RECEIVED
NOV - 1 1996
DAV. CO. CHANCERY COURT

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE
AT NASHVILLE

OBERLIN COLLEGE,

Plaintiff,

VS.

BILLY RUFUS WILLS,

Defendant.

BOOK 10280 PG 82

AF

NO. 96-452-III

ORDER FILED & ENTERED NOV 13 1996
MINUTE BOOK 98 PAGE 563

DECREE CONFIRMING A SALE

An order was entered in this case on May 28, 1996, of record in Minute Book 95, Page 432, directing the Clerk and Master to sell the interest of Billy Rufus Wills, including his right of survivorship, in the following described property:

> A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:
>
> Being a certain building site (Lot) identified as No. 110, as shown on the Revised Plan of Sugartree, Phase 3, a planned residential development, as of record in Book 5050, pages 67-71, Register's Office for said County, to which plan reference is hereby made for a more complete description, and together with an appurtenant, non-exclusive interest in the common and limited common areas shown on said plan and as provided in the Declaration of Covenants, Conditions and Restrictions.
>
> Being the same property conveyed to Billy R. Wills and wife, Louise P. Wills, by deed from Jerry Glaus and Paul Hooper, of record in Book 5334, page 49, Register's Office for Davidson County, Tennessee.

TERMS OF SALE: To sell the interest of defendant, including his right of survivorship, on a credit of not less than 6 months nor more than 24 months and in bar of the equity and right of redemption, but subject to any valid, pre-existing liens. The Clerk and Master shall take from the purchaser a note for the purchase price, drawing 10 percent interest, and retaining a lien on said real property as security for the purchase price.

The Clerk and Master advertised for the required time in the Nashville Record, a newspaper published in Nashville, stating that at the south door of the Courthouse in Nashville, at 12:00 o'clock noon, on Thursday, October 10, 1996, that the Clerk and Master would sell the interest of Billy Rufus Wills, including his right of survivorship, in the above described property upon the stated terms. The Clerk and Master held the sale as ordered and the property was fairly struck off and sold to Half Windsor Incorporated for $5,000.00 plus court costs, and the costs of

confirmation of the sale. The purchaser complied by paying $5,000.00 plus court costs and confirmation costs in the amount of $586.50.

The Clerk and Master filed a report of sale, and said report, being unexcepted to, is by the Court, on motion of the plaintiff, in all things confirmed.

It is, therefore, ORDERED, ADJUDGED AND DECREED by the Court that all the right, title and interest of the defendant, Billy Rufus Wills, including his right of survivorship, in and to said tract of land, in both Law and Equity, be divested out of defendant and be vested in the purchaser, Half Windsor Incorporated. Said purchase-money of $5,000.00 shall be an offset from the judgment entered in favor of plaintiff against the defendant entered earlier herein and shall be paid over to the plaintiff. The purchase money has been fully paid, and the Clerk and Master will make, acknowledge for registration, and deliver to said Half Windsor Incorporated, a deed conveying defendant's interest in said tract of land to Half Windsor Incorporated, as aforesaid, or will give plaintiff a duly certified copy of this decree, as a muniment of title, at the purchaser's election, the purchaser paying the legal fees therefor. The Clerk and Master shall apply the $586.50 paid also by the purchaser to court costs and confirmation costs.

This sale is of the survivorship interest only of defendant, Billy Rufus Wills, and is subject to any valid liens pre-existing to that of the plaintiff.

Ellen Hobbs Lyle
CHANCELLOR

APPROVED FOR ENTRY:

JOHN R. CHEADLE, JR. (6053)
Attorney for Plaintiff
129 Second Avenue, North
Nashville, Tennessee 37201
(615) 254-1009

I hereby certify that this is a true copy of original instrument filed in my office.
This 4th day of December 19 96
CLAUDIA C. BONNYMAN Clerk & Master
By Deputy Clerk

CERTIFICATE

I hereby certify that copies of the foregoing order have been mailed, postage paid, to the defendant, Billy Rufus Wills, 110 Prospect Hill, Nashville, Tennessee, 37205; Mr. Laurence M. Papel, Attorney at Law, Manier, Herod, Hollabaugh & Smith, P.C., P.O. Box 190616, Nashville, Tennessee, 37219-0616; and to Talmadge Watts, Attorney at Law, P.O. Box 305140, Nashville, Tennessee, 37230, this 5th day of November, 1996.

JOHN R. CHEADLE, JR.

1931 12/04 0101 01CASH 12.00

0252560
IDENTIF. ↑ REFERENCE

96 DEC -4 PM 12:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

MAILENV.