12/16/77

DECREE ENTERED DECEMBER 16, 1977, TAX M.B. 12, PAGE 246

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

BOOK 5249 PAGE 484

E 49033

FEB 3 2 22 PM '78

FELIX Z. MILLSAPS, REGISTER
DAVIDSON COUNTY, TENNESSEE

TO THE REFERENCE

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 1975 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

WILEY NELSON, et ux,

Control Number
0146-4800

Defendant(s)

File - Tax Civil Action
Number 77-314-I

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ Exempt
John Steinhouse
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 3rd DAY OF Feb. 1978.
E. Bowen
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 five (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)

WILEY NELSON, et ux,

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), JOHN STEINHOUSE, et al.,
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 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 1976 and continuing so long as he shall own the property.

All other matters are reserved.

The Reports of the Clerk and Master follow.

BMC

CHANCELLOR

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

Sara E. Sedgwick

Sara E. Sedgwick, Metropolitan Attorney

CC: Mr. John Steinhouse
Mr. James Steinhouse
Mr. Clarence Leroy Steinhouse
24 Andrew T. Whitmore Street
Nashville, Tennessee 37210

State of Tennessee, etc.
versus
Delinquent Taxpayers, etc.
(Wiley Nelson, et ux)

BOOK 5249 PAGE 486

77-314-I - 0146-4800

To the Chancellor:

By a decree entered in this cause at the April *Term, 19* 77 *,*

at page 686 *of Min. Book No.* 11 *the Clerk and Master was ordered to*

sell *upon the terms hereinafter set out,*

the following described property, to wit:

TAx

Land in Davidson County, Tennessee:
1301 Second Avenue, South
Part of Lot Number 4
34 x 116
Field Book Number 15W 2730
Map and Parcel Number 105-7-428

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.

FEB-3[illegible]	CONV	* 869.78			
FEB-3[illegible]	S'TAX		B*	2.34	
FEB-3[illegible]	PRTFEE		B*	.50	
FEB-3[illegible]	MISC			10.00	* 12.84

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 1, *19* 77 *,*

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 John Steinhouse, James Steinhouse, & Clarence LeRoy Steinhouse for $869.78. Purchasers complied by paying $869.78.

Respectfully submitted
Raymond L. Barrett
Clerk & Master

By: [signature]
Deputy clerk & Master

77-314-I - 0146-4800

State of Tennessee, etc.

vs. } REPORT OF SALE

Delinquent Taxpayers, etc.

(Wiley Nelson, et ux)

Filed December 1, 19 77

J. O. Kemp, D. C. & M.

BOOK 5249 PAGE 487

BOOK 5249 PAGE 488

CERTIFICATE OF 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 16th day of December, 19 77, in Tax Minute Book 12, Page 246, in the cause wherein STATE OF TENNESSEE _____, IS the Plaintiff, and D.T.P. (WILEY NELSON) _____, is the Defendant, Rule Number 77-314-I-0146-4800, 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 30th day of December, 1977, and the 202nd year of American Independence.

RAYMOND L. BARRETT,
CLERK AND MASTER

DEPUTY CLERK AND MASTER