Rec'd 6/2/86

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, 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 1983 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY,

COLUMBUS BRITTON, HRS.,

Control Number 0394-8100 -

Defendant(s).

File Tax Civil Action Number 85-372-I -

ORDER FILED & ENTERED 6-5-86
MINUTE BOOK 24 PAGE 468

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) Columbus Britton, Hrs., 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) Gay Lisa Levine and Jack J. Cohen and wife, Bessie D., 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 costs 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 shall be liable for the taxes assessed against the property beginning with the year 1984 and continuing so long as he shall own the property.

All other matters are reserved.

The Report of the Clerk and Master follows and is incorporated herein.

CHANCELLOR

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

KEVIN S. KEY
Metropolitan Attorney

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ $75.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 4th DAY OF June 1986
Deputy Register

xc: Columbus Britton, Hrs.
c/o John Britton
1214 3rd Ave., So.
Nashville, TN 37210

Gay Lisa Levine, Jack J. Cohen & Bessie D. Cohen
1119 Stahlman Building
Nashville, TN 37201

State of Tennessee etc.
versus
Delinquent Taxpayers, etc.
(Columbus Britton, Hrs.)

85-372-I 0394-8100

To the Chancellor:

By a decree entered in this cause on March 6 *19* 86,

at page 272 *of Min.* tax *Book No.* 24 *the Clerk and Master was ordered to*

sell *upon the terms hereinafter set out,*

the following described property, to wit:

Land in Davidson County, Tennessee:

2708 Hogan Street
.19 acres
71 x 148 x IR
Field Book Number 6DA 34356
Map and Parcel Number 119-9-158
Deed Book 0348, Page 375

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 19 84, 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 $ 112.56, plus interest, penalty, statutory attorneys' 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, May 1, *19* 86, *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* 1/2 interest to Gay Lisa Levine and 1/2 interest to Jack J. Cohen and wife, Bessie D. for $875.00. The purchasers complied by paying $875.00.

Respectfully submitted,

Christina Norris, Clerk & Master

By Jo Kemp
Deputy Clerk & Master

BOOK 6880 PAGE 642

85-372-I 0394-8100

State of Tennessee etc.

vs. } REPORT OF SALE

Delinquent Taxpayers, etc.
(Columbus Britton, Hrs.)

Filed May 9, 1986

Jo Kemp, D.C., M.

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
JUN 9 10 57 AM '86

IDENTIFICATION REFERENCE

08402

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

BOOK 6880 PAGE 643

FILED

1986 MAY -9 PM 3:25

CHRISTINA NORRIS, CLERK & MASTER
DAVIDSON CO. CHANCERY CT.

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

COLUMBUS BRITTON, HRS.,

CONTROL NO. 0394-8100

TAX CIVIL ACTION
FILE NO. 85-372-I

REPORT OF THE CLERK AND MASTER

TO THE CHANCELLOR:

Pursuant to the order of reference entered in Tax Minute Book 24, Page 272, on MARCH 6, 1986,

I find as follows:

1. The total amount of taxes, interest, penalty and statutory attorney's fee due and payable to the Metropolitan Government on the date of sale, May 1, 1986.

FOR THE YEAR OF:	AMOUNT:
1980	$ 66.17
1981	69.98
1982	60.16
1983	55.35
1984	76.01
1985	61.45
TOTAL:	$389.12

2. Court costs due and payable to the Clerk and Master on the date of sale, May 1, 1986.

	AMOUNT:
Costs:	$ 209.63

Respectfully submitted,

CHRISTINA NORRIS,
CLERK AND MASTER

BY _____
DEPUTY CLERK AND MASTER

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6880 PAGE 644

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

875.00- CAMT.
2.34 CSTAX
.50 PRFEE
15.00 MISC.
CHECK 17.84-
2941A06/09/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0 8 4 0 2

IDENTIFICATION REFERENCE

JUN 9 10 57 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 256574