MB 97 pg. 893

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE

RECEIVED
OCT 31 2003
DAV. CO. CHANCERY COURT

I hereby certify that this is a true copy of original instrument filed in my office.
This 13th day of Nov. 2003
CLAUDIA C. [illegible]YMAN Clerk & Master
By: Cindy Carnegie Deputy

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,

SANDY HOLMES

Control No. **0900-8600**
Field Book No. **18W 01070**

Defendant(s).

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

PICK-UP

2003 NOV -6 PM 4:21
CLERK & MASTER
DAVIDSON CO. CHANCERY CT.
D.C.&M.

FILED

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) **SANDY HOLMES** 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) **CHAN MCCULLOUGH & HOMETRUST PARTNERS** subject to the equity of redemption.

Davidson County ROS
Recvd: 03/15/04 10:46 4pgs
Fees:23.00 Taxes:207.20
20040315-0029183

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 **2003** 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.

CHANCELLOR

APPROVED FOR ENTRY:

Cristi E. Scott

Cristi E. Scott, #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 by U.S. Mail to the following, this 31st day of October 2003.

Sandy Holmes
1209 Gartland Avenue
Nashville, TN 37206

Chan McCullough & Hometrust Partners
905 Travelers Court
Nashville, TN 37220

Cristi E. Scott

Cristi E. Scott

METROPOLITAN GOVERNMENT ETC.

vs.

DELINQUENT TAXPAYERS ETC.
(SANDY HOLMES)

File No. 03-729-II

Control No. 0900-8600

Field Book No. 18W 01070

REPORT OF SALE

To the Chancellor:

An order was entered in this case on August 4, 2003, on page 212 of Tax Minute Book 97 directing the Clerk and Master to sell the following described property:

FILED
2003 OCT -6 PM 3:23
DAVIDSON CO. CHANCERY CT.
CLERK & MASTER
D.C. &M.

Land in Davidson County, Tennessee

1209 GARTLAND AV
.18 Acres
Field Book Number 18W 01070
Map and Parcel Number 083-09-0 054.00
Deed Book 00010280, Page 0000837

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 $1732.39 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 mezzanine of the Courthouse in Nashville, at 12:00 o'clock noon, on Wednesday, September 24, 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 CHAN MCCULLOUGH & HOMETRUST PARTNERS for $56,000.00. The purchaser(s) complied by paying $56,000.00.

Respectfully Submitted,
CLAUDIA C. BONNYMAN
Clerk and Master

By _____
Deputy Clerk and Master

905 Travelers Ct, Nashville TN 37220

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,000

_____
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF March 2004.

_____
Deputy Register