MB99 pg 121

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

FEB - 5 2004

DAV. CO. CHANCERY COURT

FILED
2004 FEB 17 PM 4:00
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.
D.C.&M.

THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY IN ITS OWN BEHALF AND FOR THE USE AND BENEFIT OF THE STATE OF TENNESSEE,

Plaintiff,

v.

DELINQUENT TAXPAYERS AS SHOWN ON THE **2001** REAL PROPERTY TAX RECORDS OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

GOODLETTSVILLE DEV. CO., INC.

Control No. **0556-5900**
Field Book No. **GO 04506**

Defendant(s).

Davidson County ROS
Recvd: 02/26/04 11:14 4pgs
Fees:23.00 Taxes:8.14
20040226-0021869

File - Tax Civil Action Number **03-729-II**

I hereby certify that this is a true copy of original instrument filed in my office.
This 24th day of Feb. 2004
CRISTI SCOTT, Clerk & Master
By Cindy Cassegne 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) **GOODLETTSVILLE DEV. CO., INC.** and any and all unknown heirs-at-law or devisees, and of all other interested 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) **VINOD T. ZAVER & MANGLABEN V. ZAVER** 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 **2004** 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 McCoy

CHANCELLOR

APPROVED FOR ENTRY:

Margaret O. Darby

Margaret O. Darby, #20701
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 by U.S. Mail to the following, this 6th day of February 2004.

Goodlettsville Dev. Co., Inc.
% Action Inves.
2003 N. Gallatin Road
Madison, TN 37115

Vinod T. Zaver & Manglaben V. Zaver
914 Murfreesboro Road tax bills
Lebanon, TN 37087

Margaret O. Darby

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 2600.00

Vinod T. Zaver
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF Feb 20 04

Deputy Register

METROPOLITAN GOVERNMENT ETC.

VS.

DELINQUENT TAXPAYERS ETC.
(Goodlettsville Dev. Co., Inc.)

FILE NO. 03-729-II

CONTROL NO. 0556-5900

FIELD BOOK NO. GO 04506

REPORT OF SALE

To the Chancellor:

FILED
2003 DEC 22 PM 3:53
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.
D.C.&M.

An order was entered in this case on 14TH day of November 2003 on page 87 of Tax Minute Book 98 directing the Clerk and Master to sell the following described property:

Land in Davidson County, Tennessee

Route 1, Alta Loma Rd
.34 Acres
Field Book Number GO 04506
Map and Parcel Number 033-04-0 063.00
Deed Book 00003252, Page 0000323

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 2002, 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 $3.84 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 Tennessean, a newspaper published in Nashville, stating that at the second floor of the First Image Building, 501 Great Circle Rd. (Metro Center) in the Part II Courtroom in Nashville, at 12:00 o'clock noon, on December 17, 2003, 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 Vinod T Zaver & Manglaben V Zaver for $2,200.00. The purchaser(s) complied by paying $2,200.00.

Respectfully Submitted,
CRISTI SCOTT

Clerk and Master

By Crystal Sanford

Deputy Clerk and Master

Vinod T Zaver & Manglaben V Zaver
914 Murfreesboro Rd
Lebanon TN 37087