BOOK 10613 PG 480

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, TENNESSEE,

Plaintiff,

v.

DELINQUENT TAXPAYERS AS SHOWN ON THE 1994 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

James M. Cooper

Control No. 1069 6000

Field Book No. 08DA 12180

Defendant(s).

File - Tax Civil Action
Number **96-670-III**

ORDER FILED & ENTERED DEC 31 1996
TAX MINUTE BOOK 75 PAGE 115

I hereby certify that this is a true copy of original instrument filed in my office. This 2nd day of Jan 97
CLAUDIA BONNYMAN, Clerk & Master
By Cindy Carnegie
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), **James M. Cooper**, 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), **Stephen Charles Taylor** 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 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.

CHANCELLOR

APPROVED FOR ENTRY:

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION ~~OR TRUE VALUE WHICHEVER IS GREATER~~, FOR THIS TRANSFER IS $ 5288.22
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5 DAY OF 18 1997.
Deputy Register

xc:
James M. Cooper, Et Al
1612 24th Ave., N.
Nashville, TN 37208

Owner Tax Bills
Stephen Charles Taylor
5893 Lee Road
Smyrna, TN 37167

METRO MAIL
Betty Armstrong, Delinquent Tax Dept.
800 Second Avenue, North
Nashville, TN

0087 09/18 0101 01CASH

BOOK 10613 PG 482

STATE OF TENNESSEE ETC.	File No.	96-670-III
vs.	Control No.	1069-6000
DELINQUENT TAXPAYERS ETC.	Field Book No.	08DA 12180
JAMES M. COOPER, ET AL		

37208

96 NOV 21 PM 5:54

REPORT OF SALE

To the Chancellor:

An order was entered in this case on October 15, 1996, on page 249 of Tax Minute Book 74 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee

1612 24th Ave N
.17 Acres
Field Book Number 08DA 12180
Map & Parcel Number 081-14-0 099.00
Deed Book 0000, Page 000

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 95, 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 $ 136.13, 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, November 20, 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 Stephen Charles Taylor for $5,700.00. The purchaser complied by paying $5,700.00.

034997
IDENTIF. ↑ REFERENCE

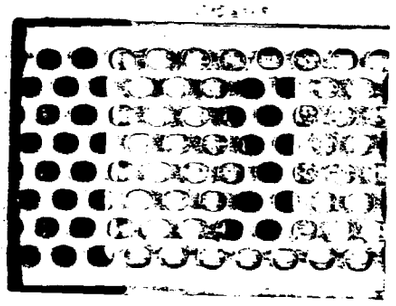
97 SEP 18 PM 1:15
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

Respectfully Submitted,
Claudia C. Bonnyman
Clerk and Master

By Christy Daniel
Deputy Clerk and Master

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED



OFFICIAL RECEIPT

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

RECEIVED OF _____

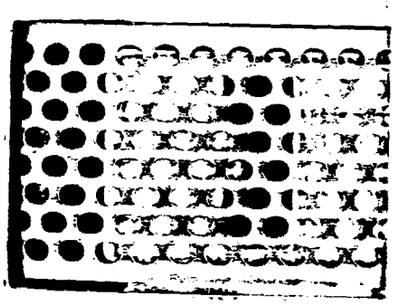
FOR _____

BOOK 10613 PG 483

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	AMT	TOTAL PAID
				CON TX	21.09
				PRFEE	1.00
				MISC	12.00
				TOTAL	34.09
				CASH	34.09
09/18/97		01		13:18 0001	0087

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0349917
IDENTIF. ↑ REFERENCE

97 SEP 18 PM 1:
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1199499