3/20/74

Pierce Mill Co.

LEGAL COUNSEL
7th FLOOR L&C NATL BK BLDG.
NASHVILLE, TENNESSEE 37219

BOOK 5144 PAGE 83

Decree Entered April 8, 1974 in T.M.B. 5, page 76

IN THE CHANCERY COURT, PART I, AT NASHVILLE TENNESSEE

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 1970 REAL PROPERTY DELINQUENT TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE AND MORE SPECIFICALLY DESCRIBED IN EXHIBIT A,

ETTA J. McCANN,

Defendant(s)

Control Number
0417-0900

6DA-37243
map 119-13
Parcel 239.

File - Tax Civil Action
Number A-1209

A-1209 - 0417-0900

STATE OF TENNESSEE, ETC

vs. } REPORT OF SALE

DELINQUENT TAXPAYERS, ETC

(ETTA J. McCANN)

Filed 3/12, 1974

L. D. Cato S.C.C.

FINAL DECREE CONFIRMING SALE

This cause came on to be heard before the Honorable Ben H. Cantrell, Chancellor, upon motion of complainant to confirm the Report of Sale filed by the Clerk and Master. It appearing to the Court that the Report of Sale has been on file more than five (5) days and is without exception, it is, therefore, ORDERED, ADJUDGED and DECREED by the Court that the motion be, and the same hereby is, granted. All the right, title and interests of the Defendant(s),

Etta J. McCann,

and any and all unknown heirs-at-law or devisees, and of all other parties to this suit in and to said parcel of land be divested out of them and each of them

I swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 1,095.10, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Leon Gilbert

Subscribed and sworn to before me this the 4th day of May, 1977

Notary Public Davidson County

Belinda R Smith

commission expires: Nov. 26, 1980

and be vested in the purchaser(s), Four Star Realty Investment Company, 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 the 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 disburse them in the following order:

1. The costs of this cause.

2. Taxes for the years 1963, 1965 through 1970 inclusive.

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 1971 and continuing so long as he shall own the property.

All other matters are reserved.

The Report of the Clerk and Master follows.

BHC

CHANCELLOR

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

James H. Harris III

James H. Harris III
Metropolitan Attorney

STATE OF TENNESSEE, ETC

versus

DELINQUENT TAXPAYERS, ETC
(ETTA J. MCGAHN)

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To the Chancellor:

By a decree entered in this cause at the October *Term, 19* 73 ,

at page 217 *of Min. Book No.* 4 *the Clerk and Master was ordered to*

sell *upon the terms hereinafter set out,*

the following described property, to wit:

513 Radner Street
College Hgts. - 50 x 169
Lot Number 106
Field Book Number 6 DA 37243
Map and Parcel Number 119-13-239

TERMS OF SALE:

Cash. To the highest and best bidder, subject to equity of redemption. The purchaser shall be liable for payment of taxes assessed against the property beginning with the year 1971 and continuing so long as purchaser 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* Tuesday, February 19 74, *19* ,

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 Faux Stix Realty Investment Co for 1096.10. The purchaser complied by paying 1096.10.

Respectfully Submitted
Raymond L. Barrett Clerk & Master
By L. D. Cato 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 8th day of April, 19 74, in TAX Minute Book 5, Page 76, in the cause wherein STATE OF TENNESSEE,ETC., the Plaintiff, and DELINQUENT TAXPAYERS FOR 1970 TAXES,ETC.,ET AL (ETTA J. McGANN) the Defendant s, Rule Number A-1209, as the same appears of Control No. 0417-0900 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 2nd day of May, 19 77, and 201st year of American Independence.

RAYMOND L. BARRETT, Clerk and Master

BY: Doris Ann Wiggs

Deputy Clerk and Master

E02269

TAX REFERENCE

MAY 5 12 37 PM '77

DAVIDSON CO. TENN.

MAY-57	CONV	*1,096.10			
MAY-57	S'TAX		B*	2.86	
MAY-57	PR'FEE		B*	.50	
MAY-57	MUFED		B*	8.00	* 11.36