RECEIVED
JUN 29 1988
CHANCERY COURT

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

I hereby certify that this is a true copy of original instrument filed in my office.
This 16 day of July 1990
CLAUDIA C. BONNYMAN Clerk & Master
By _____ Deputy Clerk

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 1986 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY,

JAMES A. ANDERSON, ET UX,

Control Number 1111-6600

Field Book Number 14W 11235

Defendant(s).

File Tax Civil Action Number 88-522-I

MINUTE BOOK 36 PAGE 361

BOOK 8173 PAGE 285

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) James A. Anderson, Et ux, 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 and be vested in the purchaser(s) Herman Hodges and wife, Katie Hodges, 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 1990 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

APPROVED FOR ENTRY:

PAMELA D. PITTS, #013030
Metropolitan Attorney
204 Metropolitan Courthouse
Nashville, TN 37201
(615) 259-6141

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 17.50
Herman Hodges
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 13th DAY OF Aug 1990.
Deputy Register

xc: Mr. & Mrs. James A. Anderson
3830 Atwell Drive
Nashville, TN 37207

Herman & Katie Hodges
117 Fain Street
Nashville, TN 37210

BOOK 8173 PAGE 287

STATE OF TENNESSEE ETC.

vs.

DELINQUENT TAXPAYERS ETC.

File No. 88-522-I

Control No. 1111-6600

Field Book No. 14W 11235

James A. Anderson, et ux

REPORT OF SALE

FILED
1990 MAY 24 PM 2:27
CLERK & MASTER
DAVIDSON COUNTY CT.

To the Chancellor:

An order was entered in this case on February 2, 19 90, on page 414 of Tax Minute Book 33 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee:

115 Fain St
.06 acres
Field Book Number 14W 11235
Map and Parcel Number 093-16-0 328.00
Deed Book 0623, Page 142

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 1988, 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 $20.58, plus interest, penalty, statutory attorneys' fees and costs as provided by law.

I respectfully report that I advertised for the required time in the Nashville Record, a newspaper published in Nashville, stating that at the ~~south door~~ 2nd floor mezzanine of the Courthouse in Nashville, at 12:00 o'clock noon, on Thursday, May 24,1990, I would sell the above-described property upon the stated terms. I held the sale as ordered and the property was fairly struck off and sold to Herman Hodges and wife, Katie Hodges for $750.00. The purchasers complied by paying $750.00.

Respectfully Submitted,
CLAUDIA C. BONNYMAN, CLERK AND MASTER

By _____
Deputy Clerk and Master

48899

IDENTIFICATION REFERENCE

AUG 13 2 00 PM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

9368 08/13 0101 01CASH 12.31

117 Fain St
Nash TN 37210

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8173 PAGE 288

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 750.00
				CON TX 2.31
				PRFEE 1.00
				MISC 9.00
				TOTAL 12.31
				CASH 12.31
08/13/90	01			14:01 0001 9368

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

48899

IDENTIFICATION REFERENCE

Aug 13 2 00 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 345805