RECEIVED BOOK 8824 PAGE 638

DEC 1 5 1992

DAV. CO. CHANCERY COURT

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 1990 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY,

SAMUEL BERNARD MCGHEE, JR.

Control Number 0305-1600

Field Book Number 02W 23973

Defendant(s).

I hereby certify that this is a true copy of original instrument filed in my office.
This 23 day of December 19 92
CLAUDIA A. BONNYMAN, Clerk & Master
By Christy Kinnard
Deputy Clerk

File Tax Civil Action Number 92-700-II

ORDER FILED & ENTERED DEC 1 8 1992
Tax
MINUTE BOOK 51 PAGE 170

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), Samuel Bernard McGhee, Jr., 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), Leland D. Watts, 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 1993 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:

Philip D. Baltz

PHILIP D. BALTZ, #5315
Metropolitan Attorney
204 Metropolitan Courthouse
Nashville, TN 37201
(615) 862-6341

Address of New Owner + Send Tax Bills to:

xc: Leland D. Watts
6744 Quiet Lane
Brentwood, TN 37027

Samuel Bernard McGhee, Jr.
1412 Heiman Street
Nashville, TN 37208

Mail

7.7.2.6.6.

IDENTIFICATION REFERENCE

Dec 28 2 03 PM '92

ELLA ... REGISTER
DAVIDSON ... UNTY, TN

5714 12/28 0101 03CHECK 18.92

BOOK 8824 PAGE 640

STATE OF TENNESSEE ETC.

vs.

DELINQUENT TAXPAYERS ETC.

SAMUEL BERNARD MCGHEE, JR.

File No. 92-700-II

Control No. 0305-1600

Field Book No. 02W 23973

FILED
92 NOV 12 PM 2:38
DAVIDSON CO. CHANCERY CT.

REPORT OF SALE

To the Chancellor:

An order was entered in this case on May 19, 19 92, on page 743 of Tax Minute Book 45 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee:

1406 HEIMAN ST
.10 ACRES
FIELD BOOK NUMBER 02W 23973
MAP AND PARCEL NUMBER
081-15-0 393.00
DEED BOOK 5735, PAGE 735

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 1991, 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 $330.93, 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 Wednesday, Nov. 4, 1992, 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 Leland D. Watts for $1,600.00.

The purchaser complied by paying $1,600.00.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1600

Affiant

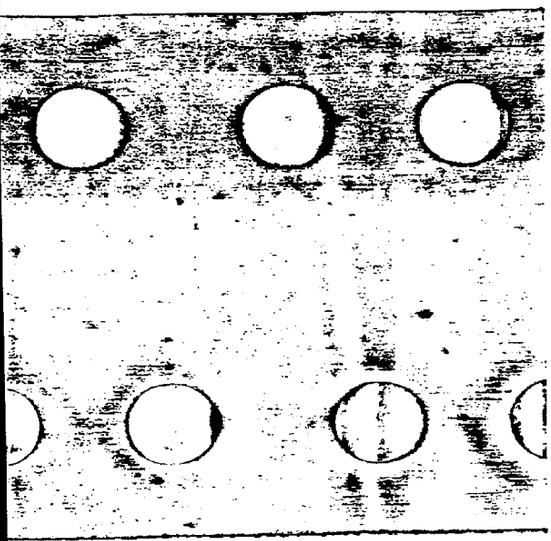
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28 DAY OF DECEMBER, 19 92

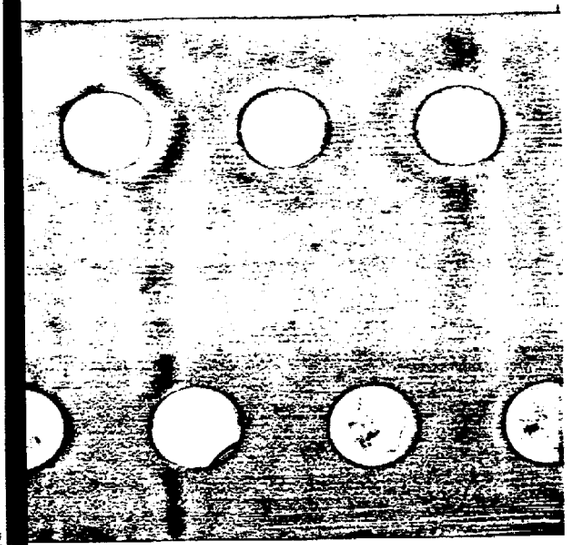
Deputy Register

Respectfully Submitted,
CLAUDIA C. BONNYMAN, CLERK & MASTER

By _____
Deputy Clerk and Master

6744 Quiet Lane
Brentwood, TN 37027





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8824 PAGE 641

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	1600.00
CON TX	5.92
PRFEE	1.00
MISC	12.00
TOTAL	18.92
CHECK	18.92

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/28/92 01 14:07 0001 5714

7.7.2.6.6.

IDENTIFICATION REFERENCE

Dec 28 2 08 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 604845