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SEP 2 8 1998

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

DAV. CO. CHANCERY COURT

I hereby certify that this is a true copy of original document filed in my office
This 2nd day of Oct. 1998
CLAUDIA C. 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,

RICHARD D. MARTIN

Control No. **2019-7800**

Field Book No. **05DU 41155**

Defendant(s).

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

98 OCT -1 PM 2:04
DAVIDSON CO. CHANCERY CT.

BOOK 11257 PAGE 24

1875 12/17 0101 01CASH 28.32

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) **Richard D. Martin** 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 C. Taylor** 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:

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

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 **1998** 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:

BOOK 11257 PAGE 25

Cristi S. Pearson

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

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.

Richard Martin
2904 Mavert Dr.
Nashville, TN 37211

New Owner/ Tax Bills
Stephen Taylor
5893 Lee Rd.
Smyrna, TN 37167 mail

Cristi S. Pearson
Cristi S. Pearson

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STATE OF TENNESSEE ETC.

vs.

DELINQUENT TAXPAYERS ETC.
(RICHARD D MARTIN)

File No. 98-712-III

Control No. 2019-7800

Field Book No. 05DU 41155

REPORT OF SALE

To the Chancellor:

An order was entered in this case on July 24, 1998, on page 683 of Tax Minute Book 80 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee

241 TUSCULUM RD
.25 Acres
Field Book Number 05DU 41155
Map and Parcel Number 162-02-0 175.00
Deed Book 10225, Page 511

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 $39.38 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 STEPHEN C. TAYLOR for $3,600.00. The purchaser(s) complied by paying $3,600.00.

0526488
IDENTIF. ↑ REFERENCE

DEC 17 PM 12:38
REGISTER
DAVIDSON COUNTY, TN.

Respectfully Submitted,
CLAUDIA C. BONNYMAN
Clerk and Master

By _____
Deputy Clerk and Master

5893 Lee Rd Smyrna TN 37167

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 3,600.00

_____
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF December 1998.

_____
Deputy Register

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY FOR PHOTOGRAPHIC RECORDING

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11257 PAGE 27

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

CAMT 3000.00

CON TX	13.32
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	28.32
CASH	28.32

12/17/98 01 12:38 0001 1875

05264488
IDENTIF. # REFERENCE

98 DEC 17 PM 12:38
REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1401325