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APR 2 3 1996

DAV. CO. CH.

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

P.B. 10044 PG 910

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 1993 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

WALKER, ELEANORA F.

Control No. 1763-9100
Field Book No. 20W 27875

Defendant(s).

File - Tax Civil Action
Number 95-695-II

ORDER FILED & ENTERED APR 29 1996

TAX MINUTE BOOK 27 PAGE 623

I hereby certify that this is a true copy of original instrument filed in my office.
This 29th day of April 1996
CLAUDIA C. BONNYMAN Clerk & Master
By: Deputy Clerk

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), Eleanora F. Walker, 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), Collier M. & Jean P. James, 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.

0180079
IDENTIF. ↑ REFERENCE

95 MAY -3 PM 3:33
[illegible] REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

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 1996 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.

Ellen Hobbs Lyle
CHANCELLOR

APPROVED FOR ENTRY:

Cristi E. Scott
Cristi E. Scott #15256
Metropolitan Attorney
204 Metropolitan Courthouse
Nashville, TN 37201
615/862-6341

xc:
Eleanora F. Walker
3626 Willow Creek Court
Nashville, TN 37206

Collier M. & Jean P. James
2814 Bronte Avenue
Nashville, TN 37216

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 1,500.00
Collier M. James
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF May 19 96
Deputy Register

BOOK 10044 PG 912

STATE OF TENNESSEE ETC.

vs.

DELINQUENT TAXPAYERS ETC.
(Eleanora F. Walker)
3030 Willow Creek Ct
37206

File No. 95-695-II

Control No. 1763-9100

Field Book No. 20W 27875

95 JAN 19 PM 3:35

REPORT OF SALE

To the Chancellor:

An order was entered in this case on December 1, 1995, on page 374 of Tax Minute Book 70 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee

1002 N 5TH ST
.18 Acres
Field Book Number 20W 27875 9756 05/08 0101 03CHECK 21.51
Map and Parcel Number 082-03-0 493.00
Deed Book 8730, Page

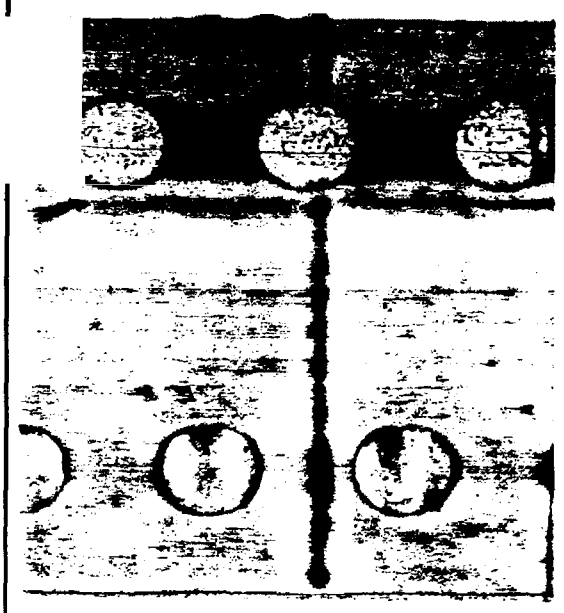
TERMS OF SALE: Cash. To the highest and best bidder. Subject to the right of equity of redemption. The purchaser(s) shall be liable for payment of taxes assessed against the property beginning with the year 1994, and continuing so long as purchaser(s) shall own the property. If there are any excess funds 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 $275.63 plus interest, penalty, statutory attorney's fees and costs as provided by law.

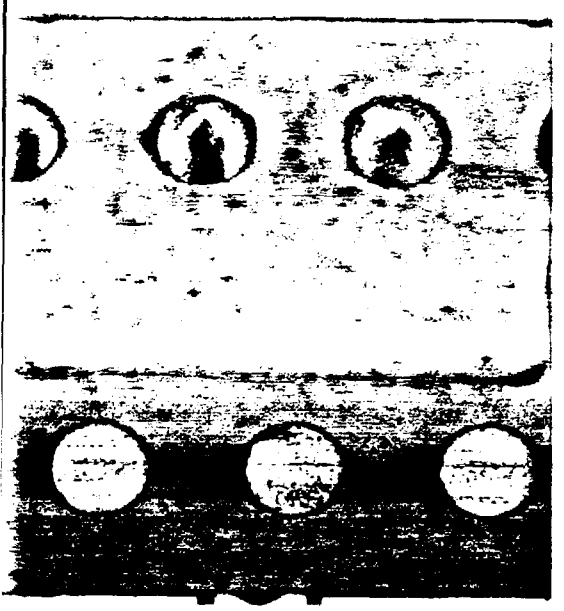
I respectfully report that I advertised for the required time in the Nashville Record, a newspaper published in Nashville, stating that at the second floor mezzanine of the Courthouse in Nashville, at 12:00 o'clock noon, on Thursday, January 18, 1996, I would sell the above described property upon the stated terms. I held the sale as ordered and the property was fairly struck off and sold to Collier M. & Jean P. James for 2,300.00. The purchaser(s) complied by paying 2,300.00.

Respectfully Submitted,
CLAUDIA C. BONNYMAN
Clerk and Master

By _____
Deputy Clerk and Master

2814 Bronte Ave Nashville 37216





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10044 PG 913

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	2300.00
			CON TX	8.51
			PRFEE	1.00
			MISC	12.00
			TOTAL	21.51
			CHECK	21.51

05/08/96 01 15:38 0001 9756

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0180079
IDENTIF. ↑ REFERENCE

96 MAY -8 PM 3:33

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1037757