BOOK 5020 PAGE 166

90-E 113 91-5 124 PW

DECREE ENTERED JANUARY 21, 1976--M.B. 95, PAGE 605

EUNICE JUANITA FOSTER	)	IN THE CHANCERY COURT FOR
	)	
VS.	)	DAVIDSON COUNTY, TENNESSEE
	)	
JOSEPH HERMAN FOSTER, ET AL	)	RULE NO. A-5352

D E C R E E

This cause came on to be heard this 16th day of January, 1976, before the Hon. Allen High, Chancellor, upon the entire record in this cause, including the decree of sale and the Master's report with reference to the sale, which report is as follows:

(Here copy the report in full)

And said report being unexcepted to is by the Court on motion of the plaintiff in all things confirmed.

IT IS, THEREFORE, ORDERED, ADJUDGED AND DECREED by the Court that all the right, title and interest of the plaintiff, Eunice Juanita Foster,and defendants, Joseph Herman Foster, John Edward Foster, William Arthur Foster, Henry M. Foster and Ida Foster Hooberry, and all other parties to this suit, in and to said tracts of land, be divested out of them and each of them, and Tract I and Tract II of the subject property be vested in the purchasers, Horace DeMoss and George DeMoss as an indefeasible inheritance in fee simple forever and Tract III of the subject property be vested in the purchaser, Sessions Paving Company, as an indefeasible inheritance in fee simple forever.

It is further ordered that when the said purchase money shall have been fully paid, the Clerk and Master will make, acknowledge for registration and deliver to the said purchasers deeds conveying said tracts of land to them as aforesaid and said purchasers shall be furnished a guaranty of title with the costs to be paid from the proceeds of the sale.

All other matters are reserved.

S. Allen High
CHANCELLOR

APPROVED FOR ENTRY:

Richard R. Hedgepath
Attorney for Plaintiff

O. B. Hofstetter, Jr.
Attorney for Defendants

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 18,600.00
John Webb
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF April 1976
Deputy Register

BOOK 5020 PAGE 167

Eunice Juanita Foster
versus
Joseph Herman Foster, Etal

a-5352

To the Chancellor:

By a decree entered in this cause at the October *Term, 19* 25,

at page 576 *of Min. Book No.* 94 *the Clerk and Master was ordered to*

sell *upon the terms hereinafter set out,*

the following described property, to wit:

91-5
124

TRACT III: The east part of lot 29 on the map of the survey of said lot in said B. F. Cockrill Farm subdivision of record in Book 161, Page 134, as aforesaid, as shown on a plan made May 1, 1944, by Lewis B. Justice, Surveyor, which east part of lot 29 is described as follows:

Beginning at the northeast corner of said tract in the center line of James Avenue at the northwest corner of the W. O. Richards tract; thence south five degrees fifteen minutes, west 1080.5 feet to a post in the north line of the McCabe land; thence along McCabe's north line north 84 degrees, west 241.1 feet to a stake; thence north five degrees fifteen minutes, east 941 feet to a spike in the center of James Avenue; thence with the center of said avenue 66 degrees thirty minutes, east 279.1 feet to the point of beginning containing 6.044 acres more or less. And being a part of the same property conveyed to the said E. B. Blunkall by deed from Lucy B. Hays and husband, T.J. Hays as the same appears of record in Book 324, Page 9, Register's Office for Davidson County, Tennessee.

Terms of the Sale: For cash to the highest and best bidder.

In obedience to said order, I respectfully report that I advertised, for the required time, in the

Nashville Record *a newspaper published in the city of Nashville,*

stating that at the south door of the Courthouse

in Nashville, at 12:00 Noon *M., on* Thursday, Jan 8, *19* 76,

I would sell

said above described property upon said terms, at which time and place I attended and offered the same,

when said property *was fairly struck off and sold* to Sessions Paving Company for $18,600.00. The purchaser complied by paying $18,600.00.

Respectfully submitted,
Raymond L. Barrett,
Clerk & Masters
By: Jo Kemp, D.C. & M.

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in this Document Unsatisfactory When Received

BOOK 5020 PAGE 168

A-5352

Eunice Juanita Foster

vs. } REPORT OF SALE

Joseph Herman Foster, & al

Filed January 8, 19 76

Raymond L. Garrett,
Clerk & Master
By: Jo Kemp, D.C. & M.

Horace Jackson Foster
versus
Joseph Herman Foster, Et Al

A-5352

BOOK 5020 PAGE 169

To the Chancellor:

By a decree entered in this cause at the October *Term, 19* 75,

at page 576 *of Min. Book No.* 94 *the Clerk and Master was ordered to*

sell *upon the terms hereinafter set out,*

the following described property, to wit:

TRACT I. Two lots in West Nashville Annex 8th Civil District, being part of a resubdivision of lots 34-35-36-37-38 of a subdivision of lots 41 and 43 of the original West Nashville Annex subdivision. These lots begin at a point one hundred and fifty feet and ½ (150 ½ feet) from the intersection of Frisco Street and James Avenue and front at an angle fifty-eight feet and 6 inches (58'-6") each on James Avenue, thence along a line in a northwestwardly one hundred and ten feet (110') thence at right angles one hundred and seven feet and one-half (107'-6") to a ten (10') foot alley thence along line of said alley one hundred and fifty-five feet 6" (155'-6") to point of beginning.

And being the same property conveyed to Joseph W. Foster and wife, Eva Foster by deed from Charles W. Schuyler and wife, Bessie D. Schuyler, of record in Book 609, page 114, Register's Office for Davidson County, Tennessee.

TRACT II. Beginning at a point on the westerly side of James Avenue, thence along the line of lot #33 of a resubdivision of West Nashville Annex, running back three hundred (300) feet more or less to fifteen (15) foot alley in the rear, thence along line of said alley, one hundred and thirty-two and one-half (132 ½) feet to a ten (10) foot alley on the side, thence at a right angle in a southeasterly direction two hundred (200) feet, thence in a westerly direction one-hundred and seven and one-half (107 ½) feet, thence at a right angle and in a southeasterly direction one-hundred and ten (110) feet to James Avenue, thence westwardly, along the line of James Avenue twenty-five (25) feet more or less to the point of beginning.

And being the same property conveyed to Joseph W. Foster and wife, Eva Foster, by deed from Mrs. Bessie E. Dupont of record in Book 700, page 426, Register's Office for Davidson County, Tennessee.

The above tracts adjoin and are improved property known as city street number 649 James Avenue, Nashville, Tennessee, Map 90-8 Parcel 113, Field Book 8DA25210.

Terms of the Sale: For cash to the highest and best bidder.

In obedience to said order, I respectfully report that I advertised, for the required time, in the

Nashville Record *a newspaper published in the city of Nashville,*

stating that at the South door of the Courthouse

in Nashville, at 12:00 Noon *M., on* Thursday, Jan 8, *19* 76,

I would sell

said above described property upon said terms, at which time and place I attended and offered the same,

when said property *was fairly struck off and sold* to Horace DeMoss and George V. DeMoss for $6,700.00.

The purchasers complied by paying $6,700.00.

Respectfully submitted,

Raymond L. Barrett,

Clerk & Master

By: Jo Kemp, D.C. & M.

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

BOOK 5020 PAGE 170

A-5352

Eunice Juanita Foster

vs. } REPORT OF SALE

Joseph Herman Foster, & al

Filed January 8, 1926

Raymond L. Barrett,
Clerk & Master
By: Jo Kemp, D. C. & M.

18,600.00

APR29 CONV B** 48.35
APR29 STAX B** .50
APR29 PRFEE B** 12.00
APR29 WDEED * 60.86

BOOK 5020 PAGE 171

CERTIFICATE OF THE CLERK AND MASTER

STATE OF TENNESSEE)

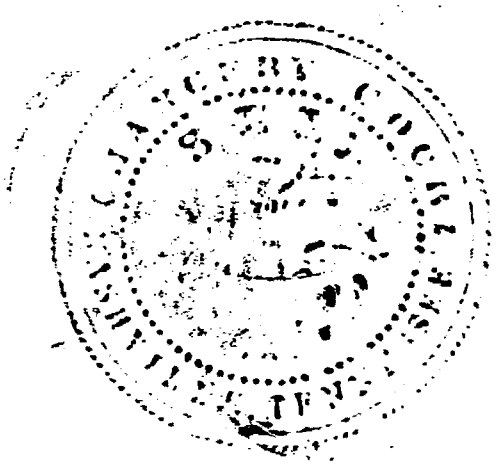
COUNTY OF DAVIDSON)

I, RAYMOND L. BARRETT, Clerk and Master of the Chancery Court of Davidson County, Tennessee, do hereby certify that the foregoing is a full, true and correct copy of the Decree entered the 21st day of January, 1976, in Minute Book 95, page 605 in the cause wherein EUNICE JUANITA FOSTER is Plaintiff, and JOSEPH HERMAN FOSTER, et al are Defendants, Rule Number A-5352, as the same appears of record and now on file in my office.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at my office in the Courthouse at Nashville, Tennessee, this the 28th day of April, 1976 and 200th year of American Independence.

RAYMOND L. BARRETT, Clerk and Master

By: Judy Helms
Deputy Clerk and Master



TO INTER REFERENCE

APR 29 11 39 AM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

D 46888