Instr:200002090013332 Page: 1 OF 4
REC'D FOR REC 02/09/2000 12:57:48PM
RECORD FEE: $19.00
M. TAX: $0.00 T. TAX: $44.40

85 1201

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

RECEIVED
JAN 18 2000
DAV. CO. CHANCERY CT.
FILED
2000 JAN 24 PM 2:40
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.

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 **1997** REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

Kelton D. Herston & Tommy Smith

Control No. **1735-2100** ✓

Field Book No. **13D 51767** ✓

Defendant(s).

File - Tax Civil Action Number **99-705-II**

I hereby certify that this is a true copy of original instrument filed in my office.
This 25th day of Jan. 2000
CLAUDIA C. BONNYMAN Clerk & Master
Deputy

FINAL DECREE CONFIRMING SALE

This cause came to be heard upon motion of Plaintiff to confirm the Report of Sale of the Clerk and Master. 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 to Confirm be, and the same hereby is, granted. All rights, title and interest of the Defendant(s), **Kelton D. Herston & Tommy Smith** 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) **Billie J. Walker**` 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 **2000** and continuing so long as he shall own the property.

All other matters are reserved.

The Report of Sale of the Clerk and Master follows and is incorporated herein.

Carol L McCoy
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 $ 12,000.00
Billie Walker
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF February 19 2000
Jan A Tays
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 18th day of January 2000.

Kelton D. Herston & Tommy Smith
Bull Run Road
Ashland City, TN 37015

New Owner Tax bills
Billie J. Walker
104 Holland Ridge Drive
Lavergne, TN 37086

Cristi S. Pearson
Cristi S. Pearson

STATE OF TENNESSEE ETC.

vs.

DELINQUENT TAXPAYERS ETC.
(KELTON D. HERSTON & TOMMY SMITH)

File No. 99-705-II

Control No. 1735-2100

Field Book No. 13D 51767

1999 DEC 16 PM 2:30
CLERK & MASTER
DAVIDSON COUNTY CHANCERY CT.

REPORT OF SALE

To the Chancellor:

An order was entered in this case on NOVEMBER 3, 1999, on page 676 of Tax Minute Book 84 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee

BULL RUN RD
18.02 Acres
Field Book Number 13D 51767
Map and Parcel Number 055-00-0 078.00
Deed Book 5720, Page 872

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 1998, 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 $59.27 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 DECEMBER 8, 1999, 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 BILLIE J. WALKER for $12,000.00. The purchaser(s) complied by paying $12,000.00.

Respectfully Submitted,
CLAUDIA C. BONNYMAN
Clerk and Master

By Judy Carnegie
Deputy Clerk and Master

104 HOLLAND RIDGE DRIVE, LAVERGNE TN 37086

IN THE CHANCERY COURT, PART II, 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

PLAINTIFFS

vs.

DELINQUENT TAXPAYERS AS SHOWN ON THE 1997 REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY

KELTON D. HERSTON & TOMMY SMITH

DEFENDANTS

File No. 99-705-II

Control No. 1735-2100

Field Book No. 13D 51767

FILED
1999 DEC 16 PM 3:42
CLERK & MASTER
DAVIDSON COUNTY CHANCERY CT.

REPORT OF THE CLERK AND MASTER

TO THE CHANCELLOR:

Pursuant to the Order of Reference entered in Tax Minute Book 84, Page 676, on November 3, 1999, I find as follows:

1. *The total amount of taxes, interest, penalty and statutory attorney's fee due and payable to the Metropolitan Government on the date of sale, December 8, 1999.*

1997 Taxes	*110.76*
1998 Taxes	*141.32*
1999 Taxes	*122.89*
	$374.97

2. *Court costs due and payable to the Clerk and Master on the date of sale, December 8, 1999.*

$771.37

Respectfully submitted,
CLAUDIA C. BONNYMAN
Clerk and Master

By Brady
Deputy Clerk and Master