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APR - 6
20 April 94
By Andy Carnegie
Deputy Clerk

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, TENNESSEE,

Plaintiff,

v.

DELINQUENT TAXPAYERS AS SHOWN ON THE 1991 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

Phil Speer, et.ux.,

Control No.:
1381-1500

Field Book No.:
12DA 44585

Defendant(s).

File - Tax Civil Action
Number 93-660-III

BOOK 9336 PAGE 334

ORDER FILED & ENTERED APR 18 1994
TAX MINUTE BOOK 58 PAGE 580

FINAL DECREE CONFIRMING SALE

This cause came 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 this Report has been on file more than five (5) days and is without exception.

It is, therefore, **ORDERED** by the Court that the Motion be, and the same hereby is, granted. All rights, title and interest of the Defendant(s), **Phil Speer, et.ux.**, and any and all unknown heirs-at-law or devisees, and of all other parties to this suit and to said parcel of land be divested out of them and each of them and be vested in the purchaser(s), **William E. Seats**, 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 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 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(s) shall be liable for the taxes assessed against the property beginning with the year 1994 and continuing so long as he shall own the property.

All matters are reserved.

The Report of the Clerk and Master follows and is incorporated herein.

Robert S. Brandt
CHANCELLOR

APPROVED FOR ENTRY:

Philip D. Baltz

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

xc:
Phil Speer, et.ux.
c/o Judy Speer
1553 Harding Place
Nashville, TN 37215

Mail William E. Seats
903 North 5th Street
Nashville, TN 37207

New Owner/Tax Bills

94 MAY -5 PM 3:24
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

47091
IDENTIF. & REFERENCE

BOOK 9336 PAGE 336

STATE OF TENNESSEE ETC.

vs.

DELINQUENT TAXPAYERS ETC.

File No. 93-660-III

Control No. 1381-1500

Field Book No. 12DA 44585

Phil Speer, et ux

REPORT OF SALE

To the Chancellor:

An order was entered in this case on October 18, 19 93, on page 286 of Tax Minute Book 55 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee:

919 BLUE RIDGE DR
.27 ACRES
FIELD BOOK NUMBER 12DA 44585
MAP AND PARCEL NUMBER
071-16-0 095.00
DEED BOOK 5883, PAGE 034

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IS
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

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 92, 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 $ 6.01, 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 I on the second floor Mezzanine of the Courthouse in Nashville, at 12:00 o'clock noon, on Wed., March 9, 1994, 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 William E. Seats for $550.00. The purchaser complied by paying $550.00.

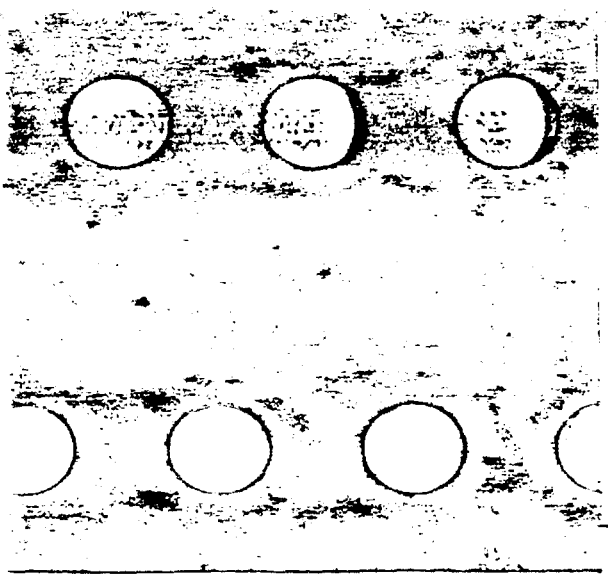
STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 550.00
William Seats
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF May 1994.
Deputy Register

Respectfully Submitted,

By
Deputy Clerk and Master

2825 05/05 01:01PM CASH 14.85

903 No. 5th St.
Nashville, TN 37207



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

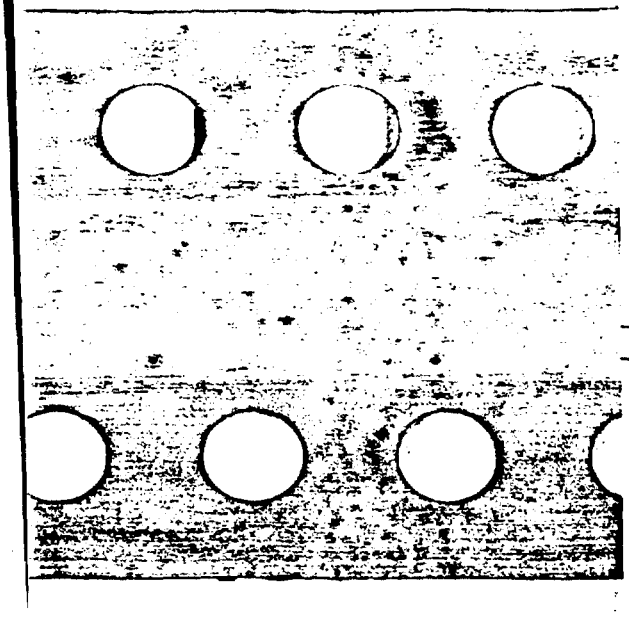
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FOR _____

BOOK 9336 PAGE 337

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	550.00
			CON TX	1.85
			PRFEE	1.00
			MISC	12.00
			TOTAL	14.85
			CASH	14.85
05/05/94	01		15:23 0001	2825



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

47091
IDENTIF. # REFERENCE

94 MAY -5 PM 3:24
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 787895