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Dav. Co. Chancery Court

82/225

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

**RAYMOND TRAMMELL**

**Control No.** **2395-7500**

**Field Book No.** **02W 02955**

Defendant(s).

Davidson County ROS
Recvd: 08/24/01 12:56 3pgs
Fees:18.00 Taxes:1.51

20010824-0091678

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

99 JAN 19 PM 2:12

## FINAL DECREE CONFIRMING SALE

This cause came to be heard upon motion of Plaintiff to confirm the Report of Sale and the Report of the Clerk and Master. It appearing to the Court that these Reports have 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) **Raymond Trammell** 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) **Marie Caruthers**, 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 Sale and the Report of the Clerk and Master follow and are incorporated herein.

Ellen Hobbs Lyle
CHANCELLOR

APPROVED FOR ENTRY:

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

I hereby certify that this is a true copy of original instrument filed in my office.
This 23rd day of August 2021
CLAUDIA C. BONNYMAN Clerk & Master
By _____ Deputy

**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 11th day of January, 1999:

Raymond Trammell
1623 17th Avenue North
Nashville, TN 37208

Marie Caruthers
3245 Hummingbird Drive
Nashville, TN 37218

Cristi Pearson
Cristi S. Pearson

D:\Taxes\FD1PG.doc

STATE OF TENNESSEE ETC.

vs.

DELINQUENT TAXPAYERS ETC.
(RAYMOND TRAMMELL)

File No. 98-712-III

Control No. 2395-7500

Field Book No. 02W 02955

FILED
98 DEC -8 PM 12: 35
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.
D.C. & M

# REPORT OF SALE

To the Chancellor:

An order was entered in this case on jUNE 5, 1998, on page 491 of Tax Minute Book 80 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee

1205 Heiman St
.08 Acres
Field Book Number 02W 02955
Map and Parcel Number 081-16-0 072.00
Deed Book 10023, Page 434

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 $30.38 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 MARIE CARUTHERS for $407.36. The purchaser, pursuant to an order to enforce compliance entered in tax minute book 82, page 36, complied by paying the bid of $407.36 plus additional costs accrued of $16.00.

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 407.36

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF 24 2001.

Deputy Register

Respectfully Submitted,
CLAUDIA C. BONNYMAN
Clerk and Master

By Christy Daniel
Deputy Clerk and Master

3245 Hummingbird Dr, Nash, TN 37218

1623 17th Ave N
NT 37208