7/18/80

DECREE ENTERED JULY 21, 1980, TAX M.B. 18, PAGE 695

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

BOOK 5637 PAGE 858

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 2100
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 15th DAY OF Aug 1980.
Deputy Register

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 1976 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY,

H. B. JENKINS, ET UX,

Control Number
0934-5900

Defendant(s)

File - Tax Civil Action
Number 78-369-I

78-369-I-0934-5900

STATE OF TENNESSEE, ETC.

vs. } REPORT OF SALE

D.T.P.(H. B. JENKINS, ET UX)

Filed Aug 2, 1980
D. C. Kemp, D.C.

IDENTIF. REFERENCE

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.
AUG 15 1 49 PM '80

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FINAL DECREE CONFIRMING SALE

This cause came on to be heard upon motion of plaintiff to confirm the Report of the Clerk and Master 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)

H. B. JENKINS, 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), MORRIS LEVINE (1/3), LEON GILBERT (1/3) and JACK J. and wife BESSIE COHEN (1/3), 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 Clerk and 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 1979 and continuing so long as he shall own the property.

All other matters are reserved.

The Report of the Clerk and Master follows.

BAC

CHANCELLOR

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

Sara E Sedgwick

Sara E. Sedgwick, Metropolitan Attorney

cc: Mr. and Mrs. H. B. Jenkins
2510 Elm Hill Pike
Nashville, Tennessee 37210

Mr. Morris Levine
1119 Stahlman Building
Nashville, Tennessee 37201

Mr. James L. Fuqua, Jr.
Attorney at Law

STATE OF TENNESSEE, ETC.

versus

D.T.P.(H. B. JENKINS, ET UX)

78-369-I-0934-5900

BOOK 5637 PAGE 860

To the Chancellor:

By a decree entered in this cause at the April *Term, 19* 80,

at page 239 *of Min. Book No.* 18 *the Clerk and Master was ordered to*

Tax

sell *upon the terms hereinafter set out,*

the following described property, to wit:

Land in Davidson County, Tennessee:
Couchville Pike
5.00 acres
Field Book Number 4D 22690
Map and Parcel Number 138-99

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 1979 and continuing so long as purchaser(s) shall own the property. If there are any excess funds remaining from the proceeds of said sale after distribution of all taxes and costs as specified above, a Reference will be made to pay any full year's taxes, interest, and penalty due and payable to the Metropolitan Government on the date of sale. Judgment in this cause is in the amount of ($161.41) plus interest, penalty, statutory attorney's fees, and costs as provided by law.

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, June 26, 80, *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 Morris Levine (1/3)
Leon Gilbert (1/3) and Jack J. Cohen and wife, Bessie, (1/3) for $2,100.00.

The purchasers complied by paying $2,100.00.

Respectfully submitted,

Raymond L. Barrett, Clerk & Master

By Jo Kemp
Deputy Clerk and Master

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

BOOK 5637 PAGE 861

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 19 76 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY,

H. B. JENKINS,ET UX

Control No. 0934-5900

80 JUN 30 PM 3:39

R.L. BARRETT CLERK & MASTER
DAVIDSON COUNTY CHANCERY CT.

FILE TAX CIVIL ACTION NUMBER 78-369-I

REPORT OF THE CLERK AND MASTER

TO THE CHANCELLOR:

Pursuant to the order of reference entered in Tax Minute Book 18 , Page 239 , on APRIL 30, 1980 , 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, June 26, 1980.

FOR THE YEAR OF:	AMOUNT
1975	$ 88.50
1976	85.36
1977	87.86
1978	84.46
1979	62.84
TOTAL:	$409.02

2. Court costs due and payable to the Clerk and Master on the date of sale, June 26, 1980.

COST	$ 146.00
REFERENCE	25.00
NASHVILLE RECORD	38.00
TOTAL	$ 209.00

Respectfully submitted,

RAYMOND L. BARRETT
CLERK AND MASTER

BY _____
DEPUTY CLERK AND MASTER

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 Final Decree Confirming Sale entered July 21,1980, Tax Minute Book 18, Page 695

of said Court, in the cause wherein The State of Tennessee, etc. et al, Plaintiff ( ) VS. Delinquent taxpayers for 1976 Taxes, etc, et al (H. B. Jenkins, et ux.), Defendant ( ), FILE NO. 78-369-I (0934-5900), 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 July, 19 80, and 205th year of American Independence.

RAYMOND L. BARRETT, CLERK AND MASTER

BY _____
DEPUTY CLERK AND MASTER

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5637 PAGE 863

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			2100.00- CO	
			5.46 CO TX	
			.50 PRFEE	
			15.00 WDEED	
			CHECK	20.96-
5961A08/15/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60.2669

T
IDENTIF. REFERENCE

AUG 15 1 49 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 774026