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DEC - 3 1991

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 1989 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY,

J.D. GUPTON, ET UX,

Control Number 0461-5900

Field Book Number 08DA 06565

Defendant(s).

I hereby certify that this is a true copy of original instrument filed in my office.
This 11 day of December 1991
CLAUDIA C. BUNNYMAN Clerk & Master
By Judy Caviness Deputy Clerk

File Tax Civil Action Number 91-717-I

ORDER FILED & ENTERED DEC 10 1991
MINUTE BOOK 44 PAGE 523

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), J.D. Gupton, 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), Erban Realty 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 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 1991 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) 862-6341

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 2000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF March 19 92
Deputy Register

Owner & TAX Bills → Mail

xc: Erban Realty Co.
708 Berry Road
Box 41162
Nashville, TN 37204

Mr. & Mrs. J.D. Gupton
c/o Alberta Harris
296 Lawndale Drive
Nashville, TN 37211

BOOK 8568 PAGE 682

STATE OF TENNESSEE ETC.

vs.

DELINQUENT TAXPAYERS ETC.

File No. 91-717-I

Control No. 0461-5900

Field Book No. 08DA 06565

J. D. Gupton, et ux

FILED
91 OCT 24 PM 1:58

REPORT OF SALE

To the Chancellor:

An order was entered in this case on August 16, 19 91, on page 638 of Tax Minute Book 41 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee:

2309 SEIFRIED ST
.32 ACRES
FIELD BOOK NUMBER 08DA 06565
MAP AND PARCEL NUMBER
081-06-0 417.00
DEED BOOK 1261, PAGE 113

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 90, 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 $ 52.91, 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 2nd floor mezzanine of the Courthouse in Nashville, at 12:00 o'clock noon, on Monday Oct. 21, 1991, 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 Erban Realty Company for $2,000.00. The purchaser complied by paying $2,000.00.

90309

IDENTIFICATION REFERENCE

MAR 6 11 22 AM '92

DAVIDSON COUNTY, TN

4075 03/06 0101 03CHECK 17.40

Respectfully Submitted,
CLAUDIA C. BONNYMAN, CLERK & MASTER

By _____
Deputy Clerk and Master

708 Berry Rd., Box 41162
Nashville, TN 37204



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8568 PAGE 683

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
				CAMT 2000.00
				CON TX 7.40
				PRFEE 1.00
				MISC 9.00
				TOTAL 17.40
				CHECK 17.40
			03/06/92 01	11:22 0001 4075

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

90309

IDENTIFICATION REFERENCE

MAR 6 11 22 AM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 508548