

IN THE CHANCERY COURT FOR ROANE COUNTY, TENNESSEE

ROANE COUNTY, TENNESSEE

v.

NO. 2021-48

AMANDA N. SHERRILL, TONYA KELLY
and ANGEL NEWPORT

ORDER

This cause came on to be heard on the 20th day of February, 2024, before the Honorable Tom McFarland, Chancellor holding the Chancery Court for Roane County, Tennessee, upon the Complaint of the Plaintiff, the summonses served on Amanda N. Sherrill, Tonya Kelly and Angel Newport, the Motion for Default Judgment of the Plaintiff, the Notice of Motion, and the entire record in this cause, from all of which the Court finds that Amanda N. Sherrill was served with process in this cause on May 23, 2021, but has failed to file responsive pleadings; Tonya Kelly was served with process in this cause on February 28, 2022, but has failed to file responsive pleadings, and Angel Newport was served with process in this cause on July 13, 2023, but has failed to file a response pleadings. Therefore, the Court **ORDERS, ADJUDGES** and **DECREES** that as to the Defendants, Amanda Sherrill, Tonya Kelly and Angel Newport, the matters set forth in Plaintiff's Complaint and all amendments thereto are taken as confessed, and that Default Judgments are hereby entered against each aforesaid Defendant, and this cause shall proceed ex parte.

And this cause coming on to be further and finally heard upon the Default Judgment heretofore entered, the Court finds as follows:

By Deed recorded in the Roane County Register's Office in Record Book 1341, Page 274, certain real estate described therein, located at 2310 Roane State Highway, and described in the Roane County Property Assessor's Office as 46K/A/46K/5.00, was conveyed to Rebecca Hall Newport. The Court further finds that Rebecca Hall Newport died on January 8, 2015, survived

ENTERED
3/1/2024

by her husband, Hobart Newport, and her daughters, Jennifer Newport, Amanda Sherrill and Tonya Kelly. The Court further finds that Hobart Newport died on December 9, 2019, survived by his children, Amanda Sherrill, Tonya Kelly and Jennifer Newport, and that his estate is being probated in the Roane County Clerk and Master's Office, File No. 2020-PR-659. Further, the Court finds that Jennifer Newport died on March 2, 2021, survived by her spouse, Angel Newport. Based on the foregoing, the Court finds that the owners of the aforesaid real estate are Amanda Sherrill, Tonya Kelly and Angel Newport.

The Court finds that said real estate is in violation of Roane County Resolution No. 01-14-03, prohibiting overgrown property and the accumulation of debris. The Court further finds that Plaintiff has alleged in its Complaint and Amended Complaint that said property contains a structure that is unsafe in violation of the 2018 International Existing Building Code, but the Court makes no findings on that issue at this time.

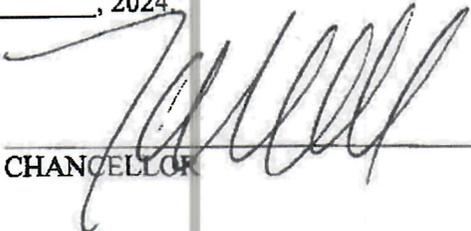
Therefore, the Court **ORDERS, ADJUDGES and DECREES** that Roane County, its employees, agents and contractors are hereby authorized, empowered and allowed to go upon the aforesaid property at 2310 Roane State Highway, as described in the Roane County Property Assessor's Office as 46K/A/46K/5.00, and as described in the aforesaid Deed recorded in the Roane County Register's Office, for so long as necessary, to take all actions necessary to bring the aforesaid property into compliance with Roane County Resolution No. 01-14-03, prohibiting overgrown property and the accumulation of debris.

The Court further **ORDERS, ADJUDGES and DECREES** that to prevent a breach of the peace, upon the request of the Roane County Codes Enforcement Office, the Roane County Sheriff's Office shall provide one or more deputies to be on the aforesaid property while said activities are taking place.

The Court further **ORDERS, ADJUDGES and DECREES** that all matters pertaining to the allegation in Plaintiff's Complaint and Amended Complaint that said property contains an unsafe structure are hereby reserved, and may be set for hearing at the request of Plaintiff or any Defendant at any Roane County Chancery Court docket sounding.

The Court further **ORDERS, ADJUDGES and DECREES** that all costs of this cause are taxed to Amanda Sherrill, Tonya Kelly and Angel Newport, jointly and severally, for which execution shall issue if necessary.

ENTER this the 13 day of MARCH, 2024.



CHANCELLOR

APPROVED FOR ENTRY:

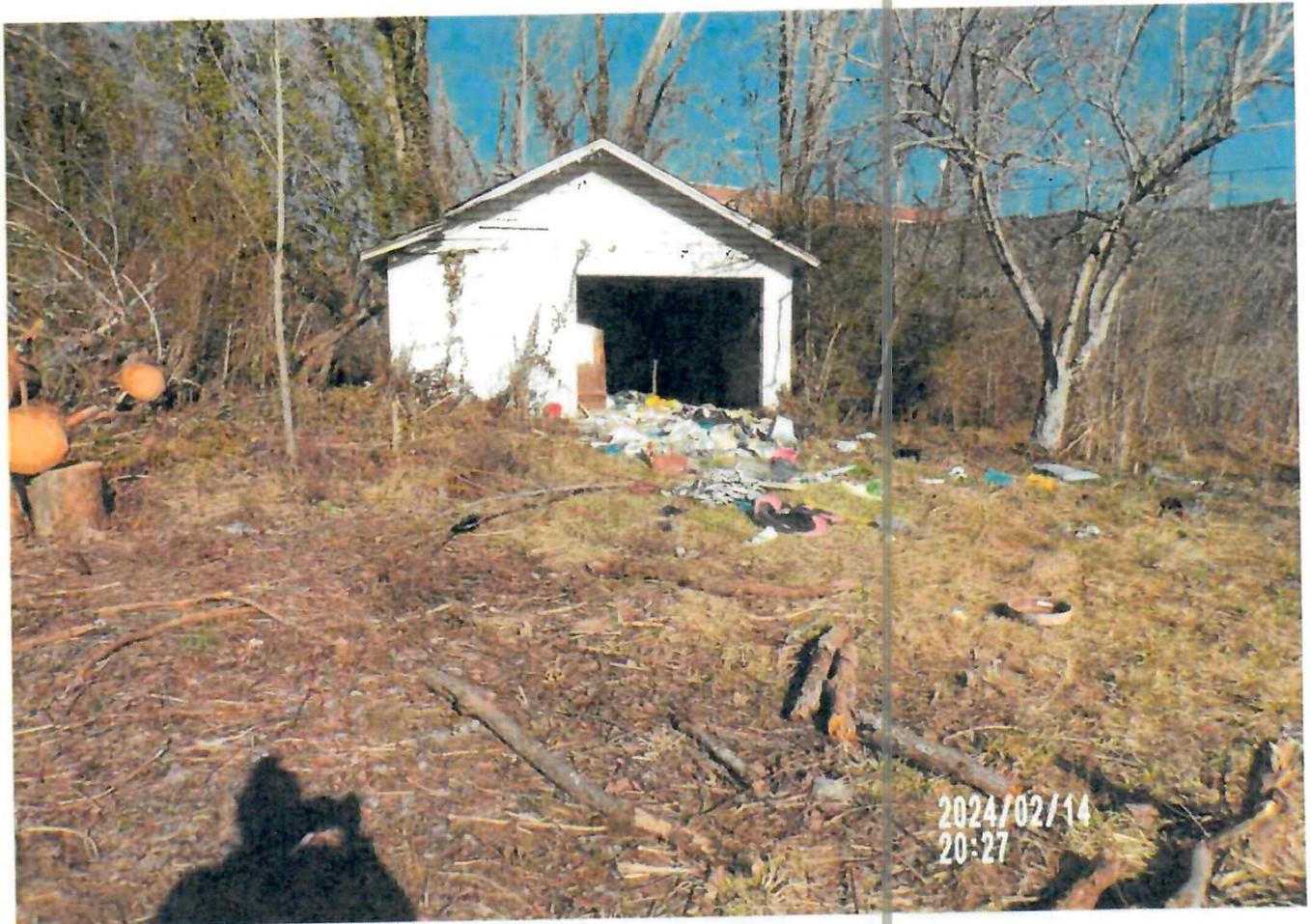


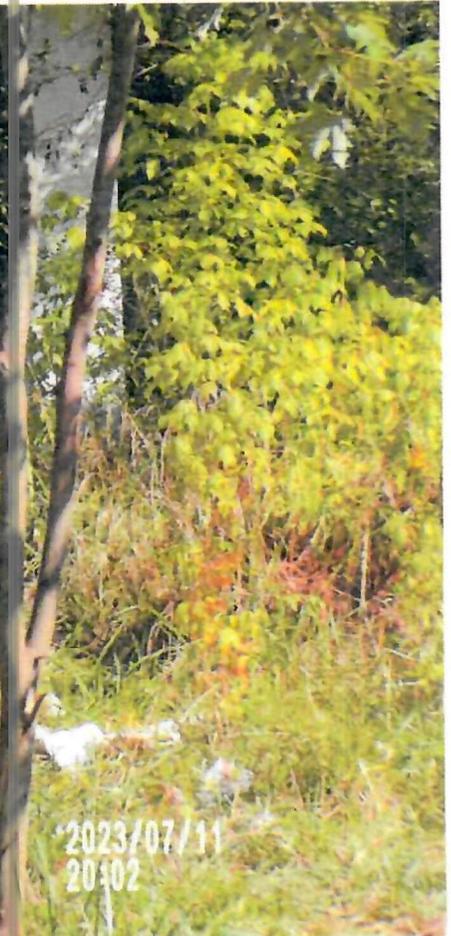
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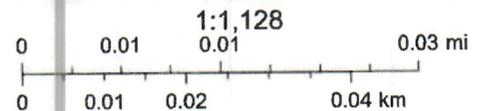


Roane County - Parcel: 046K A 005.00



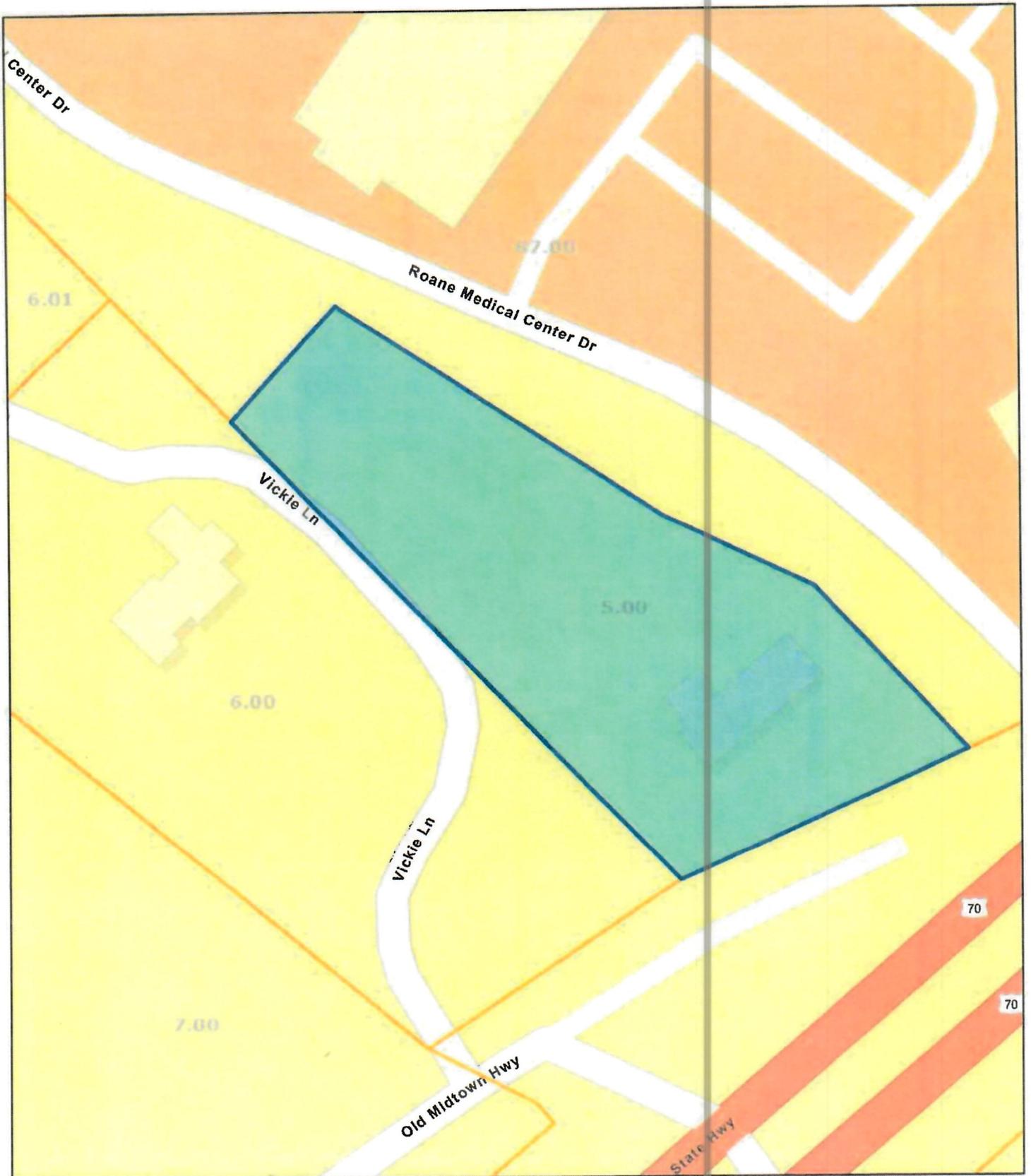
Date: April 16, 2024

County: Roane
Owner: NEWPORT REBECCA HALL
Address: ROANE STATE HWY 2310
Parcel Number: 046K A 005.00
Deeded Acreage: 1.24



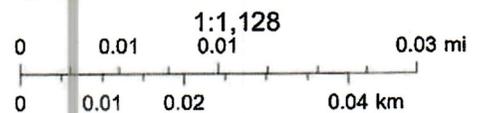
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Date: April 16, 2024

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Address: ROANE STATE HWY 2310
Parcel Number: 046K A 005.00
Deeded Acreage: 1.24
Calculated Acreage: 0



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