FILED

JUN 11 1991

CLERK & MASTER, 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 19th day of June 1991
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 1988 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY,

FRED M. POE,

Control Number 0969-9700

Field Book Number 20W 24135

Defendant(s).

File Tax Civil Action Number 90-695-III

ORDER FILED & ENTERED 6-17-91
MINUTE BOOK 40 PAGE 303

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), Fred M. Poe, 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), Sunny & Mary Owunnah, 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.

Robert S. Brandt
CHANCELLOR

APPROVED FOR ENTRY:

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

xc: Sunny & Mary Owunnah - New Owner + Send Tax Bills To --
3202 Leswood Lane
Nashville, TN 37207

mail

Fred M. Poe
138 Scenic View Dr.
Old Hickory, TN 37138

600 9.5.

IDENTIFIED REFERENCED
Nov 2 1 35 PM '92
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

8 3 .. 118

STATE OF TENNESSEE ETC.

vs.

DELINQUENT TAXPAYERS ETC.

File No. 90-695-TIT

Control No. 0969-9700

Field Book No. 20W 24135

Fred M. Poe

1991 MAY 16 PM 3:13
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.

REPORT OF SALE

To the Chancellor:

An order was entered in this case on February 1, 19 91, on page 650 of Tax Minute Book 38 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee:

1205 STAINBACK AV
.16 ACRES
FIELD BOOK NUMBER 20W 24135
MAP AND PARCEL NUMBER
071-15-0 455.00
DEED BOOK 4878, PAGE 463

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 1989, 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 $54.11, 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~~ second floor mezzanine XXXXXXX of the Courthouse in Nashville, at 12:00 o'clock noon, on Thursday, ~~May 16, 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 Sunny & Mary Owunnah for $2,600.00. The purchasers complied by paying $2,600.00.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $2600.00
Sunny Owunnah
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF November 1992
Deputy Register

2115 11/02 0101 03CHECK
22.62

Respectfully Submitted,
CLAUDIA C. BONNYMAN, CLERK & MASTER

By Christy Daniel
Deputy Clerk and Master



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

RECEIVED OF _____

FOR _____

BOOK 8773 PAGE 119

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 2600.00
				CON TX 9.62
				PRFEE 1.00
				MISC 12.00
				TOTAL 22.62
				CHECK 22.62
11/02/92	01			13:33 0001 2115

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6009.5.

IDENTIFI REFERENCE!

Nov 2 1 35 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 585996