STATE OF TENNESSEE

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Karen Johnson
Batch # 1366805
01/07/2026 10:38:06 AM
Fees: $27.00 Taxes: $0.00
Davidson County
ORDER
5 pgs
20260107-0001331

ROBIN HOOD CONDO ASSOCIATION
[Plaintiff(s)]

vs.

Docket No: ***21C1764***

WILLIAM WELLMAN
[Defendant(s)]

I, JOSEPH P. DAY, 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 entered in the above styled case on December 11, 2025 in the Fifth Circuit Court for Davidson County, Tennessee, 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, on January 7, 2026.

JOSEPH P. DAY CIRCUIT COURT CLERK

JOSEPH P. DAY, Clerk,

By: _____
Deputy Clerk

EFILED 12/11/25 01:29 PM CASE NO. 21C1764 Joseph P. Day, Clerk

IN THE CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE

ROBIN HOOD CONDO ASSOC.,	)	
	)	
Plaintiff,	)	
	)	**Case No. 21-C-1764**
v.	)	
	)	
WILLIAM WELLMAN,	)	
	)	
Defendant.	)	

AMENDED FINAL ORDER OF REDEMPTION AND VESTING TITLE

This cause came before the Court on November 14, 2025, on Defendant William Wellman's ("Defendant") Motion to Exercise Statutory Right of Redemption pursuant to Tennessee Code Annotated §§ 66-8-101 et seq. Defendant appeared through counsel; neither Plaintiff nor purchaser Lez Lazarus appeared, despite having been provided proper notice of the hearing. The Court, having reviewed the Motion, the record, the applicable law, and the arguments of counsel, finds the Motion to be well-taken and should be **GRANTED**.

The Court finds as follows:

1. The real property located at 323 Forest Park Rd., Bldg. 5, Unit 2, Madison, Tennessee 37115 (the "Property") was sold at a Rule 69 judicial sale on May 30, 2025, for a purchase price of $67,001.00, and title was vested in purchaser Lez Lazarus by Final Order entered July 15, 2025.

2. The Property is further described as a horizontal property regime established by Master Deed of record in Book 5388, at page 524, the Plat of which is of record in Plat Book 5200, at page 124, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

3. Defendant remains within the statutory two-year redemption period under Tenn. Code Ann. § 66-8-101 and has properly invoked his statutory right of redemption.

4. Pursuant to Tenn. Code Ann. § 66-8-110, because the purchaser is not a judgment creditor, the redemption amount consists of:

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a. the purchase price of $67,001.00, and

b. simple interest at the composite prime rate of 7.5% per annum, calculated from May 30, 2025 through November 14, 2025.

5. Based on the statutory calculation, the Court finds the total redemption amount to be $69,313.00, which includes interest in the amount of $2,312.00.

6. The Circuit Court Clerk disbursed a check for $28,834.85 payable to Defendant. The Clerk is hereby **ORDERED** to cancel that check and hold said funds in the Clerk's custody. These funds are credited toward the redemption amount.

7. Defendant shall tender the remaining balance of the redemption amount, being $40,478.15, to the Circuit Court Clerk within fifteen (15) days of entry of this Order.

8. Upon deposit of the full redemption amount with the Circuit Court Clerk, all legal rights, title, and interest in and to the Property shall be automatically revested in Defendant William Wellman in fee simple as sole owner.

9. The Circuit Court Clerk shall, upon receipt of the full redemption amount, disburse the funds to purchaser Lez Lazarus or as otherwise permitted by law.

IT IS SO ORDERED.

Entered this _____ day of _____, 2025.

_____

The Honorable Judge Joe P. Binkley, Jr.

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Submitted for Entry:

/s/ Pooja R. Bery
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Counsel for Defendant

CERTIFICATE OF SERVICE

I hereby certify that a true and correct copy of the foregoing was served upon the below recipients on this 11th day of December 2025:

VIA E-MAIL
Trent N. Notestine
109 Kenner Ave, Suite 201
Nashville, Tennessee 37205
Trent@NotestineLawFirm.com

Counsel for Plaintiff

VIA U.S. MAIL
Lez Lazarus
323 Forest Park Rd., Bldg. 5, Unit 2
Madison, TN 37115

Buyer

/s/ Pooja R. Bery
Pooja R. Bery

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Case Title: ROBIN HOOD CONDO ASSOCIATION V WELLMAN
Case Number: 21C1764
Type: ORDER- GENERAL

The foregoing is hereby ORDERED, ADJUDGED AND DECREED:

Judge Joe Binkley, Jr., Fifth Circuit