93-4-32

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FEB 17 1994
DAVIDSON COUNTY CHANCERY COURT
CLAUDIA BONNYMAN
By: 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,

Plaintiff,

v.

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

Joseph H. Clifton, et ux

Control No.
0286-4800

Field Book No.
18W 07140

Defendant(s).

File - Tax Civil Action
Number 93-660-III
BOOK 9440 PAGE 148

ORDER FILED & ENTERED FEB 25 1994
TAX MINUTE BOOK 58 PAGE 50

FINAL DECREE CONFIRMING SALE

This cause came to be heard upon Motion of plaintiff 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), **Joseph H. Clifton**, 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), **Metropolitan Government of Nashville & Davidson County, Tennessee**, 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 1992 and continuing so long as he shall own the property.

All matters are reserved.

The Report of Sale 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: Joseph H. Clifton
P.O. Box 40879
Nashville, TN 37204

Metropolitan Government of Nashville
& Davidson County, Tennessee
204 Metro Courthouse
Nashville, TN 37201

PICK-UP

82425

IDENTIF. & REFERENCE

94 AUG 18 AM 11:14

DAVIDSON COUNTY, TN.

7253 08/18 1101 03CHECK 12.00

BOOK 9440 PAGE 150

STATE OF TENNESSEE ETC.

vs.

DELINQUENT TAXPAYERS ETC.

File No. 93-660-III

Control No. 0286-4800

Field Book No. 18W 07140

Joseph H. Clifton, et ux
P.O. Box 41579
Nash 37204

REPORT OF SALE

To the Chancellor:

An order was entered in this case on September 15, 19 93, on page 318 of Tax Minute Book 54 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee:

716 SHELBY AV
.20 ACRES
FIELD BOOK NUMBER 18W 07140
MAP AND PARCEL NUMBER
093-04-0 032.00
DEED BOOK 3982, PAGE 841

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 $ 992.06 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. 3,1993, 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 METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE for $2372.54. The purchaser, being the beneficiary of the sale, was required to pay costs only, which has been done.

Respectfully Submitted,
CLAUDIA C. BONNYMAN, CLERK & MASTER

By Christy Daniel
Deputy Clerk and Master