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SEP 2 8 1998

DAV. CO. CHANCERY COURT

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

I hereby certify that this is a true copy of the original instrument filed in my office. This 2nd day of October 1998
CLAUDIA D. BONNYMAN, Clerk & Master
By: Judy Carnegie, Deputy Clerk

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 1996 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

MAY F. WARD, JAMES & BEN DICKERSON

Control No. **2266-3700**

Field Book No. **02W 24368**

Defendant(s).

File - Tax Civil Action Number **98-712-III**

98 OCT -1 PM 2:05

DAVIDSON CHANCERY CT.

BOOK 11151 PAGE 731

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) **May F. Ward, James & Ben Dickerson** 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) **Low Income Housing Partners #2LLC** 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.
3. Any parks or other liens held by the Metropolitan Government which are of record in the Register's Office for Davidson County, Tennessee.

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 **1997** 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 S. Pearson

Cristi S. Pearson #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
$ [illegible]
E.J. Boyson
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF October 1997.
[illegible]
Deputy Register

CERTIFICATE OF SERVICE

I hereby certify that a true and correct copy of the foregoing *Final Decree Confirming Sale* has been forwarded to the following this 28th day of September 1998.

May F. Ward
2505 Herman St.
Nashville, TN 37208

New Owner + Tax Bills

Low Income Housing Partners
Attn: E. J. Boyson
3811 Hwy 49 East
Charlotte, TN 37036

Cristi S. Pearson

Cristi S. Pearson

BOOK 11151 PAGE 733

STATE OF TENNESSEE ETC. File No. 98-712-III

vs. Control No. 2266-3700

DELINQUENT TAXPAYERS ETC. Field Book No. 02W 24368
(MAY F WARD, JAMES & BEN DICKERSON)

REPORT OF SALE

To the Chancellor:

An order was entered in this case on June 2, 1998, on page 447 of Tax Minute Book 80 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee

2058 10/09 0101 03CHECK 18.17

1611 Wheless St
.06 Acres
Field Book Number 02W 24368
Map and Parcel Number 081-11-0 265.00
Deed Book 10464, Page 864

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 1997, 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 $101.26 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 Wednesday, September 2, 1998, 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 LOW INCOME HOUSING PARTNERS #2 LLC for $857.70. The purchaser(s) complied by paying $857.70.

Respectfully Submitted,
CLAUDIA C. BONNYMAN
Clerk and Master
By Christy Daniel
Deputy Clerk and Master

3811 Hwy 49 East Charlotte TN 37036 Attn: E J Boyson

98 OCT -9 PM 3:43
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE 0498490

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 11151 PAGE 734

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	TOTAL PAID
			CAMT	857.70
			CON TX	3.17
			PRFEE	1.00
			MISC	12.00
			CFEE	2.00
			TOTAL	18.17
			CHECK	18.17
10/09/98	01		15:46 0001	2058

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0498490
IDENTIF. # REFERENCE

98 OCT -9 PM 3:43

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

No. 1357304