BOOK 8631 PAGE 309

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,

JERRY D. SPENCER,

Control Number 0402-7900

Field Book Number 03D 91443

Defendant(s).

I hereby certify that this is a true copy of original instrument filed in my office.
This 22nd day of January 1992
CLAUDIA C. BONNYMAN Clerk & Master
By Tamay Ozari Deputy Clerk

File Tax Civil Action Number 91-717-I

ORDER FILED & ENTERED JAN 17 1992
MINUTE BOOK 45 PAGE 27

1992 05 21 0101 03CHECK 13:38

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), Jerry D. Spencer, 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), Tamay Ozari, 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.

12269

IDENTIF. REFERENCE

MAY 21 2 04 PM '92

FELIX E. [illegible] REGISTER
DAVIDSON COUNTY, TN.

MAIL FNV

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 1992 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

PAMELA D. PITTS, #013030
Metropolitan Attorney
204 Metropolitan Courthouse
Nashville, TN 37201
(615) 862-6341

xc: Jerry D. Spencer
5409 Ashley Drive
Antioch, TN 37013

New Owner TAX BILLS Tamay Ozari
130 2nd Ave., South
Nashville, TN 37201

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STATE OF TENNESSEE ETC.

vs.

DELINQUENT TAXPAYERS ETC.

File No. 91-717-I

Control No. 0402-7900

Field Book No. 03D 91443

JERRY D. SPENCER

REPORT OF SALE

To the Chancellor:

An order was entered in this case on October 14, 19 91, on page 600 of Tax Minute Book 43 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee:

1040 PATIO DR
.15 ACRES
FIELD BOOK NUMBER 03D 91443
MAP AND PARCEL NUMBER
108-03-0 191.00
DEED BOOK 7840, PAGE 349

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 $ 81.90 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, Dec. 12, 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 Tamay Ozari for $2450.00. The purchaser complied by paying $2450.00.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 2,450

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF May 19 92

Deputy Register

Respectfully Submitted,
CLAUDIA C. BONNYMAN, CLERK & MASTER

By _____
Deputy Clerk and Master

30 2nd Ave So.
37201

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8631 PAGE 312

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 2450.00
CON TX 9.38
PRFEE 1.00
WDEED 9.00
TOTAL 18.38
CHECK 18.38
05/21/92 01 14:04 0001 8763

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

II 2269

IDENTIF. TREFERENCE

MAY 21 2 04 PM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

No. 533135