RECEIVED
NOV 16 1993
DAV. CO. 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 23 DAY OF NOV 1993
CLAUDIA H. 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,

v.

DELINQUENT TAXPAYERS AS SHOWN ON THE 1990 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY,

Cary & Associates, Inc.

Control No.
1086-7800

Field Book No.
02DX 07441

Defendant(s).

File - Tax Civil Action
Number 92-700-II

BOOK 9405 PAGE 252

ORDER FILED & ENTERED NOV 22 1993
MINUTE BOOK 56 PAGE 33

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), Cary & Associates, Inc., 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), American Business Funding, Inc., 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 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.

CHANCELLOR

APPROVED FOR ENTRY:

Philip D. Baltz

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

xc: American Business Funding, Inc.
1109 Elkader Court, South
Antioch, TN 37013

New owner
Jay Bills

Cary & Associates, Inc.
104 East Park Drive
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 1150
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 12th DAY OF July 1994.
Deputy Register

BOOK 9405 PAGE 254

STATE OF TENNESSEE ETC.

vs.

DELINQUENT TAXPAYERS ETC.

Cary & Associates, Inc.

File No. 92-700-II

Control No. 1086-7800

Field Book No. 02DX 07441

93 OCT -7 PM 5:05

DAVIDSON CO. CLERK & MASTER

REPORT OF SALE

To the Chancellor:

An order was entered in this case on September 1, 19 93, on page 169 of Tax Minute Book 54 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee:

3562 SENECA FOREST DR
ACRES
FIELD BOOK NUMBER 02DX 07441
MAP AND PARCEL NUMBER
136-10-0-B 060.00 CO
DEED BOOK 6954, PAGE 019

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 91, 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 $ 120.25 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 door of the Courthouse in Nashville, at 12:00 o'clock noon, on Wednesday Oct. 6, 1993, 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 American Business Funding, Inc. for $1,150.00. The purchaser complied by paying $1,150.00

70249

IDENTIF. A REFERENCE

94 JUL 12 AM 11:56

FELIX ... REGISTER
DAVIDSON COUNTY TN.

ENV

Respectfully Submitted,
CLAUDIA C. BONNYMAN, CLERK & MASTER

By _____
Deputy Clerk and Master

1109 Elkader Court, South
Antioch, TN 37013

BOOK 9405 PAGE 253

IN THE CHANCERY COURT, PART II, 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.	)	TAX CIVIL ACTION FILE NO. 92-700-II
DELINQUENT TAXPAYERS AS SHOWN ON THE 1990 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, DEFENDANT	)	
CARY & ASSOCIATES, INC.	)	
CONTROL NO. 1086-7800	)	
FIELD BOOK NO. 02DX 07441		

6074 07/12 0101 03CHECK 21.25

REPORT OF THE CLERK AND MASTER

TO THE CHANCELLOR:

Pursuant to the Order of Reference entered in Tax Minute Book 54, Page 169, on September 1, 1993, I find as follows:

1. The total amount of taxes, interest, penalty and statutory attorney's fee due and payable to the Metropolitan Government on the date of sale, October 6, 1993.

1989	$186.16
1990	216.00
1991	194.36
1992	134.68
	$731.20
1993	90.00
	$821.20

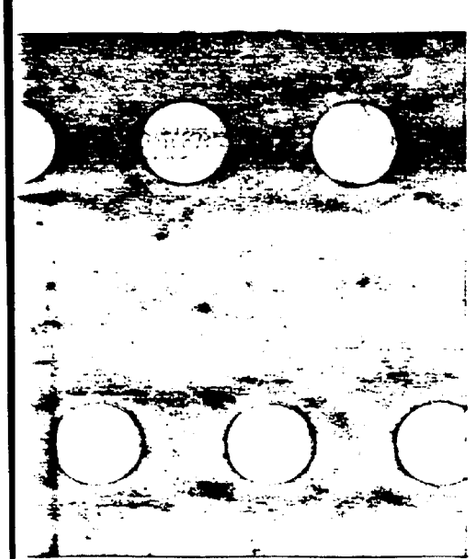
2. Court costs due and payable to the Clerk and Master on the date of sale, October 6, 1993.

$317.41

Respectfully submitted,

CLAUDIA C. BONNYMAN
Clerk and Master

By Judy Carnegie
Deputy Clerk and Master



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

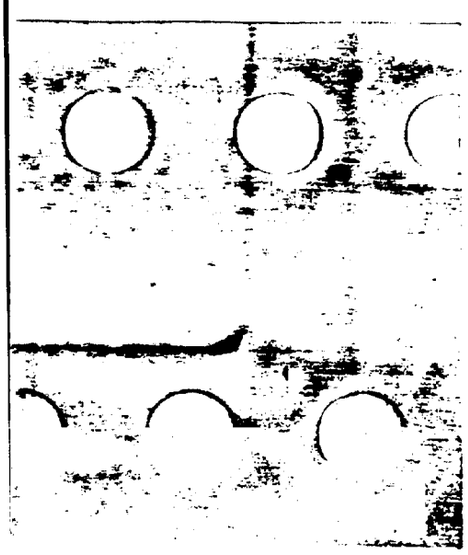
RECEIVED OF _____

FOR _____

BOOK 9405 PAGE 256

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	1150.00
CON TX	4.25
PRFEE	1.00
MISC	16.00
TOTAL	21.25
CHECK	21.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/12/94 01 11:56 0001 6074

70249
IDENTIF. # REFERENCE

94 JUL 12 AM 11:56
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 812690