JDL/br
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BOOK 5118 PAGE 751

DECREE ENTERED JANUARY 7, 1977--T.M.B. 10, PAGE 593

IN THE CHANCERY COURT, PART I, DAVIDSON COUNTY, TENNESSEE

105-8
46
pw

THE STATE OF TENNESSEE IN ITS OWN BEHALF AND FOR THE USE AND BENEFIT OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

Plaintiff

Vs.

DELINQUENT TAXPAYERS AS SHOWN ON THE 1974 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

JOANNA DUFFIE,

Control Number
0145-4900

Defendant(s)

File - Tax Civil Action
Number A-6849

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 6[illegible]
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 25th DAY OF February 1977.
Deputy Register

FINAL DECREE CONFIRMING SALE

This cause came on to be heard upon motion of plaintiff to confirm the Report of the Clerk and Master pursuant to the order for reference and to confirm the Report of Sale. It appearing to the Court that these Reports have been on file more than (5) days and are without exception,

It is therefore, Ordered by the Court that the motion be, and the same hereby is, granted. All the right, title, and interest of the defendant(s)

JOANNA DUFFIE,

and any and all unknown heirs-at-law or devisees, and of all other parties to this suit and to said parcel of land be divested out of them and each of them and be vested in the purchaser(s), JAMES STEINHOUSE, JOHN STEINHOUSE, and CLARENCE LEROY STEINHOUSE,
subject to the equity of redemption.

In the names of the parties, the Clerk and Master will make, acknowledge for registration and deliver to said purchaser(s) a deed conveying all the right, title and interest of all the parties to this suit to the purchaser(s) in and to said tract of land or will give the purchaser(s) if preferred, a certified copy of this decree for registration.

The costs of the said deed or certified decree will be paid by said purchaser(s) and on application, a writ of possession will issue to put the purchaser(s) in possession of said parcel of land at purchaser's(s') cost.

Out of the proceeds of said sale, the Master will make disbursements in the following order:

1. The costs of this cause.

2. All real property taxes, penalty, interest, statutory attorney's fees, and cost due and payable to the Metropolitan Government on the date of the sale.

The Clerk and Master will retain, subject to rightful claims, whatever balance may remain after the above payments. The purchaser(s) shall be liable for the taxes assessed against the property beginning with the year 1977 and continuing so long as he shall own the property.

All other matters are reserved.

The Report of the Clerk and Master follows.

CHANCELLOR

DEPARTMENT OF LAW OF THE METROPOLITAN
GOVERNMENT OF NASHVILLE AND DAVIDSON
COUNTY, TENNESSEE

James D. Luther, Metropolitan Attorney

CC: Mr. James Steinhouse
Mr. John Steinhouse
Mr. Clarence Leroy Steinhouse
768 Darden Place, Nashville, Tennessee

THE STATE OF TENNESSEE IN ITS OWN BEHALF AND FOR THE USE AND BENEFIT OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY
PLAINTIFF

VS.

DELINQUENT TAXPAYERS AS SHOWN ON THE 1974 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE

JOANNA DUFFIE
CONTROL NO. 0145-4900

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FILE TAX CIVIL ACTION
NUMBER A-6849

Patricia G. Bevis

REPORT OF THE CLERK AND MASTER

TO THE CHANCELLOR:

Pursuant to the order for reference entered in Tax Minute Book 10, Page 293, on October 15, 1976, I find as follows:

1. The total amount of all taxes, interest, penalty and statutory attorney's fee due and payable to the Metropolitan Government on the date of sale, December 16, 1976

FOR THE YEAR OF:	AMOUNT:
1967	$ 48.08
1968	49.44
1969	47.85
1970	46.26
1971	52.50
1972	54.90
1973	68.47
1974	44.70
1975	28.70
1976	24.96
TOTAL:	$465.86

2. Court cost due and payable to the Clerk and Master on the date of sale, December 16, 1976.

COST	$38.00
REFERENCE	25.00
NASHVILLE RECORD	102.50
TOTAL:	$165.50

Respectfully submitted,

RAYMOND L. BARRETT
CLERK AND MASTER

BY _____
Deputy Clerk and Master

State of Tennessee, etc.
versus
Delinquent Taxpayers, etc.
(Joanna Duffle)

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A-6849-0145-4900

To the Chancellor:

By a decree entered in this cause at the October *Term, 19* 76,
at page 293 *of Min. Book No.* 10 *the Clerk and Master was ordered to*
sell *upon the terms hereinafter set out,*
the following described property, to wit:

1306 First Avenue, South
Lot Number 17 and Part of 16
D. F. Wilkins Plan
37 x 125
Field Book Number 15W 505
Map and Parcel Number 105-8-46

TERMS OF SALE: Cash. To the highest and best bidder. Subject to the right of equity of redemption. The purchaser(s) shall be liable for payment of taxes assessed against the property beginning with the year 1977 and continuing so long as purchaser(s) shall own the property.

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, December 16, *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 James Stevenson, John Stevenson and Clarence Foley Stevenson for $1750.00 the purchasers complied by paying $1750.00.*

Respectfully submitted,
Raymond L. Burnett, C. & M.
by D. Long, Dep. C. & M.

RECORDER'S MEMO:

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A-6849-0145-4900

State of Tennessee, etc.

vs. } REPORT OF SALE

Delinquent Taxpayers, etc.

(Joanna Duffle)

Filed December 16, 19 76

Jo Kemp,
D. C. & M.

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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 7th day of January, 1977, in TAX Minute Book 10, Page 593 in the cause wherein THE STATE OF TENNESSEE,ETC., is the Complainant, and DELINQUENT TAXPAYERS FOR 1974 TAXES,ETC., ET AL (JOANNA DUFFIE) the Defendants, Rule Number A-6849, Control No. 1045-4900, 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 7th day of January, 1977, and 201st year of American Independence.

RAYMOND L. BARRETT, Clerk and Master

By: _____
Deputy Clerk and Master

IDENTIFICATION REFERENCE

D91031

FEB 25 3 20 PM '77

FEE DAVIDSON CO. REGISTER CO. TENN.

FEB25F	CONV	* 675.00				
FEB25F	S'TAX		B*	1.82		
FEB25F	PR'FEE		B*	.50		
FEB25F	W'DEED		B*	12.00	*	14.32