA MEN and wife, SAN NIM. Accordingly, the Decedent and the Respondent appear to have owned the property as husband and wife, or tenants by the entirety; however, pursuant to the divorce

decree entered on September 24, 1996, the Decedent and the Respondent were *not* married at the time of the property's purchase. Therefore, the Decedent and the Respondent owned the property as tenants in common without rights of survivorship, each possessing a 1/2 interest in the property.

4. The Decedent died on July 2, 2024.
5. The Decedent was not married at the time of her death. She was survived by five (5) adult children, the Petitioner, DAROTH MEN, V-RACK MEN, JENNY MEN, DONAVAN MARTIN, and RYAN MARTIN. As such, her living children are the Decedent's sole heirs-at-law. All above-named individuals are at least eighteen (18) years of age.
6. The parties agree that upon the death of the Decedent, the Decedent's 1/2 interest in the real property located at 837 Rose Park Drive, Nashville, Tennessee 37216 vested to the Petitioner, DAROTH MEN, V-RACK MEN, JENNY MEN, DONAVAN MARTIN, and RYAN MARTIN.
7. The parties further agree and represent to the Court that they intend to sell the subject property and the Petitioner will proceed with vacating the property on or before **AUGUST 20, 2025**, to proceed with the sale.
8. The parties also agree that the Petitioner is responsible for satisfying the mortgage and utilities for the month of August 2025 in their entirety. From September 2025 until the property is sold, the parties shall equal share the mortgage and utility payments.
9. The parties finally agree that the property shall be sold as-is, with no repairs or improvements being necessary prior to its listing or sale.

It is therefore **ORDERED, ADJUDGED, and DECREED** that:

1. At the time of the Decedent's death, the Decedent and Respondent each owned a 1/2 interest in the property.
2. The decedent's 1/2 interest passed to her five heirs, Petitioner, DAROTH MEN, V-RACK MEN, JENNY MEN, DONAVAN MEN, and RYAN MARTIN.
3. Accordingly, Respondent, CHENDA MEN, possesses a 1/2 interest in the property, DAROTH MEN, possesses a 1/10 interest in the property, V-RACK MEN possesses a 1/10 interest in the property, JENNY MEN possesses a 1/10 interest in the property, DONAVAN MARTIN possesses a 1/10 interest in the property, and RYAN MARTIN possesses a 1/10 interest in the property.
4. The Petitioner will vacate the property on or before August 20, 2025.
5. The Petitioner will satisfy the mortgage and utility payments for the month of August 2025.
6. The parties will divide the mortgage and utility payments equally from September 2025 until the property is sold.
7. The property will be sold as-is, with no repairs or improvements being necessary prior to its listing or sale.

It is so ORDERED this ___ day of _____, 2025.

s/I'Ashea L. Myles

APPROVED FOR ENTRY:

By: */s/ Alexandra Hulme*

Alexandra Hulme, BPR No. 041270
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By: */s/ Mark Freeman*

Mark Freeman, BPR No. 016098
Attorney for Chenda Men
2126 21st Avenue South
Nashville, Tennessee 37212
Office: 615-298-7272
mark@freemanfuson.com

CERTIFICATE OF SERVICE

This is to certify that on the 22nd day of July 2025, a true and correct copy of the foregoing Petition was placed in the U.S. Mail, first class postage prepaid, addressed to:

Chenda Men
938 County House Ln
Bowling Green, Kentucky 42101

V-Rack Men
837 Rose Park Dr.
Nashville TN, 37206

Jenny Men
1400 Herman St.
Nashville TN, 37208

Donavan Martin
495 Rural Hill Rd.
Nashville, TN 37217

Ryan Martin
495 Rural Hill Rd.
Nashville, TN 37217

I HEREBY CERTIFY THAT THIS IS A TRUE COPY
OF ORIGINAL INSTRUMENT FILED IN MY OFFICE.
THIS 5th DAY OF August 2025
MARIA M. SALAS, CLERK & MASTER
BY Christy Smith
DEPUTY

By: */s/Alexandra Hulme*

Certificate of Authenticity

I, Ariel Joaquin, 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 August 5, 2025

Ariel Joaquin
Affiant Signature

8.7.25
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 7th day of August, 2025.

Jennifer Wheeler
Notary's Signature
My Commission Expires: 1.28.26

