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FEB 1 4 1995

DAV. CO. CHANCERY COURT

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

38483

IDENTIF. → REFERENCE

95 MAR -2 AM 9:33

FELIX A. JOHNSON III REGISTER
DAVIDSON COUNTY, TN

BOOK 9608 PG 539

File - Tax Civil Action
Number 94-632-I

ORDER FILED & ENTERED FEB 21 1995

TAX MINUTE BOOK 66 PAGE 376

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 1992 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

J.B. Franklin, Tr.,

Control No. **0796-1900**

Field Book No. **06DA 27210**

Defendant(s).

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), **J.B. Franklin, Tr.**, 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), **Barbara Eatherly, Bill Owen & Chan McCullough**, 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.

CHANCERY COURT
NASHVILLE TN

I hereby certify this is a true copy of the original filed in this office.
This 23 day of Feb 1995
CLAUDIA COLLIER, Clerk & Master
By: Judy Carnegie
Deputy Clerk

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 1995 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
615/862-6370

xc:
J.B. Franklin, Tr.
721 Reeves Road
Antioch, TN 37013

Barbara Eatherly, Bill Owen & Chan McCullough
2200 Selma Avenue
Nashville, TN 37214

Owners, exhibits, mail

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $6,080.00
Barbara Eatherly
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF March 1995.
B. Edwards
Deputy Register

BOOK 9608PG541

STATE OF TENNESSEE ETC. File No. 94-632-I

vs. Control No. 0796-1900

DELINQUENT TAXPAYERS ETC. Field Book No. 06DA 27210

J. B. FRANKLIN, TR.
721 Reeves Rd.
37013

FILED
95 JAN 18 PM 4:4
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.

REPORT OF SALE

To the Chancellor:

An order was entered in this case on December 8, 1994, on page 707 of Tax Minute Book 64 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee

2412 Felts Ave.
.17 Acres
Field Book Number 06DA 27210
Map and Parcel Number 118-08-0 058.00
Deed Book 7700, Page 639

5437 03/02 0101 03CHECK 35.20

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 93, and continuing so long as pruchaser(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 $ 557.96, plus interest, penalty, statutory attorneys' fees and costs as provided by law.

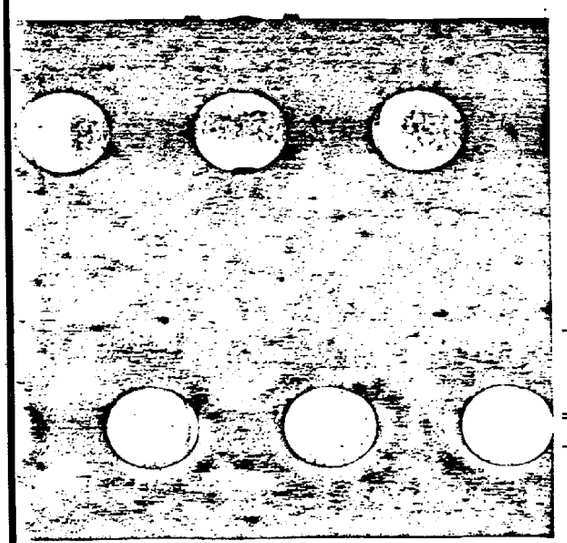
I respectfully report that I advertised for the required time in the Nashville Record, a newspaper published in Nashville, stating that at the 2nd floor mezzanine of the Courthouse in Nashville, at 12:00 o'clock noon, on Wednesday, January 11, 1995, I would sell the above-described property upon the stated terms. I held the sale as ordered and the property was fairly struck off and sold to Barbara Eatherly, Bill Owen and Chan McCullough for $6,000.00. The purchasers complied by paying $6,000.00.

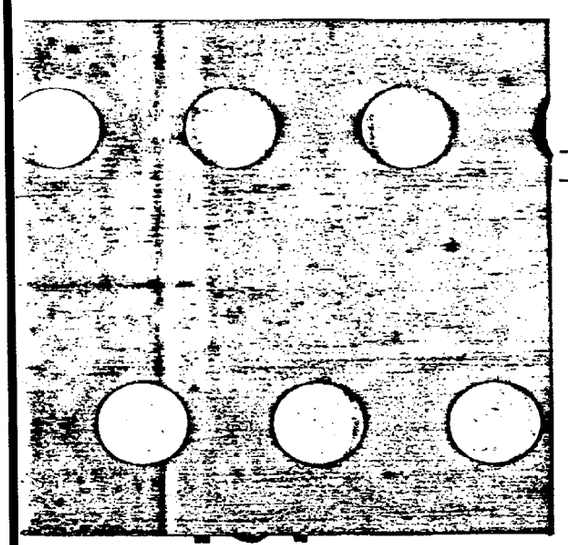
Respectfully Submitted,
Claudia C. Bonnyman
Clerk and Master

By _____
Deputy Clerk and Master

7200 Selma Ave

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





RECEIVED OF _____

FOR _____

BOOK 9608 PG 542

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	6000.00
CON TX	22.20
PRFEE	1.00
MISC	12.00
TOTAL	35.20
CHECK	35.20

03/02/95 01 09:34 0001 6437

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38483
IDENTIF. ↑ REFERENCE

95 MAR -2 AM 9:33
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 886091